

FOR LEASE

\$3,750/mo NNN



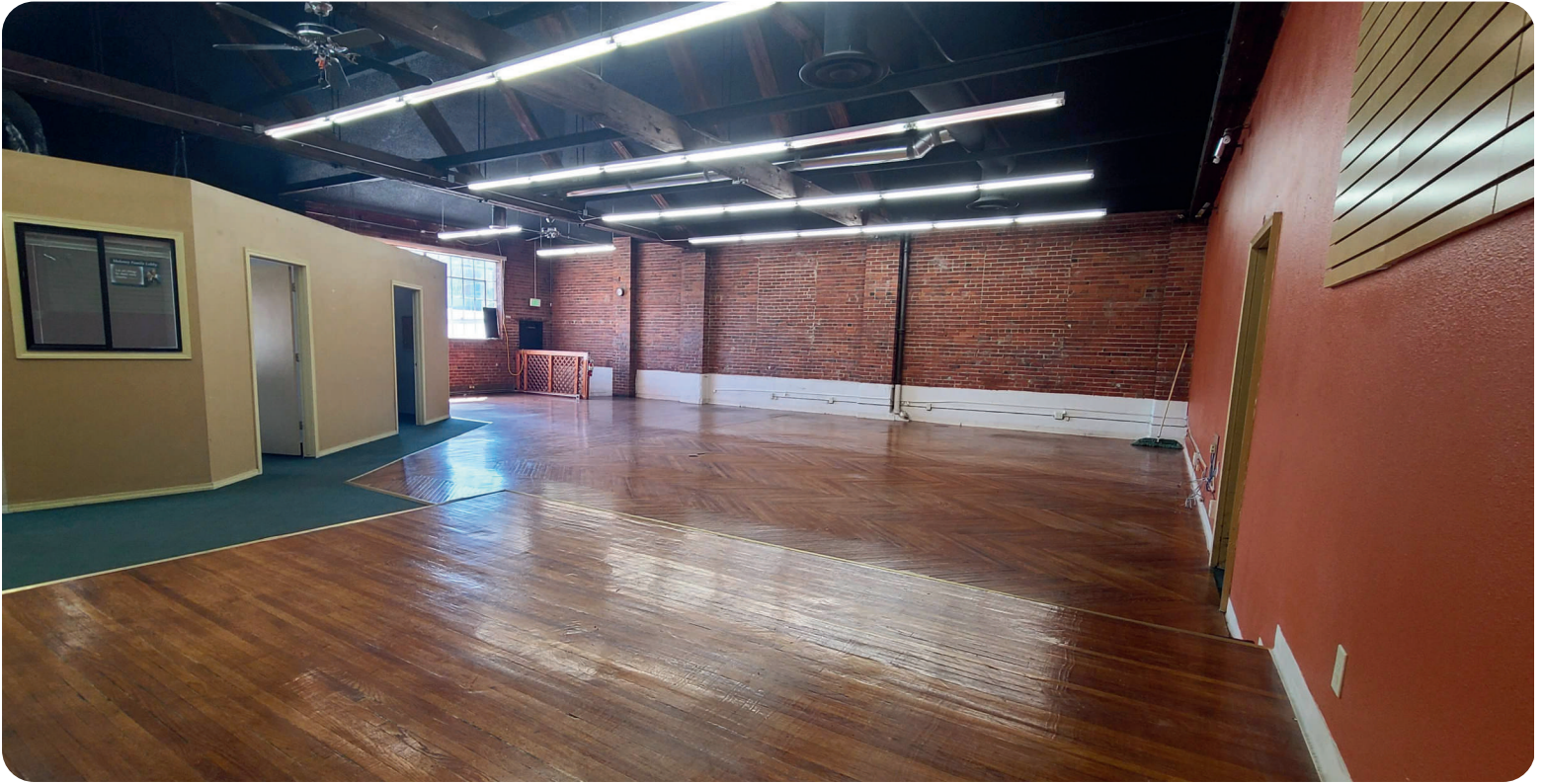
130 S DIVISION ST.

Spokane, WA 99202

Exclusively listed by:

Clayton McFarland
Commercial Broker
509.344.4929
cmcfarland@g-b.com





Demographics

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	5,784	52,143	111,257
TOTAL POPULATION	11,273	120,369	258,258
AVERAGE HH INCOME	\$44,285	\$51,298	\$51,940

Highlights



4,830
Square Feet



Retail
Storefront/Office



VPD:
24,187



Prime Division
Street Exposure



Great signage
opportunity

NNN

\$4.00/sf

Clayton McFarland
Commercial Broker
509.344.4929
cmcfarland@g-b.com



LOCATION OVERVIEW

Spokane, Washington



International Events



Outdoor Activities



Entertainment

Spokane, Washington, is the second largest city in the state, located in the eastern part of Washington, along the Spokane River.



Home of the largest 3on3 outdoor basketball tournament, Hoopfest, and Bloomsday, Spokane's iconic annual 12K race.



There are 76 lakes and rivers within a 50-mile radius of Downtown Spokane, offering an abundance of outdoor activities.



The city hosts a variety of festivals, concerts and shows, including internationally recognized Broadway tours.



The Spokane City Line is a brand new 6-mile bus route, connecting Browne's Addition to local universities, like SCC and Gonzaga.

Clayton McFarland
Commercial Broker
509.344.4929
cmcfarland@g-b.com





AERIAL MAP

General Warranty Disclaimer: G&B makes no warranties, representations, or guarantees as to Seller/Owner's supplied information or the Property itself. G&B disclaims all warranties (express and implied) as to the Property and Seller/Owner's statements/information about the Property. Buyer/Lessee shall not rely on Property information supplied by Seller/Owner or G&B. Buyer/Lessee shall conduct its own due diligence to verify any information and the Property's suitability for specific or general purposes. Copyright information G&B respects the intellectual property of others and its Digital Millennium Copyright Act.

Clayton McFarland
Commercial Broker
509.344.4929
cmcfarland@g-b.com

