

FOR LEASE



CHENEY SQUARE

2420 1st Street
Cheney, WA 99004

SUITE 2420

Space Size | ±1,892 SF
Lease Rate | \$14.00 PSF/YR
NNN Exp. | \$3.80 PSF
Co-Tenants | Dollar Tree
& Jimmy Johns

Bldg Size | ±13,577 SF
Lot Size | ±48,650 SF (1.12 AC)
Parcel # | 13121.0094 (portion of)
Zoning | Commercial

KIEMLE
HAGOOD

ANDY BUTLER, CCIM | BROKER

509.385.9121

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CHENEY SQUARE

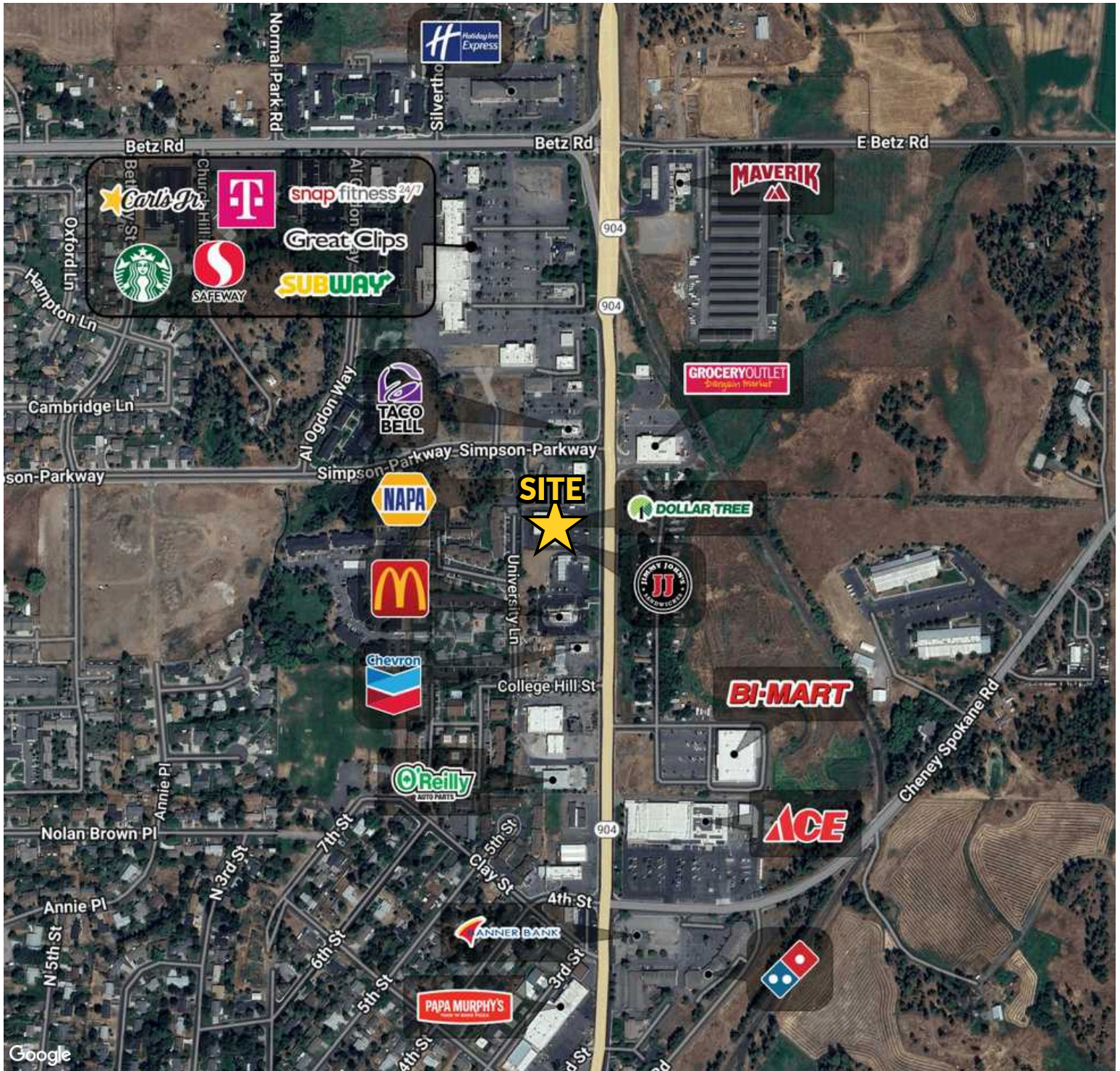
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NEARBY RETAILERS:



2025 DEMOGRAPHICS 	1 Mile Radius	3 Mile Radius	5 Mile Radius
2025 Estimate Population	7,317	15,131	17,772
2025 Average HHI	\$75,664	\$80,299	\$87,206
2025 Median HHI	\$50,758	\$52,807	\$58,070
2025 Median Age	26.3	27.2	29.3
Daytime Demographics	3,685	7,795	9,630



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