

FOR LEASE



OFFICE SPACE

2510 N Pines Road | Spokane Valley, WA 99202



**KIEMLE
HAGOOD**

LEASE RATE		\$17.00 PSF
LEASE TYPE		Modified Gross (excludes janitorial)
SPACE SIZE		± 803 SF
YEAR BUILT		1994
TOTAL BUILDING SF		± 21,508 SF
LOT SIZE		± 1.23 A

BRANDON PETERSON

509.755.7541

brandonp@kiemlehagood.com

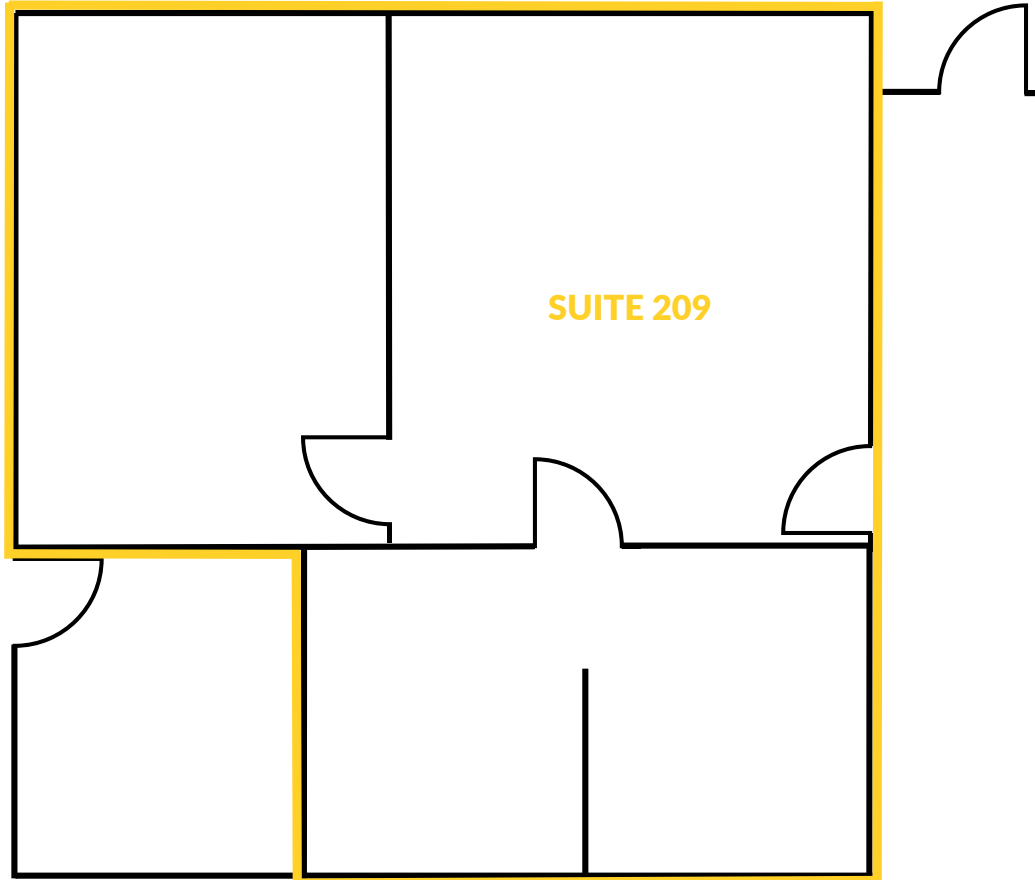
BRYAN DUNCAN, Property Manager

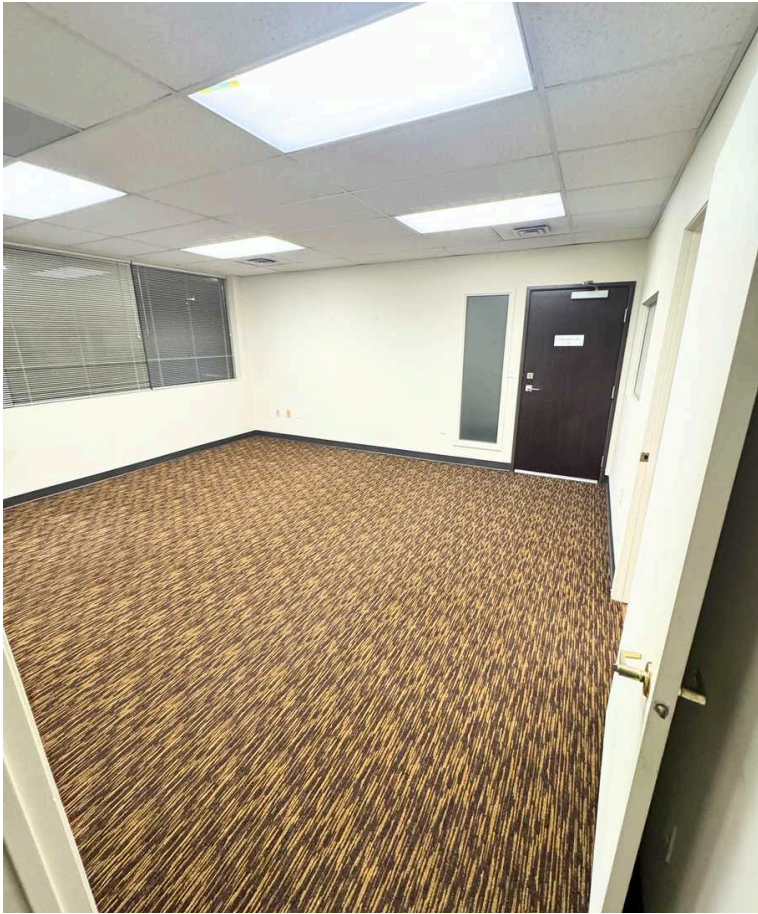
509.755.7584

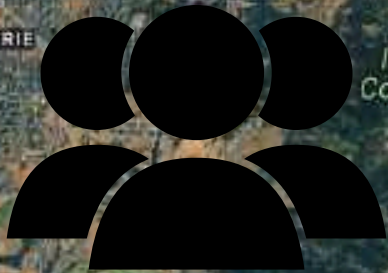
bryan.duncan@kiemlehagood.com

Located just North of I-90 and Indiana Ave and South of Trent Ave in Spokane Valley. 2510 Pines boasts a high traffic count, strong tenant mix, and ease of access to I-90.

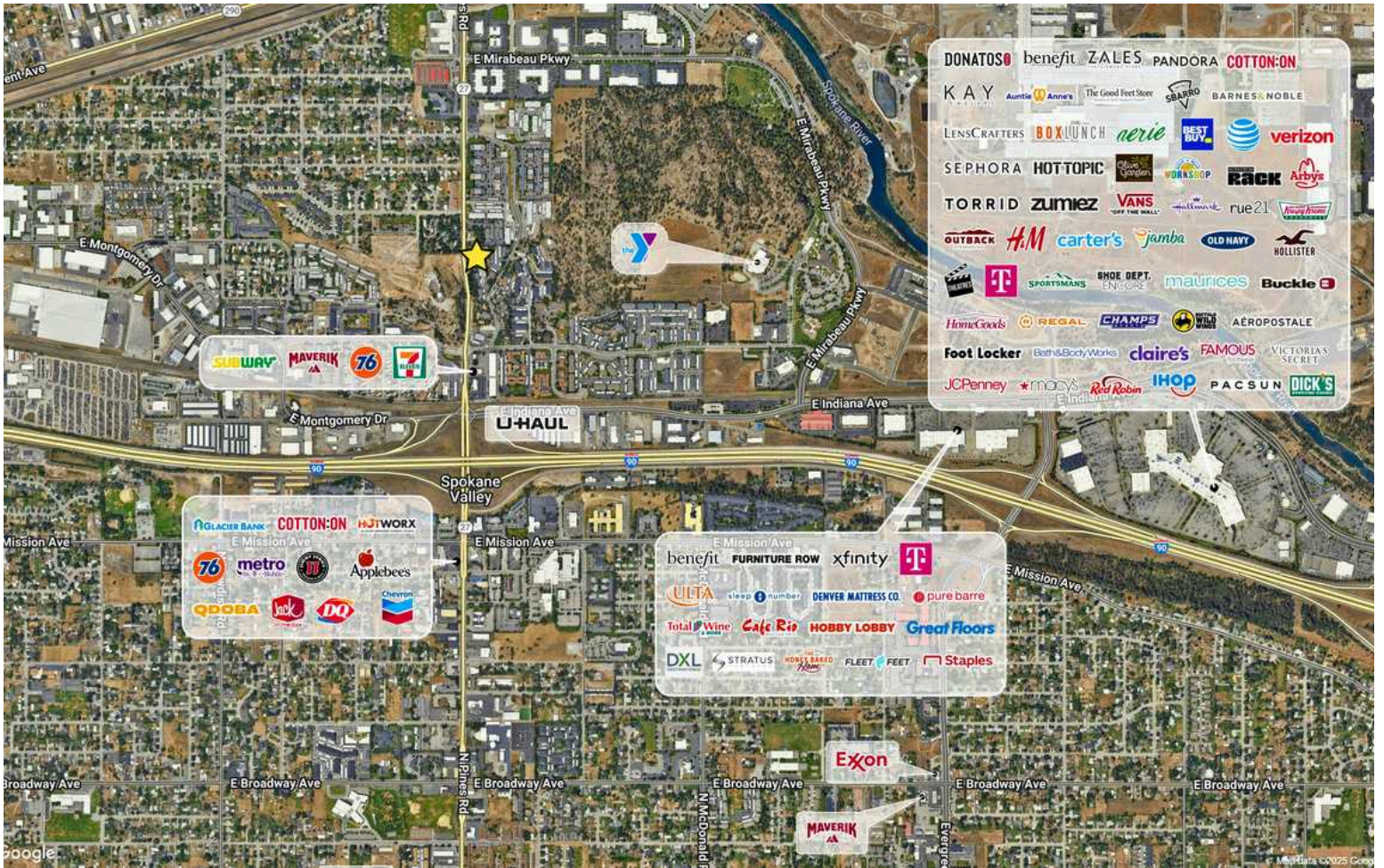
Full Service Excluding Janitorial: Tenant is responsible for interior janitorial. Landlord is responsible for all utilities & common area expenses.







DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
ESTIMATED POPULATION 2025	12,942	71,395	132,572
PROJECTED POPULATION 2030	13,999	72,540	135,786
EST HOUSEHOLDS 2025	5,920	30,475	54,784
DAYTIME DEMOGRAPHICS	10,725	58,963	96,181
AVERAGE HOUSEHOLD INCOME	\$77,538	\$90,948	\$105,408
MEDIAN HOUSEHOLD INCOME	\$66,252	\$72,976	\$83,869



- DONATOS benefit ZALES PANDORA COTTON-ON
- KAY Auntie Anne's The Good Feet Store SBARRO BARNES & NOBLE
- LENSCRAFTERS BOX LUNCH aerie BEST BUY verizon
- SEPHORA HOT TOPIC Old Spice WORKSHOP RACK Arby's
- TORRID zumiez VANS OFF THE WALLS rue21 American Idol
- OUTBACK H.M carter's jamba OLD NAVY HOLLISTER
- SPORTSMANS SHOE DEPT. ENCORE maurices Buckle
- HomeGoods REGAL CHAMPS AEROPOSTALE
- Foot Locker Bath & Body Works claire's FAMOUS VICTORIA'S SECRET
- JCPenney macy's Red Robin IHOP PACSUN DICK'S

- GLACIER BANK COTTON-ON HJTWORX
- 76 metro Applebees
- QDOBA Dunkin' Donuts DD Chevron

- benefit FURNITURE ROW xfinity
- ULTA sleep number DENVER MATTRESS CO. pure barre
- Total Wine Cafe Rip HOBBY LOBBY Great Floors
- DXL STRATUS HOSNY BAKED FLEET FEET Staples

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OFFICE LOCATIONS

SPOKANE | COEUR D'ALENE | TRI-CITIES | MISSOULA

601 W MAIN AVENUE, SUITE 400
SPOKANE WA 99201