

# FOR LEASE



DO NOT DISTURB EXISTING TENANT | CALL LISTING AGENT FOR INFORMATION

## LEASE DETAILS

**SUITE 107** ±1,424 SF  
Lease Rate: \$30.00 / SF / NNN  
NNN Exp's: \$6.70  
*(Including real estate taxes, insurance, and common area maintenance)*

**PAD SITE** ±21,600 SF  
Monthly Rent: \$6,000 per month

SUITE	SIZE	DETAILS
101	±5,342 SF	Leased (Auto Licensing)
102	±2,670 SF	Leased (Foxy Nails)
103	±2,662 SF	Leased (Fleet Feet)
104	±2,662 SF	Leased (McClain's Pizzeria)
105	±2,670 SF	Leased (Umi North)
<b>107</b>	<b>±1,424 SF</b>	<b>AVAILABLE</b>
108	±1,596 SF	Leased (Family Dentistry)
109	±1,402 SF	Leased (De Leon's)
110	±1,486 SF	Leased (De Leon's)
<b>PAD</b>	<b>±21,600 SF</b>	<b>AVAILABLE</b>

## WHITWORTH SQUARE

10208 N. Division Street  
Spokane, WA 99218

[View Location](#)



**CARL GUENZEL, BROKER**

509.755.7543

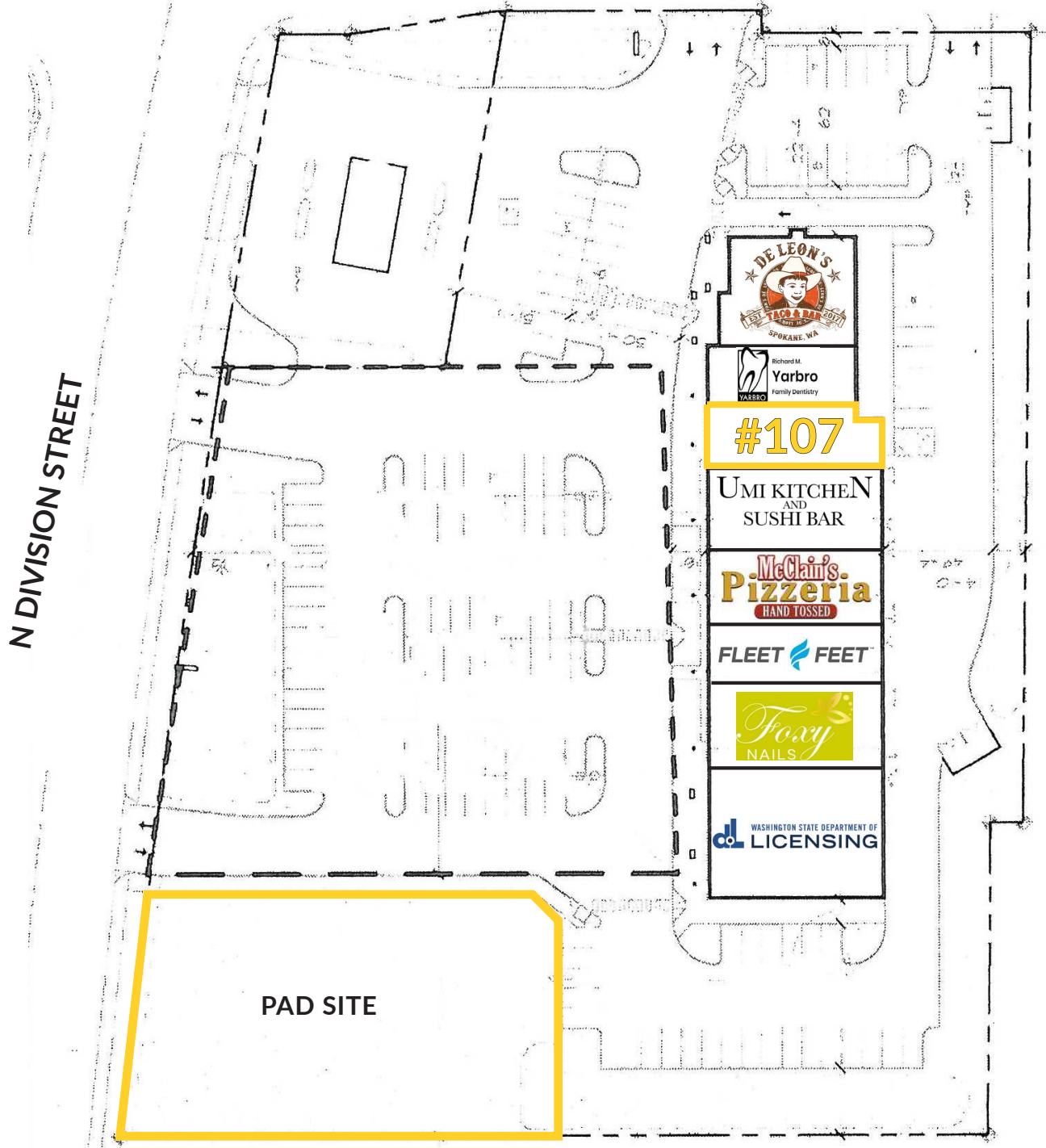
carlg@kiemlehagood.com

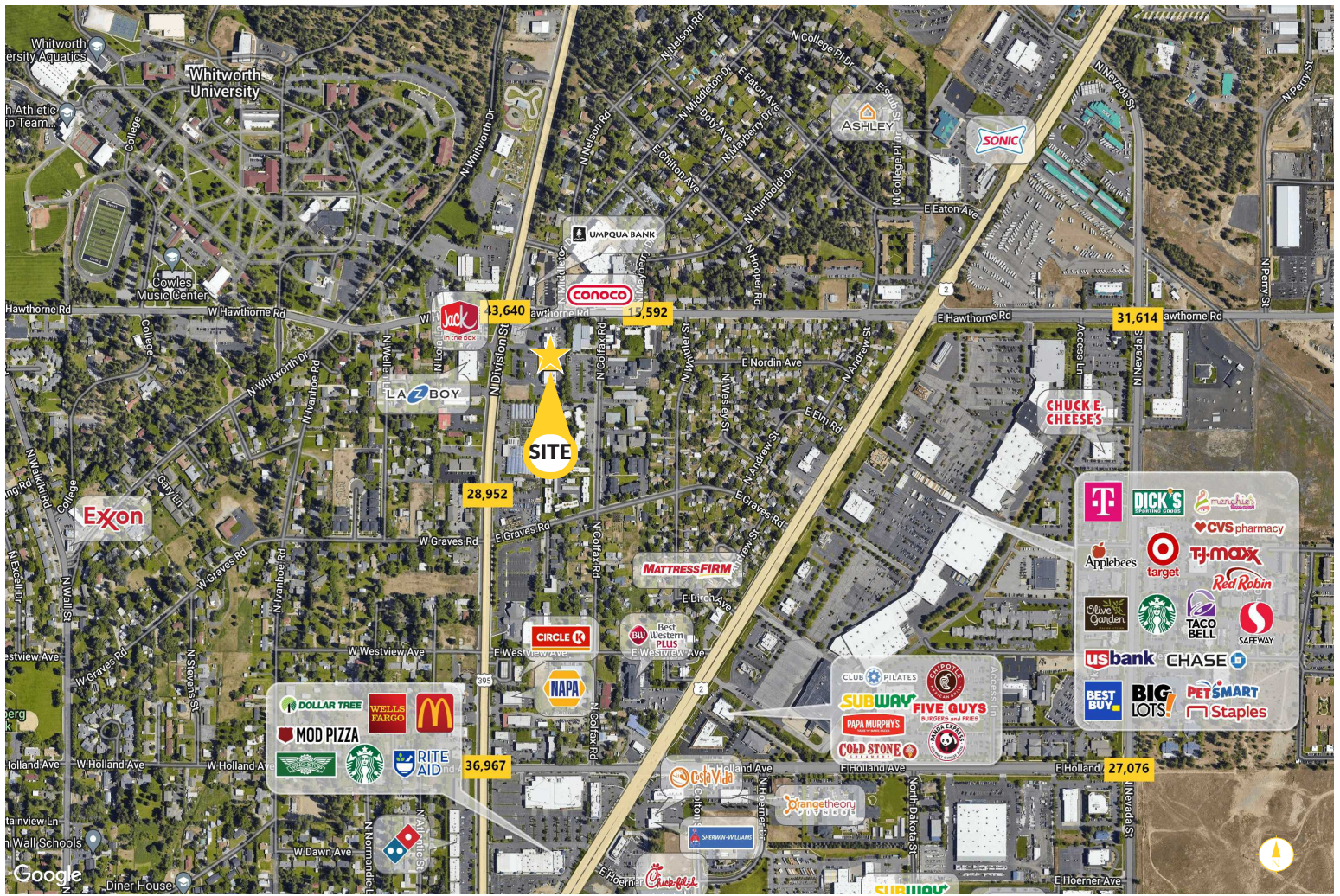
**KIEMLE  
HAGOOD**


# SITE PLAN

10208 N. Division Street | Spokane, WA 99218


## E HAWTHORN ROAD





**DEMOGRAPHIC** 

	1mi	3mi	5mi	10mi
Estimated Pop 2023	10,135	64,141	163,928	357,250
Projected Pop 2028	10,421	67,471	169,528	371,685
Proj Ann Growth (23-28)	0.6%	1.0%	0.7%	0.8%
Estimated Daytime Pop	10,075	42,741	93,098	270,011
2023 Average HHI	\$98,672	\$93,056	\$96,551	\$97,545
2023 Median HHI	\$65,462	\$74,207	\$73,149	\$73,376

**TRAFFIC** 

**Average Daily Traffic**

Division & Hawthorne:  
±43,640 ADT

Hawthorne Rd:  
±15,592 ADT

Division St:  
±28,952 ADT

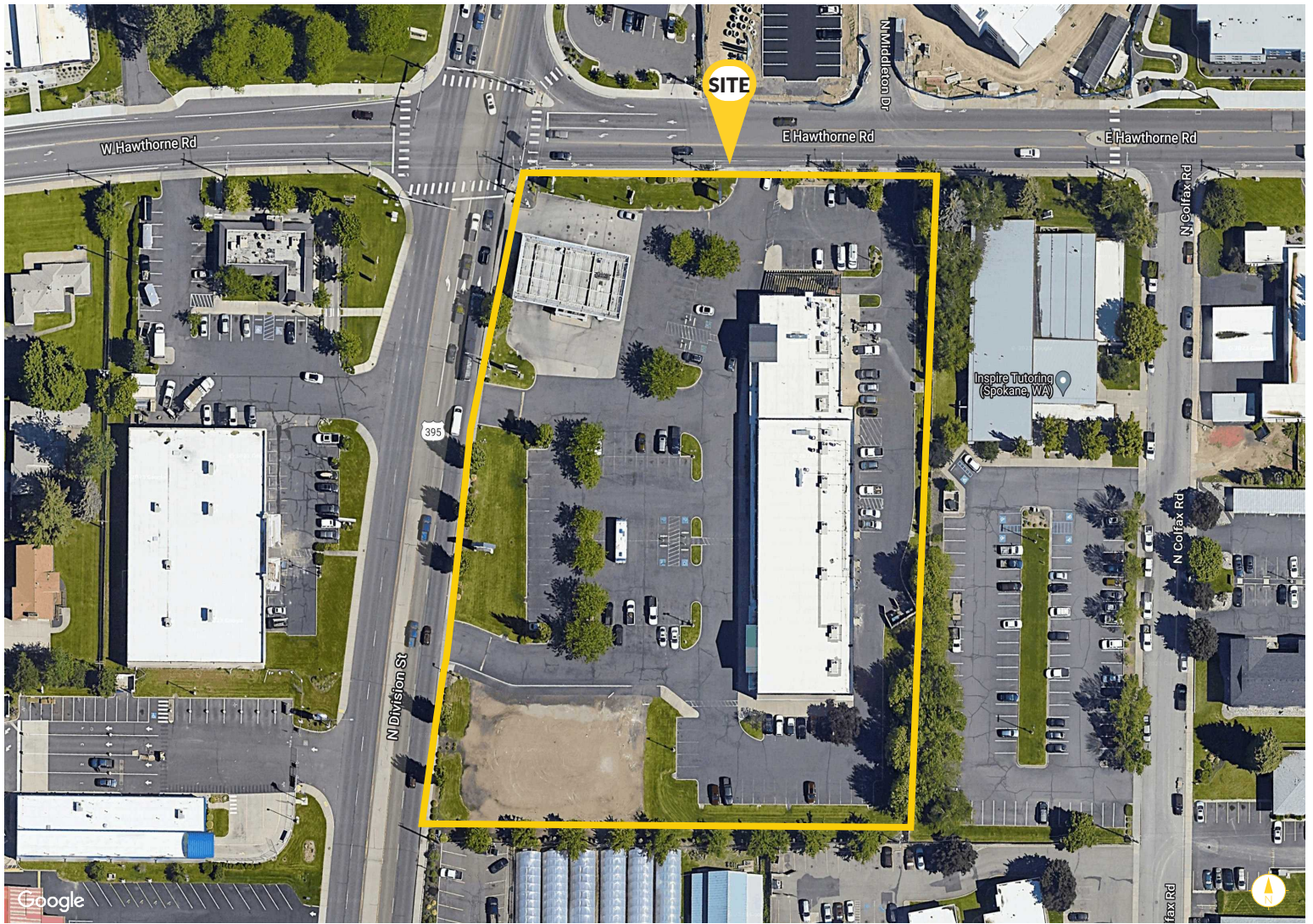




**Neighboring Retailers:**

- Home Depot
- Rite Aid
- Olive Garden
- Five Guys Burgers
- Taco Bell
- Safeway
- Petsmart
- Winco
- Starbucks
- Subway
- McDonald's
- Best Buy
- Walmart
- Rosauers
- Applebee's
- Azteca
- Cold Stone Creamery
- MOD Pizza
- Costa Vida
- TJ Maxx

**KIEMLEHAGOOD**



601 WEST MAIN AVENUE, SUITE 400  
SPOKANE, WA 99201

# WHITWORTH SQUARE

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Spokane, WA 99218

**KIEMLE  
HAGOOD**

**CARL GUENZEL, BROKER**  
509.755.7543  
carlg@kiemlehagood.com

**OFFICE LOCATIONS**  
SPOKANE | COEUR D'ALENE | TRI-CITIES | PALOUSE | MISSOULA

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REALTOR