

# FOR LEASE

## 15701 E SPRAGUE AVE

Spokane Valley, WA 99037



## Available Spaces

SPACE	RATE	SIZE	AVAILABLE
SUITE C	\$19 SF/YR	1,252 SF	FOR SUBLEASE
SUITE D	\$19 SF/YR	1,500 SF	EARLY 2026
SUITE E	\$19 SF/YR	1,500 SF	NOW - NNN \$4.86 PSF

**4,252 SF  
CONTAGIOUS  
AVAILABLE**

## Demographics

	3 MILES	5 MILES	10 MILES
TOTAL HOUSEHOLDS	29,158	49,231	103,807
TOTAL POPULATION	72,279	123,659	264,535
AVERAGE HH INCOME	\$94,655	\$99,107	\$96,228

## Highlights



Directly in front  
of Fred Meyer



Monument  
Signage



Ample  
Parking



Close to Central Valley High  
School & Liberty Lake

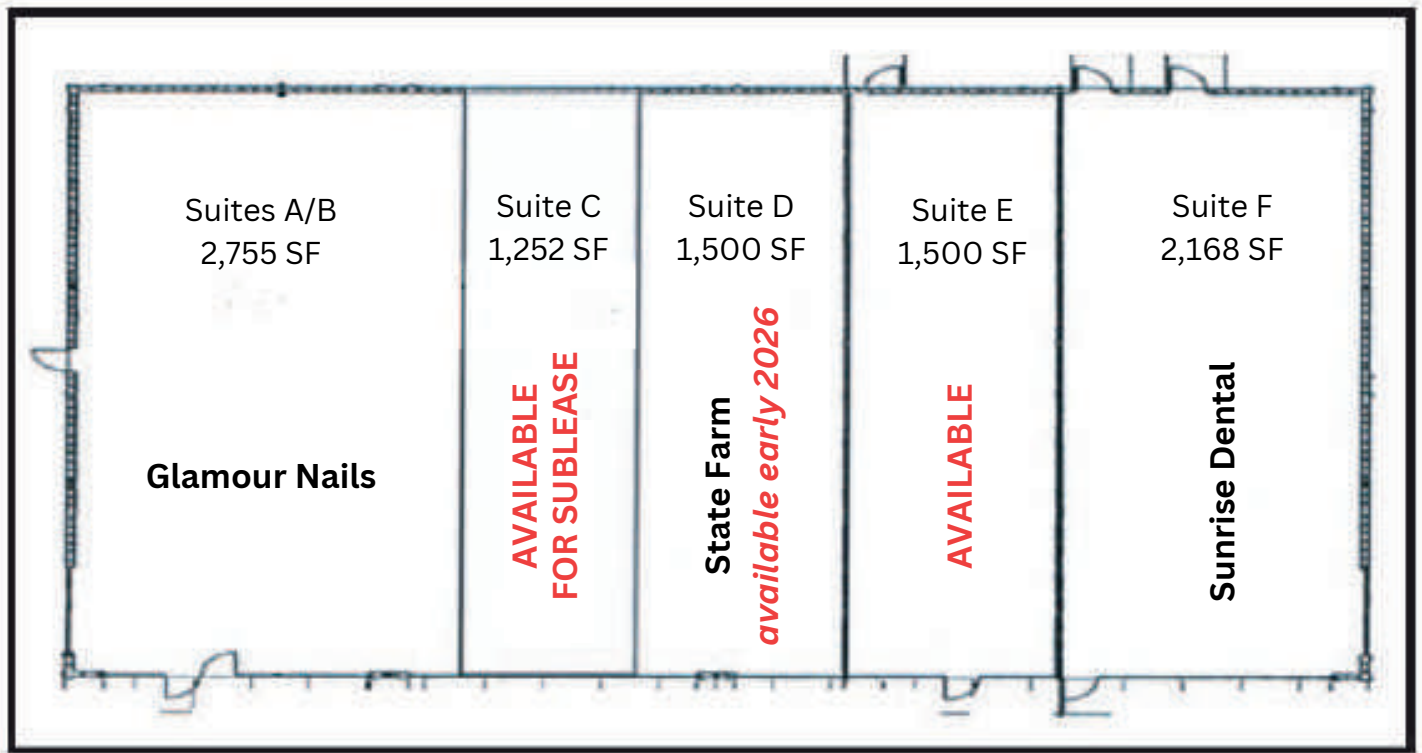


VPD - Sprague: 22,300  
VPD - Sullivan: 34,500

**Ryan Oberg**  
Commercial Leasing  
and Sales Broker  
509.990.8423  
ryan.oberg@g-b.com

**Bill Duffy**  
Senior Commercial Leasing  
and Property Manager  
509.344.4917  
bill.duffy@g-b.com





Ryan Oberg  
Commercial Leasing  
and Sales Broker  
509.990.8423  
ryan.oberg@g-b.com

Bill Duffy  
Senior Commercial Leasing  
and Property Manager  
509.344.4917  
bill.duffy@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.

**Ryan Oberg**  
Commercial Leasing  
and Sales Broker  
509.990.8423  
ryan.oberg@g-b.com

**Bill Duffy**  
Senior Commercial Leasing  
and Property Manager  
509.344.4917  
bill.duffy@g-b.com

