

# SPACE FOR LEASE



## MULTI-TENANT OFFICE BUILDING

### BUILDING DETAILS

Total Building Size:  $\pm 8,590$  SF

Total Lot Size:  $\pm 28,242$  SF

Parcel Number: 36184.2210

Zoning: Regional Commercial (RC)

- Executive Office Suites Available
- Card Access for Entry
- Ample parking
- Pylon Signage

### BUILDING IMPROVEMENTS

New Exterior Paint, landscape & lighting

New interior paint, LED lighting, carpet & security system



KIEMLEHAGOOD.COM

## MOUNTAIN VIEW NORTH OFFICE BUILDING

9505 N. Division Street  
Spokane, Washington

**View  
Location**



**BRANDON PETERSON, BROKER**

509.755.7541

brandonp@kiemlehaood.com

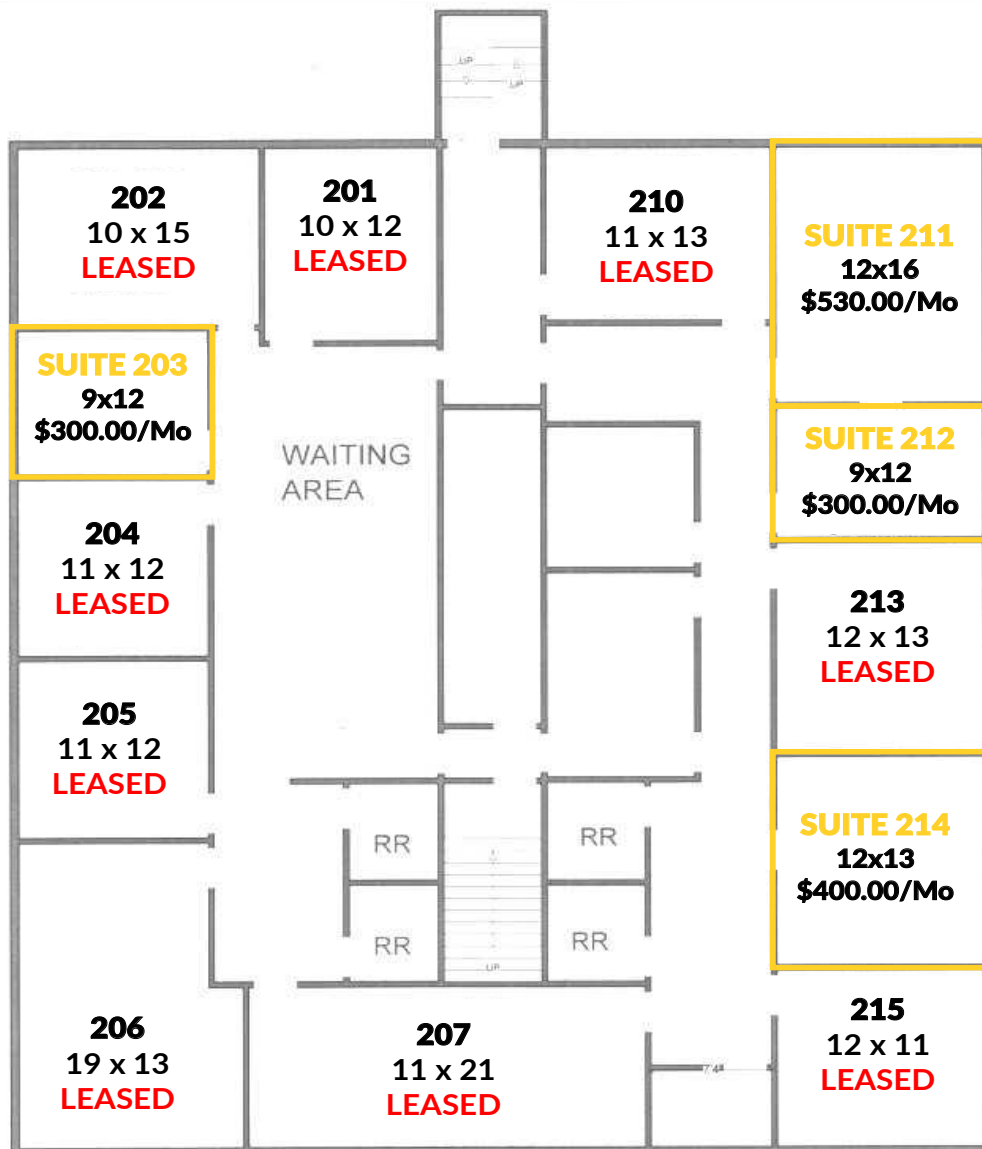
**BRYAN DUNCAN, PROPERTY MANAGER**

509.755.7584

bryan.duncan@kiemlehaood.com

**KIEMLE  
HAGOOD**

# FLOOR PLAN | 2ND FLOOR EXECUTIVE SUITES



## AVAILABLE SPACE

Gross Lease excluding Janitorial

**SUITE 203** | ±108 SF  
\$300.00 per month

**SUITE 211** | ±192 SF  
\$530.00 per month

**SUITE 212** | ±108 SF  
\$300.00 per month

**SUITE 214** | ±156 SF  
\$400.00 per month







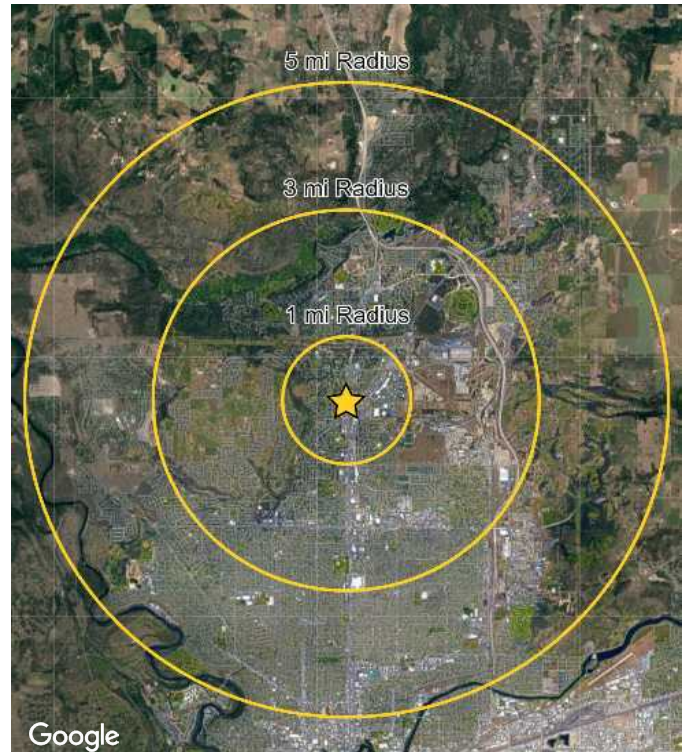
## DEMOGRAPHICS

	<u>1 Mi</u>	<u>3 Mi</u>	<u>5 Mi</u>
Estimated Population (23)	11,115	74,899	172,910
Projected Population (28)	11,438	77,173	178,574
Proj. Annual Growth (23-28)	0.6%	0.6%	0.7%
2023 Average HHI (23)	\$97,680	\$91,992	\$93,488
2023 Median HHI	\$65,075	\$71,028	\$71,012



## TRAFFIC COUNTS

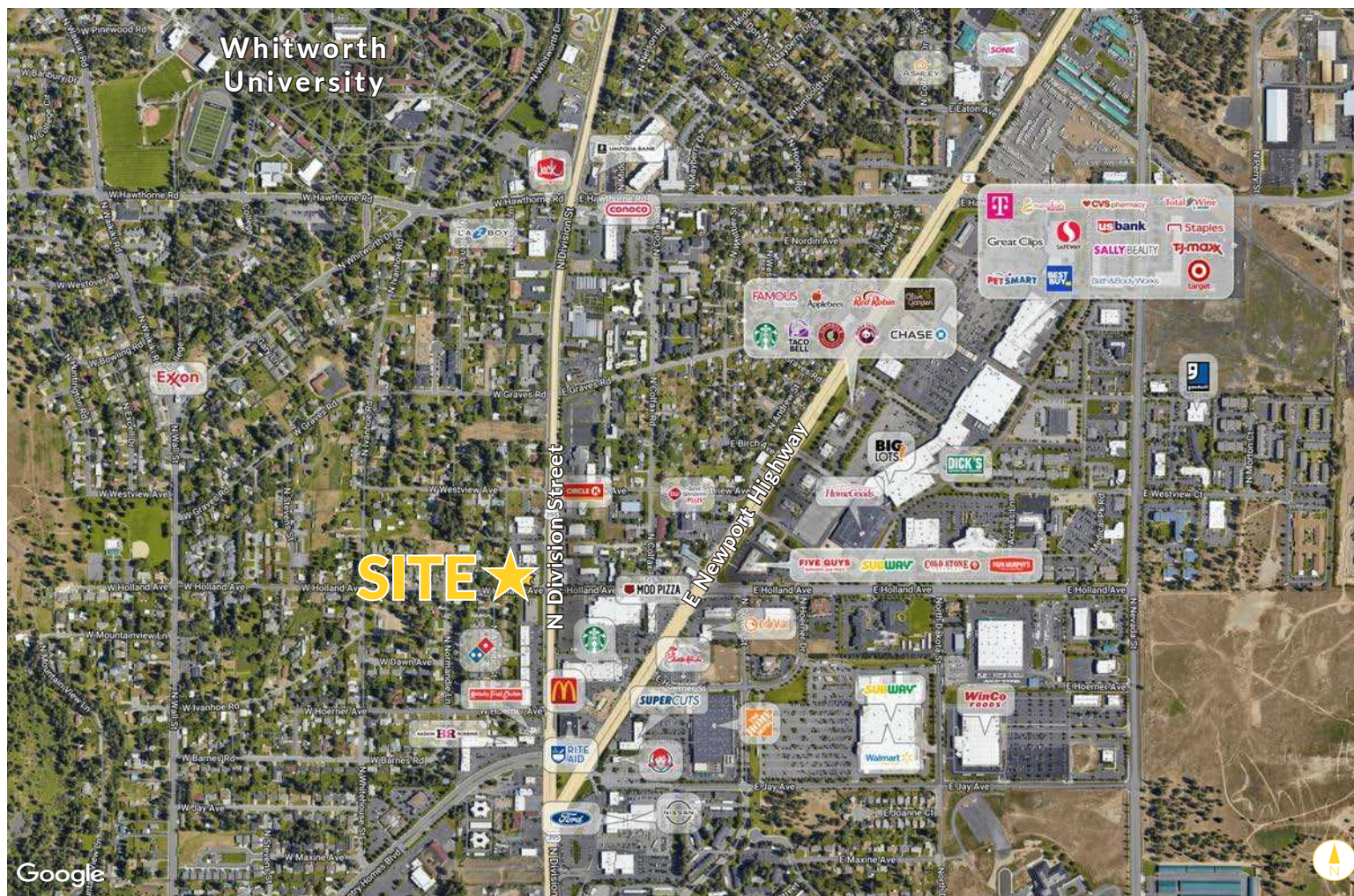
N. Division Street - NB & SB	±28,952 ADT
N. Newport Highway - NB & SB	±30,565 ADT
E. Holland - EB & WB	±8,014 ADT



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**KIEMLE  
HAGOOD**

601 WEST MAIN AVENUE, SUITE 400  
SPOKANE, WA 99201

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

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