

# FORMER SHARI'S RESTAURANT LEASE, GROUND LEASE OR BUILD-TO-SUIT



## SULLIVAN MARKETPLACE

322 N Sullivan Road, Spokane Valley, WA 99037

**COLIN CONWAY, MANAGING BROKER**

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**KIEMLEHAGOOD**



# PROPERTY & LEASE DETAILS

LEASE, GROUND LEASE OR BUILD-TO-SUIT  
322 N Sullivan Road, Spokane Valley, WA 99037

## SULLIVAN MARKETPLACE

Former Shari's restaurant space in Spokane Valley is available for lease, ground lease or build-to-suit

### AVAILABLE OPTIONS -

Building Lease: \$28.50 PSF

Building SF: ±5,048 SF

Ground Lease: \$12,000/Month

Land SF: ±41,783 SF

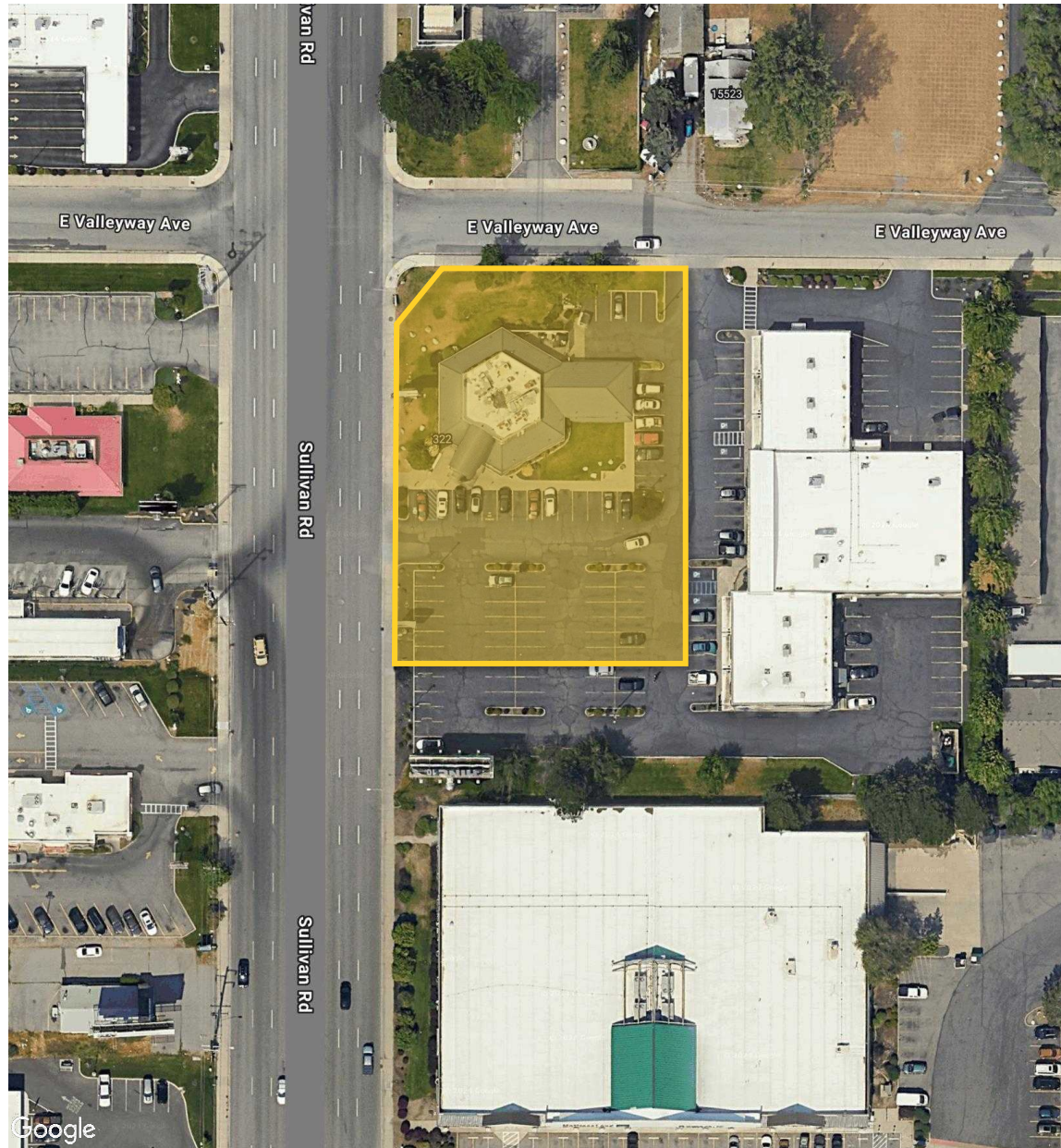
Build-to-Suit: Contact Broker

### TRAFFIC COUNTS



SPRAGUE AVENUE ±18,767 ADT

SULLIVAN ROAD ±28,790 ADT



Google



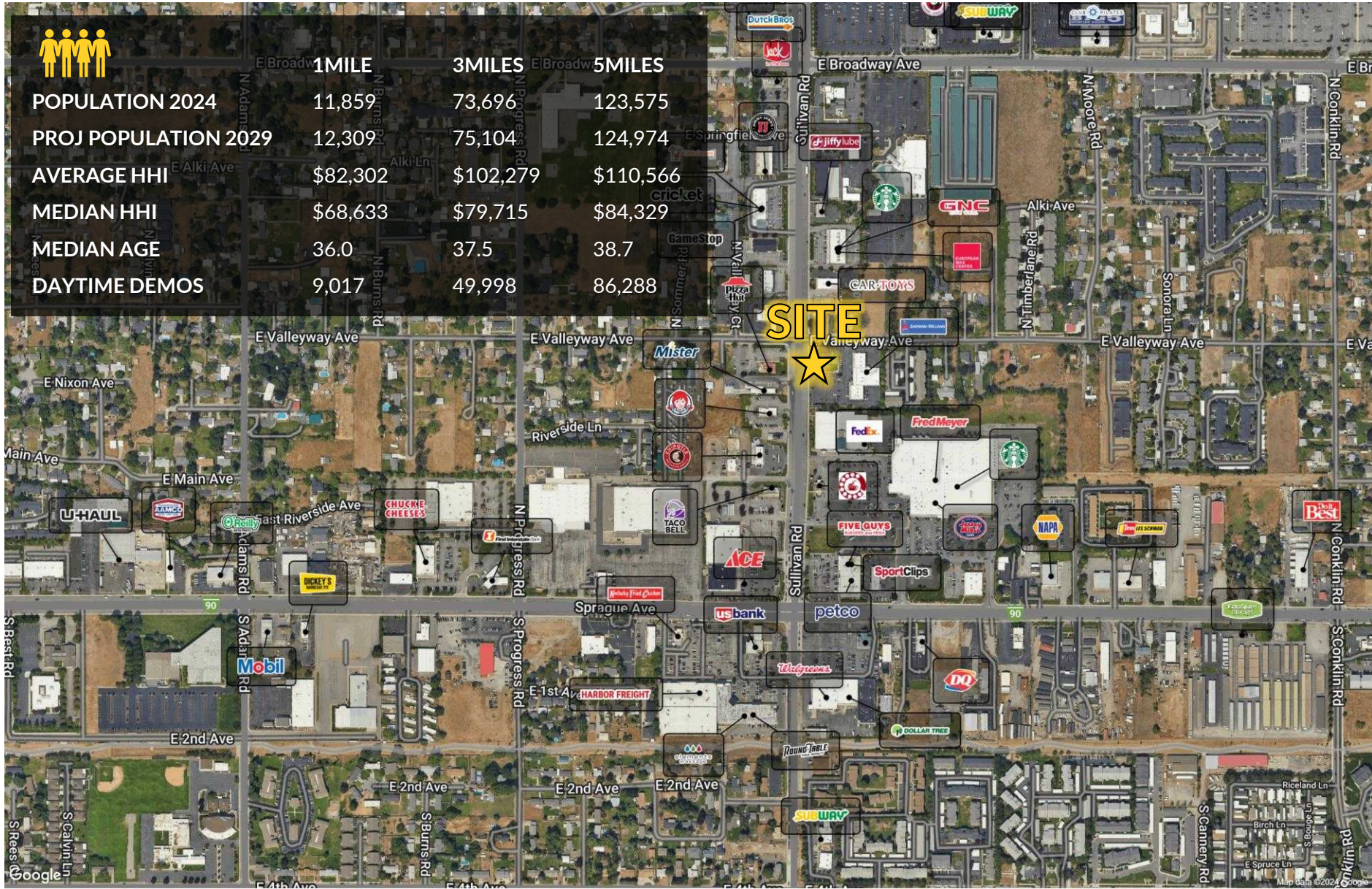


# NEARBY RETAILERS & DEMOS

LEASE, GROUND LEASE OR BUILD-TO-SUIT  
322 N Sullivan Road, Spokane Valley, WA 99037



	1 MILE	3 MILES	5 MILES
POPULATION 2024	11,859	73,696	123,575
PROJ POPULATION 2029	12,309	75,104	124,974
AVERAGE HHI	\$82,302	\$102,279	\$110,566
MEDIAN HHI	\$68,633	\$79,715	\$84,329
MEDIAN AGE	36.0	37.5	38.7
DAYTIME DEMOS	9,017	49,998	86,288





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