

SPACE FOR LEASE



Lease Rate: \$12 PSF (\$17,403 /Month), NNN
Building Size: ±17,403 SF
±11,370 SF Warehouse Space
±6,033 SF Office Space
Est NNN's: \$3.01 PSF / Yr

- Formerly occupied by Shabby Fabrics
- NNN breakdown provided upon request
- Building plans provided upon request
- Contact list agents for showings



KIEMLEHAGOOD.COM

Professional Office/Warehouse

3875 N Schreiber Way
Coeur d'Alene, ID 83815

View
Location



MARY KIENBAUM
208.770.2589
mary.kienbaum@kiemlehagood.com

PAT EBERLIN
208.215.1375
pat.eberlin@kiemlehagood.com

**KIEMLE
HAGOOD**

OFFICE/WAREHOUSE

3875 N Schreiber Way | Coeur d'Alene, ID

Property Highlights

Single Tenant Building

17 private offices

2 kitchenettes/break-rooms

Media room

Open office entryway with high ceilings and fireplace

10'x10' overhead door

Radiant gas heater and A/C in warehouse space

Three-phase power

Fiber optic

Elevator serviced

Dog run in back

Rated total occupancy: 84

Total parking: 33 spaces



OFFICE/WAREHOUSE

3875 N Schreiber Way | Coeur d'Alene, ID

Location Highlights

- Central Coeur d'Alene location
- Easy access to Highway 95
- Just off Kathleen Avenue

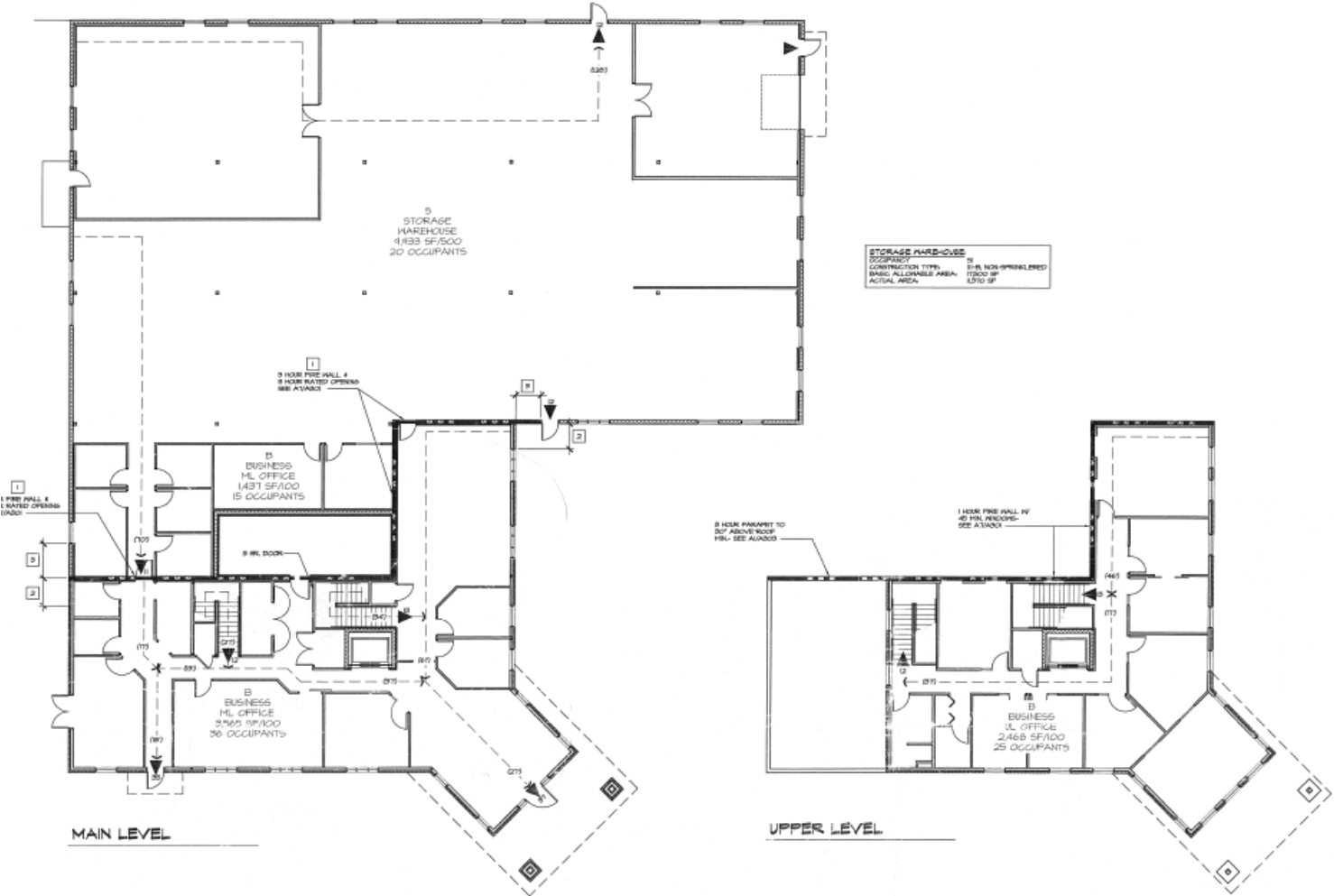
Neighboring Businesses

- Safe Splash + Swim Labs of Coeur d'Alene
- Coeur d'Alene Police Department
- Coeur d'Alene Vision Source
- Ginno Construction
- HMH Engineering
- Coeur d'Alene Cellars
- Elite Physical Therapy and Performance
- FedEx
- USPS

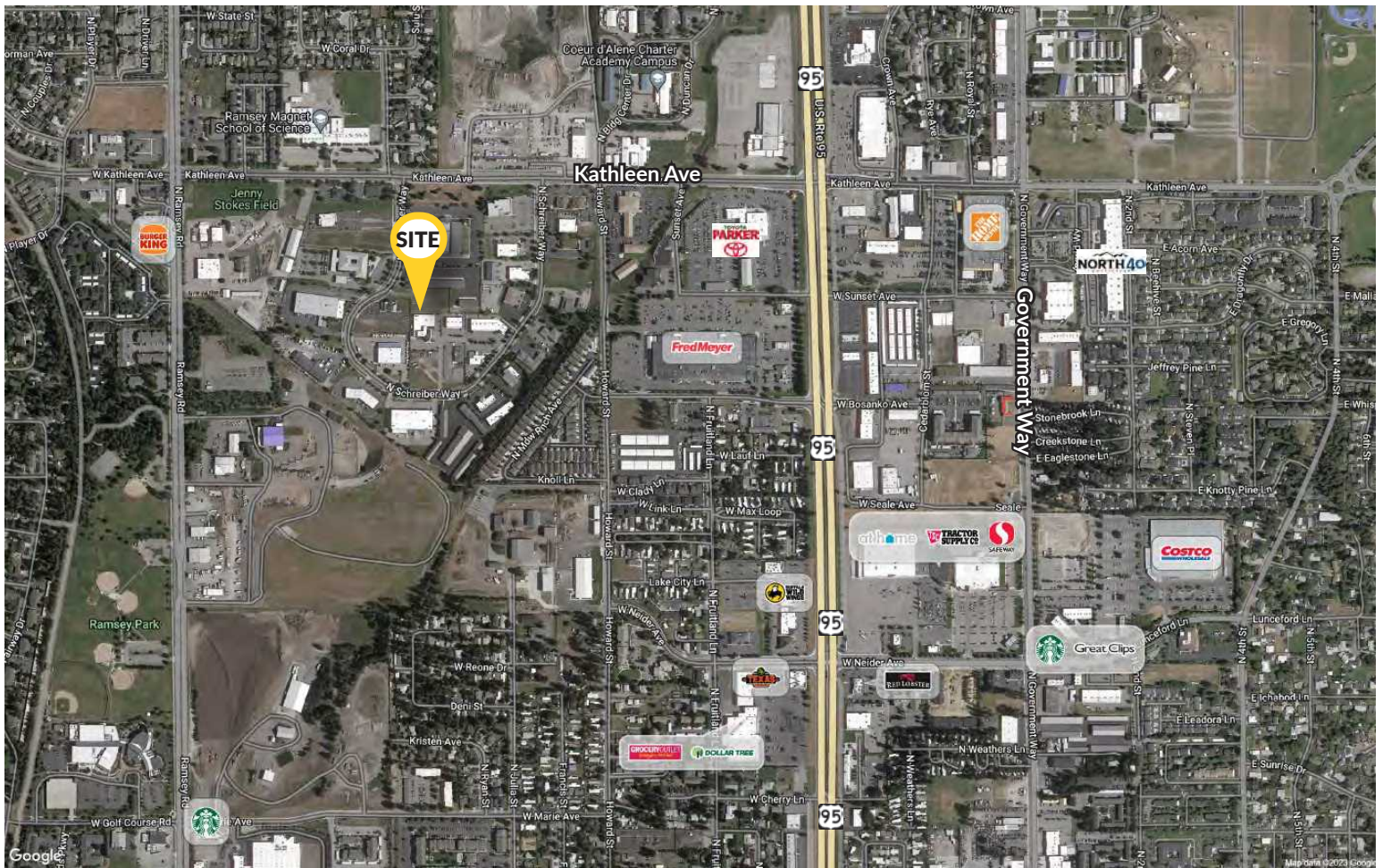


FLOOR PLAN

3875 N Schreiber Way | Coeur d'Alene, ID



**Some inaccuracies exist in the above floor plan. Please contact list agent for additional commentary.*



Professional Office/Warehouse

3875 N Schreiber Way
Coeur d'Alene, ID 83815

MARY KIENBAUM
208.770.2589
mary.kienbaum@kiemlehagood.com

PAT EBERLIN
208.215.1375
pat.eberlin@kiemlehagood.com

1579 W RIVERSTONE DRIVE, SUITE 102
COEUR D'ALENE, ID 83814



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

No warranty or representation, expressed or implied, is made by Kiemle Hagood, its agents or its employees as to the accuracy of the information contained herein. All information furnished is from sources deemed reliable and submitted subject to errors, omissions, change of terms and conditions, prior sale, lease or financing, or withdrawal without notice. No one should rely solely on the above information, but instead should conduct their own investigation to independently satisfy their needs.

Kiemle Hagood respects the intellectual property of others:

If you believe the copyright in your work has been violated through this Website, please contact our office for notice of claims of copyright infringement. For your complaint to be valid under the Digital Millennium Copyright Act of 1998 (DMCA), you must provide the following information when providing notice of the claimed copyright infringement: Identify the material on the Website that you believe infringes your work, with enough detail so that we may locate it on the Website; provide your address, telephone number and email address; provide a statement that you have a good faith belief that the disputed use is not authorized by the copyright owner, its agent, or the law; provide a statement that the information in the notification is accurate, and under penalty of perjury, that the complaining party is authorized to act on behalf of the owner of an exclusive right that is allegedly infringed; and provide your physical or electronic signature. Upon receiving your complaint, Kiemle Hagood will, upon review, remove content that you believe infringes your copyright if the complaint is found to be valid.

