

For Lease
Retail

NAI Black



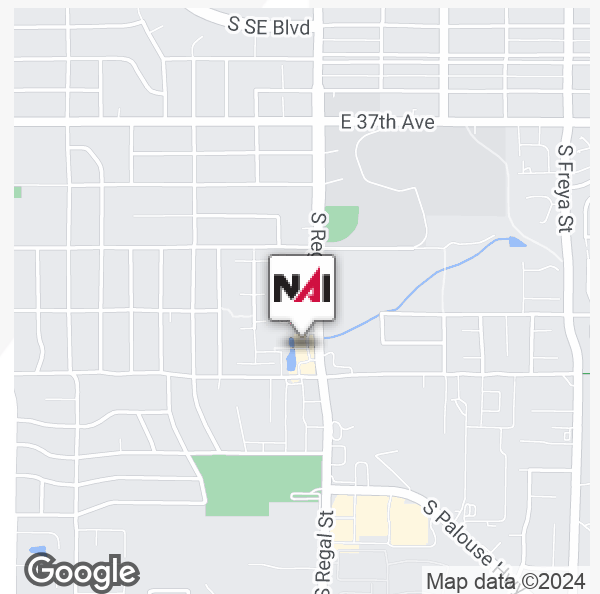
The Village at Regal Pond

4320 South Regal Street
Spokane, Washington 99223

Property Description

- Available Space: 7,443 SF ±
- Excellent Exposure and Location
- Centrally Located on the South Hill
- Built in 2006
- Pylon Signage Available
- Neighboring Tenants:
 - Waddell's Pub & Grill
 - Verizon Wireless
 - AT&T
 - Mail Nails
 - El Charrito
 - Isumi Sushi
 - The Brow Room
- Traffic Count: 20,800 VPD ±

Lease Rate: \$24.00 SF/yr (NNN)



For more information

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By mail: Commercial Brokers Association! Attn: DMCA Designated Agent | 12131 113th Ave NE Suite 101 | Kirkland, WA 98034

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E 39th Ave

E 40th Ave

NAIBlack

S Regal St

S Martin St

S Stone St

S Altamont St

S Stonington Ln

E 44th Ave

E 44th Ave

E 42nd Ave

E 43rd Ave

Ray St

S Apollo St

S Greystone Ln

S Napa St

E 45th Ave

S Cook St

S Regal St

S Freya St

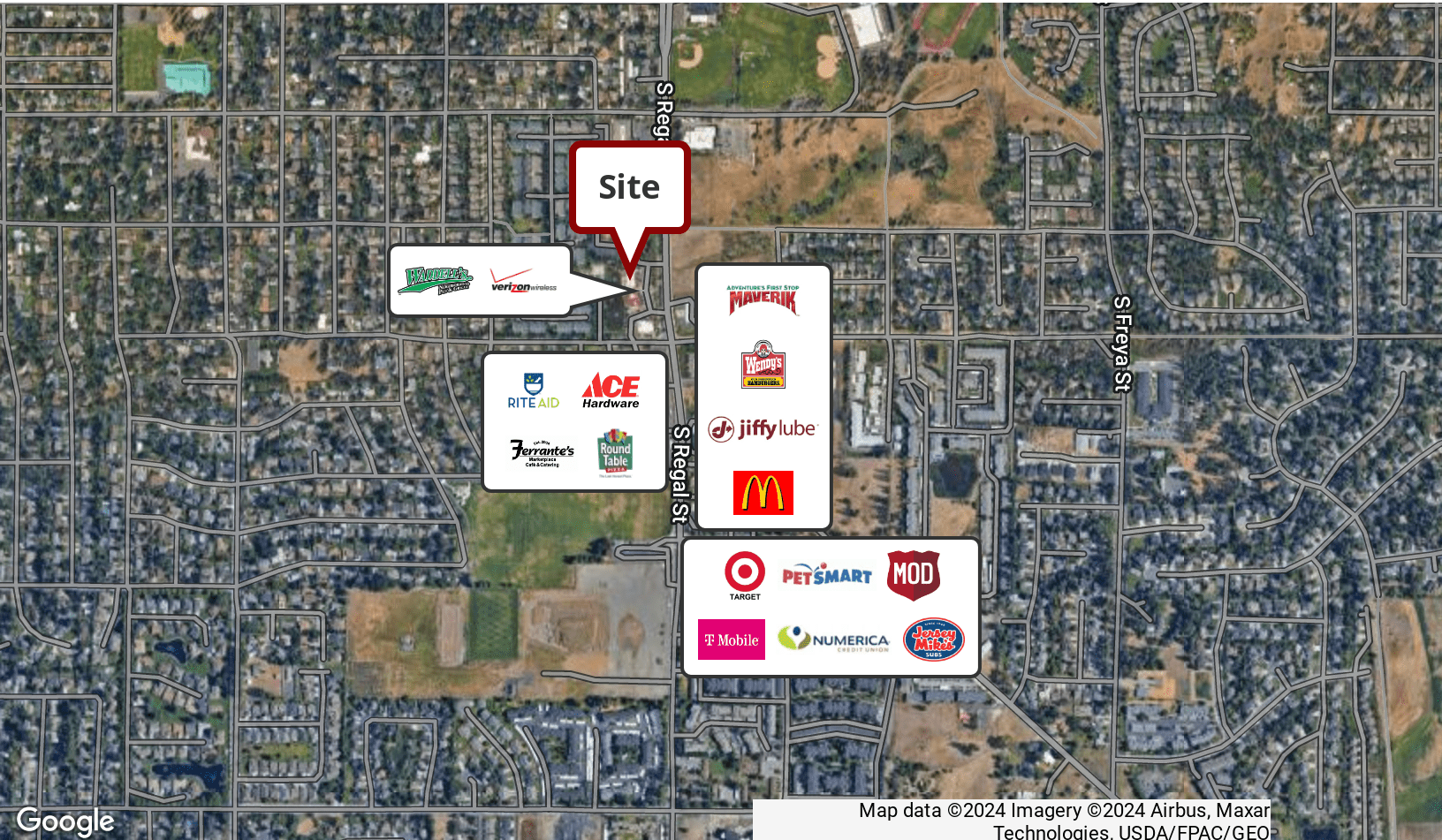
E 46th Ave

E 48th Ave

E 49th Ave

Google

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Site

MAVERIK
verizon wireless

RITE AID
ACE Hardware
Ferrante's
Round Table

ADVENTURER'S FOOT STEP
MAVERIK
Wendy's
jiffy lube
McDonald's

TARGET
PETSMART
MOD
T Mobile
NUMERICA
Jersey Mike's

S Regal St

S Regal St

S Freya St

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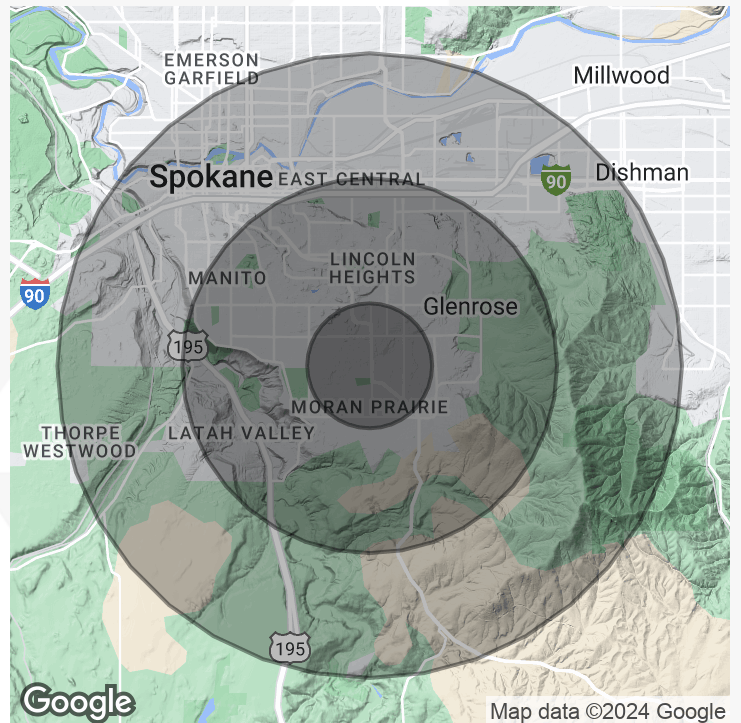
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Population	1 Mile	3 Miles	5 Miles
Total Population	17,226	73,172	142,976
Average Age	41	42	41
Average Age (Male)	39	41	40
Average Age (Female)	43	43	41

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	7,366	30,023	59,878
# of Persons per HH	2.29	2.40	2.26
Average HH Income	\$109,091	\$126,998	\$104,185
Average House Value	\$502,523	\$530,928	\$480,950

Demographics data derived from Esri forecast for 2024



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