

FOR SALE OR LEASE

SINGLE TENANT NNN INVESTMENT



THE LUMBERYARD

305 N Grand Avenue, Pullman, WA 99163

MARY KIENBAUM, BROKER

208.770.2589

mary.kienbaum@kiemlehagood.com

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THE OFFERING

Available for sale or lease, this unique Quonset hut building offers a full commercial kitchen, walk-in freezer, two full bars, patio seating and playground and family entertainment center. There is also a 2-bedroom Airbnb unit attached.

SALE DETAILS

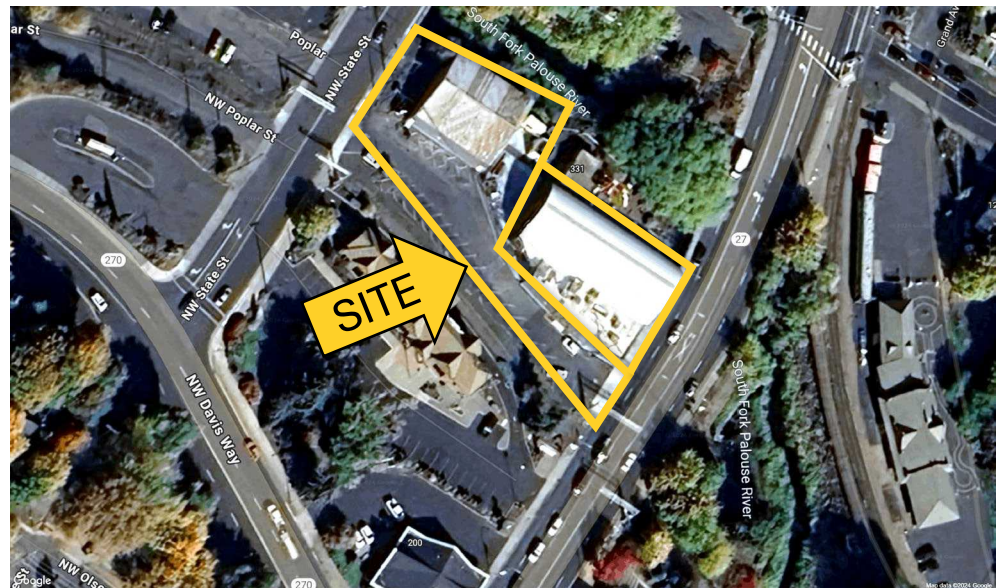
Sale Price: ~~\$1,700,000~~ **\$1,650,000**

LEASE DETAILS

Main Building	\$8.00 PSF/YR
Warehouse	\$5.15 PSF/YR
Apartment	\$13.50 PSF/YR

PROPERTY DETAILS

Total Building Size:	±17,475 SF (2 Buildings, 2 Stories)
Main Building:	±11,470 SF
Warehouse:	±4,665 SF
Apartment:	±1,340 SF
Lot Size:	±0.78 Acres
Parcel Numbers:	108150049050000
	814700000000256



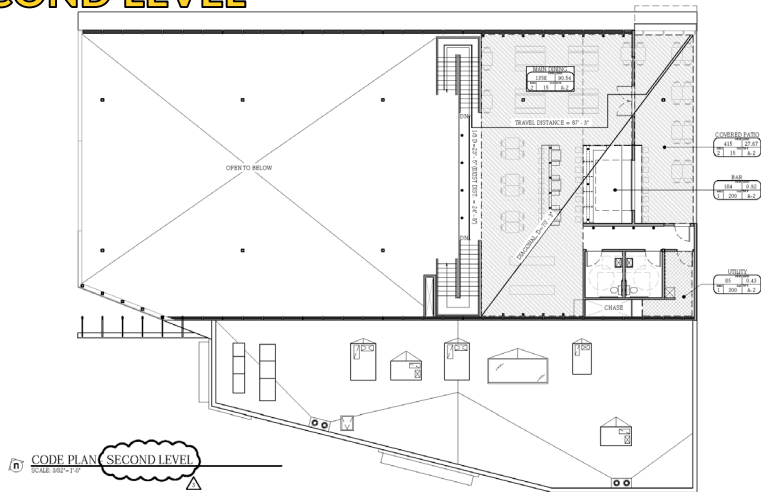
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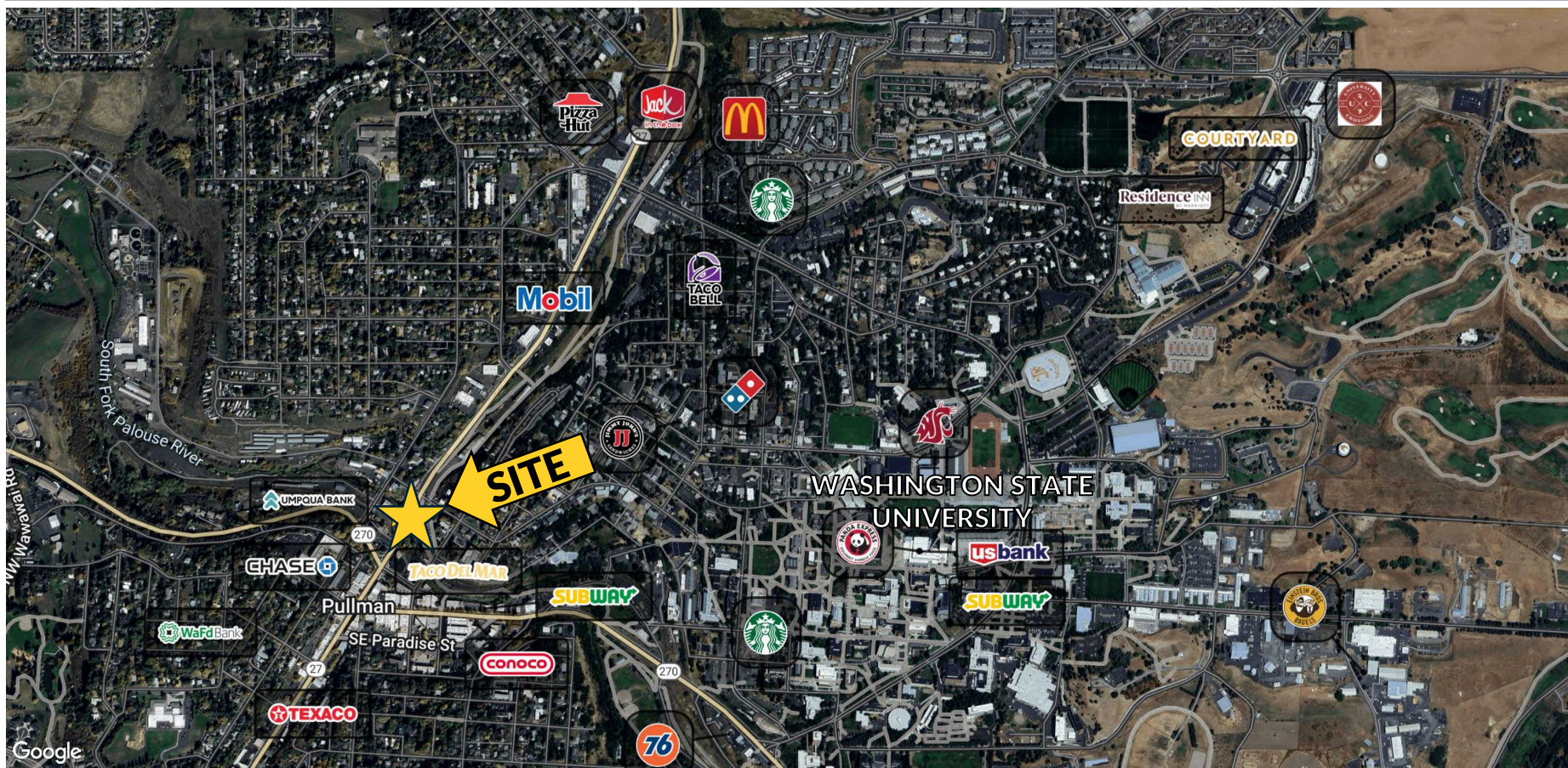
MAIN LEVEL

CODE KEY - MAIN LEVEL

SCALE: 1/8" = 1'-0"

Architectural floor plan of the Main Level of a building. The plan shows various rooms including a Main Entry, Reception, Waiting Area, Examination Rooms, and a Kitchen. A large diagonal line runs from the top left to the bottom right, possibly indicating a section cut or a major structural element. The plan is labeled with room names and dimensions.





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For more information on this opportunity:

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