

FOR LEASE



E. WELLESLEY AVE

2 BUILDINGS AVAILABLE

24817 E. WELLESLEY AVENUE
OTIS ORCHARDS, WA 99027

INDUSTRIAL WAREHOUSE + OFFICE

2 BUILDINGS FOR LEASE

Buildings may be leased separately

Property Address		24817 E. Wellesley Ave
City, State, Zip		Otis Orchards, WA 99027
Parcel Number		56354.9210
Zoning		Light Industrial
Land Size		±74,480 SF 1.71 Acres
Buildings		2 Buildings
Total Building Size		±7,200 SF
West Building		±4,000 SF
East Building		±3,200 SF
Year Built		1979 1990
Asking Rent		\$7,300 per month, NNN

PROPERTY
LOCATION



RICHARD FOX
Broker

509.755.7580

richard.fox@kiemlehagood.com

ANDY BUTLER, CCIM
Broker

509.385.9121

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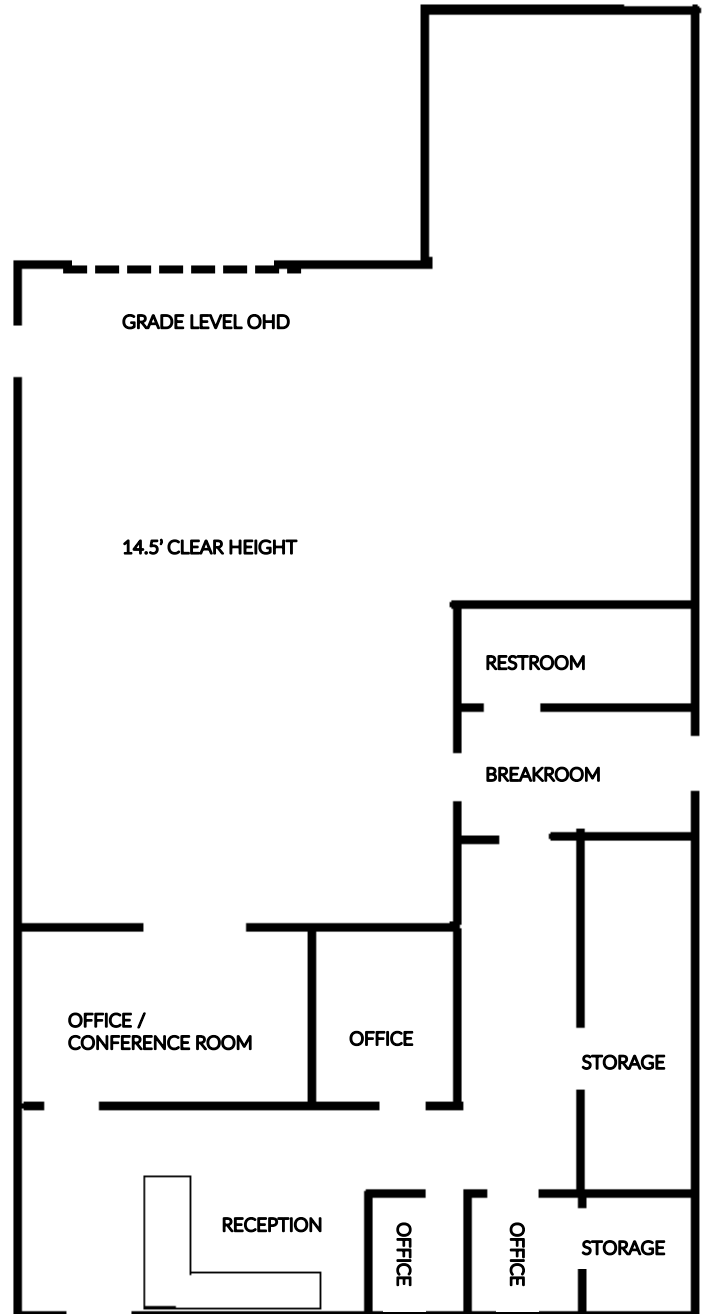
**KIEMLE
HAGOOD**

WEST BUILDING

24817 E. Wellesley Avenue, Otis Orchards, WA

Year Built		1979
Building Size		±4,000 SF
Office SF		±1,500 SF
Warehouse SF		±2,500 SF

- Reception Area
- Conference Room
- Three (3) Private Offices
- Storage Area
- Breakroom
- One (1) Restroom
- Security System
- 14.5 ft Clear Height
- One (1) OHD
- Warehouse Space Heater



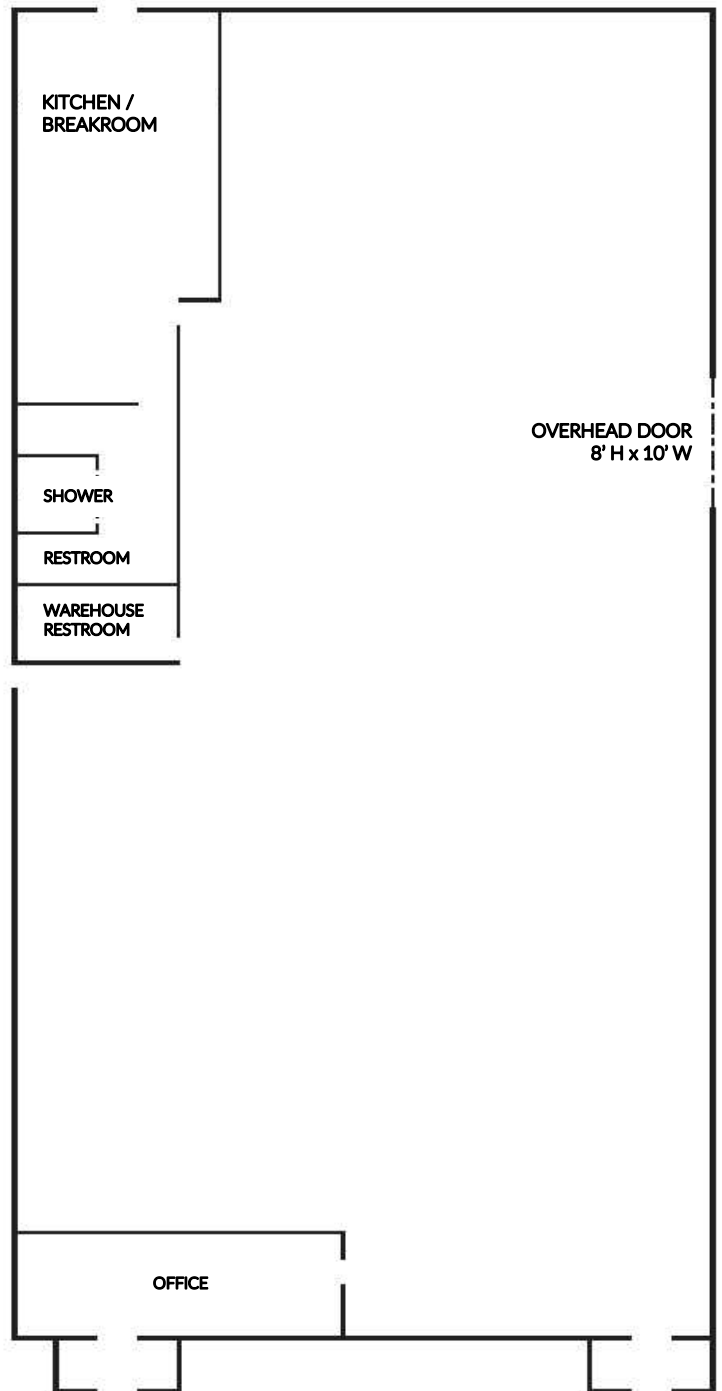
**Floor plan for illustration purposes only;
not to scale*

EAST BUILDING

24817 E. Wellesley Avenue, Otis Orchards, WA

Year Built		1990
Building Size		±3,200 SF
Office SF		±535 SF
Warehouse SF		±2,665 SF

- Large Kitchen Area
- One (1) Private Office
- One (1) Restroom with Shower
- One (1) Warehouse Restroom
- 8' H x 10' W OHD
- Security System
- 9.6 ft Clear Height
- Warehouse Space Heater
- Fully Gated Property
- Easy Access to I-90 Freeway



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SECURED YARD

24817 E. Wellesley Avenue
Otis Orchards, WA



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1, 3, & 5 MILE DEMOGRAPHICS



TRAVEL TIMES



DISTANCE TO WASHINGTON / IDAHO STATE LINE

±1.7 MILES | 4 MINUTES

DISTANCE TO SPOKANE VALLEY

±9.7 MILES | 19 MINUTES

DISTANCE TO SPOKANE

±18.5 MILES | 27 MINUTES

DISTANCE TO POST FALLS

±6.1 MILES | 12 MINUTES

DISTANCE TO COEUR D'ALENE

±15.9 MILES | 21 MINUTES

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