

FOR LEASE



RETAIL SPACE

9502 N Newport Highway | Spokane, WA 99218

KIEMLEHAGOOD

CHAD CARPER

509.991.2222

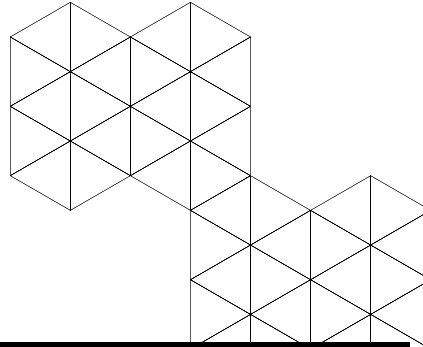
chad.carper@kiemlehagood.com



PROPERTY OVERVIEW

RETAIL SPACE **FOR LEASE**

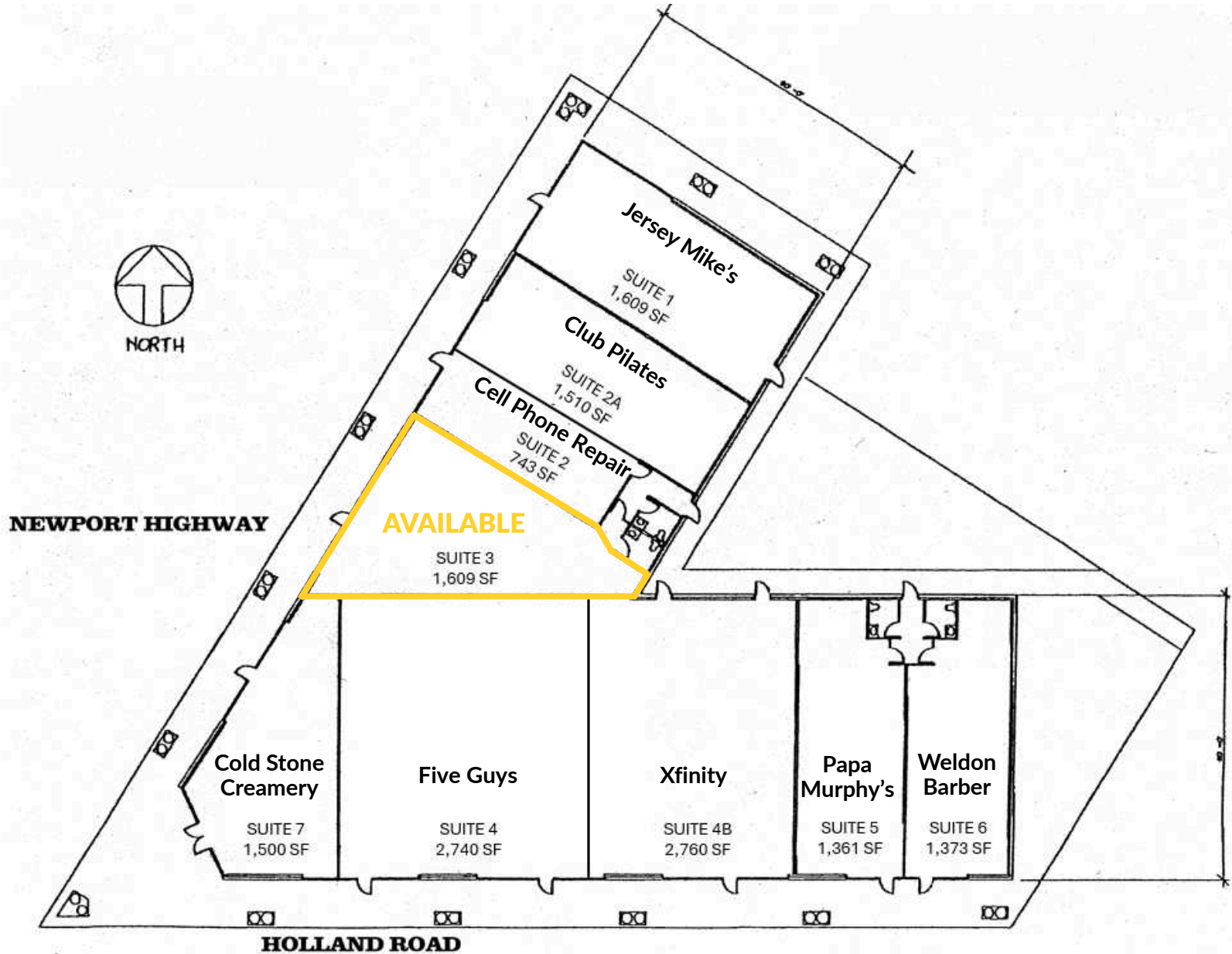
SPACE AVAILABLE	Suite #3
LEASE RATE	\$24.00 PSF /YR
LEASE TYPE	NNN
SPACE AVAILABLE	±1,609 SF

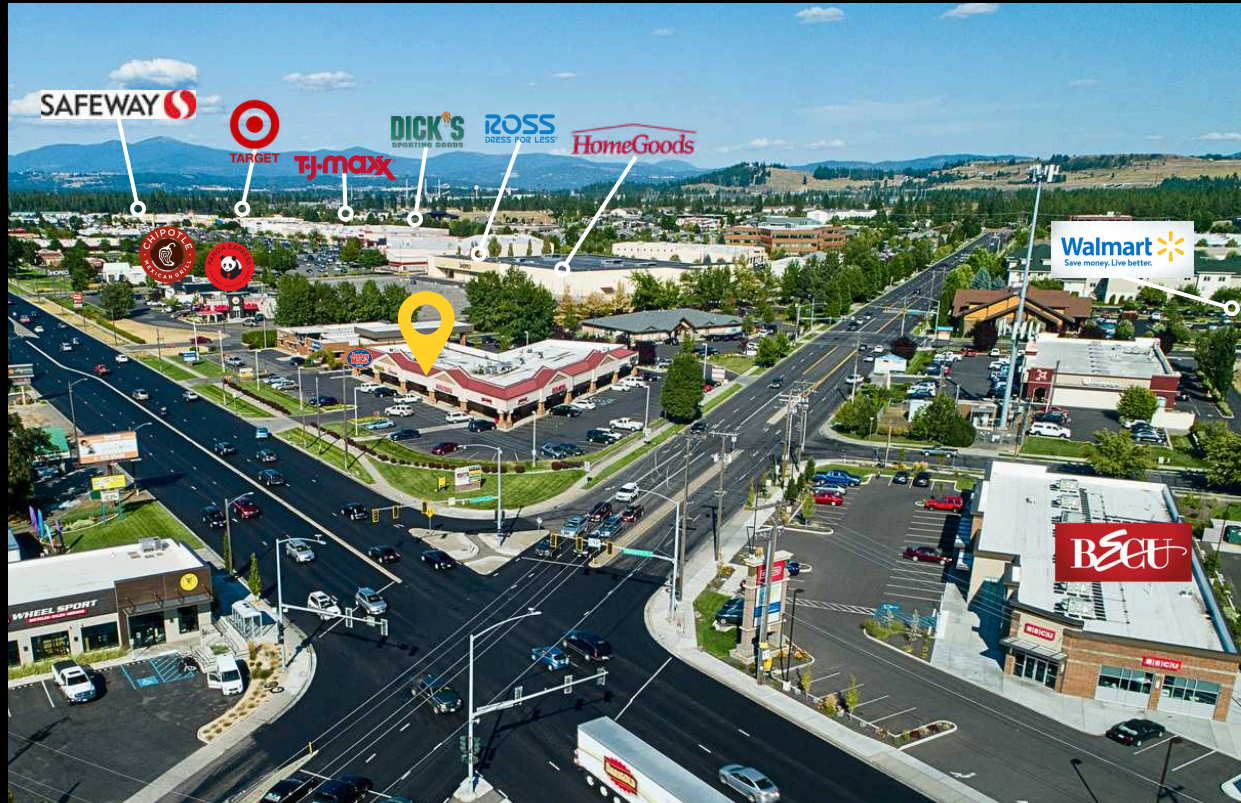


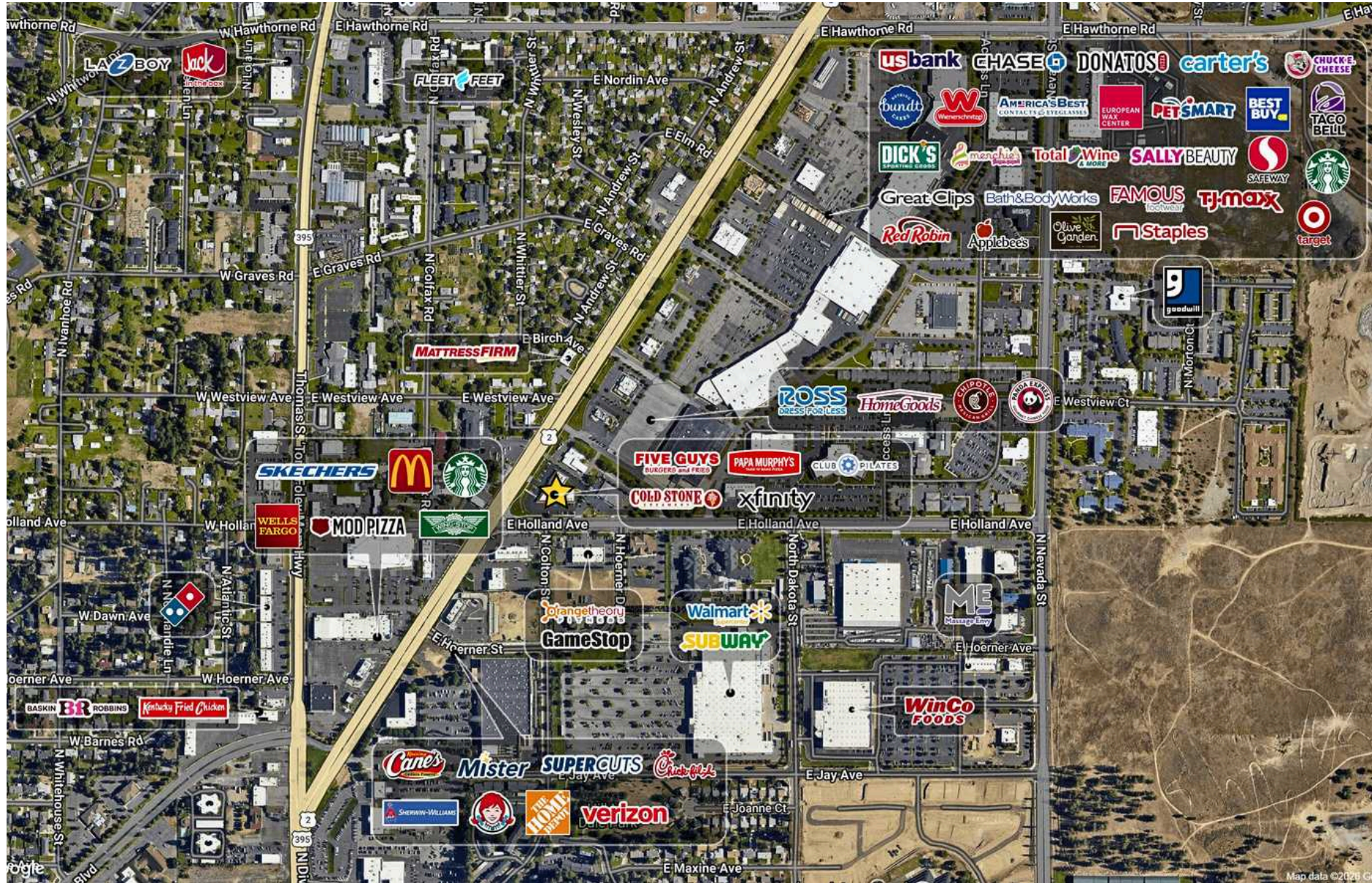
This ±1,609 SF commercial lease opportunity is positioned on a high-traffic corner at N Newport Highway and E Holland Avenue, offering excellent exposure and easy access. Building and freestanding signage are available, providing strong visibility to daily traffic counts. The site is surrounded by a dynamic mix of national and local retailers, including:

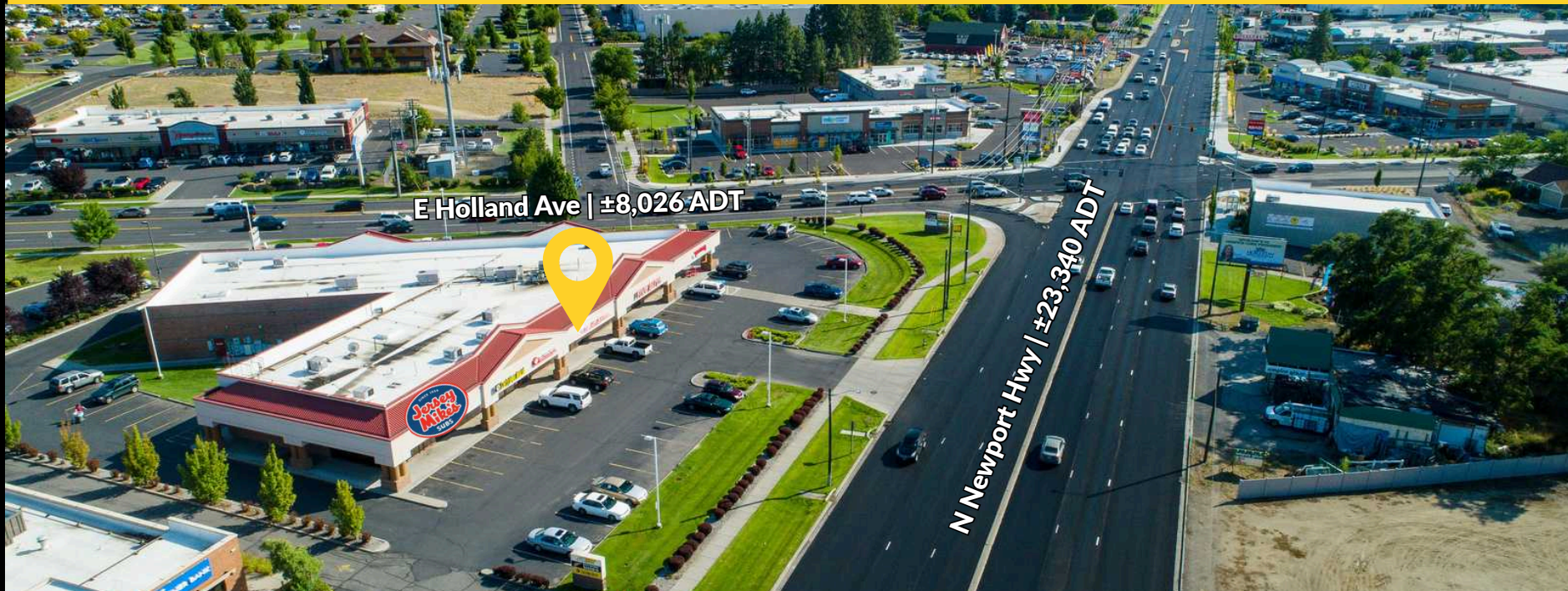
- Weldon Barber
- Papa Murphy's
- Xfinity
- Five Guys
- Cold Stone Creamery
- Cell Phone Repair
- Club Pilates
- Jersey Mike's











DEMOGRAPHICS

1 MILE RADIUS

3 MILE RADIUS

5 MILE RADIUS

2025 Estimate Population

11,112

73,167

169,552

2030 Projected Population

11,750

73,603

168,691

2025 Estimated Households

4,572

29,941

68,368

2025 Median Age

32.4

37.3

37.5

2025 Average Household Income

\$98,446

\$106,341

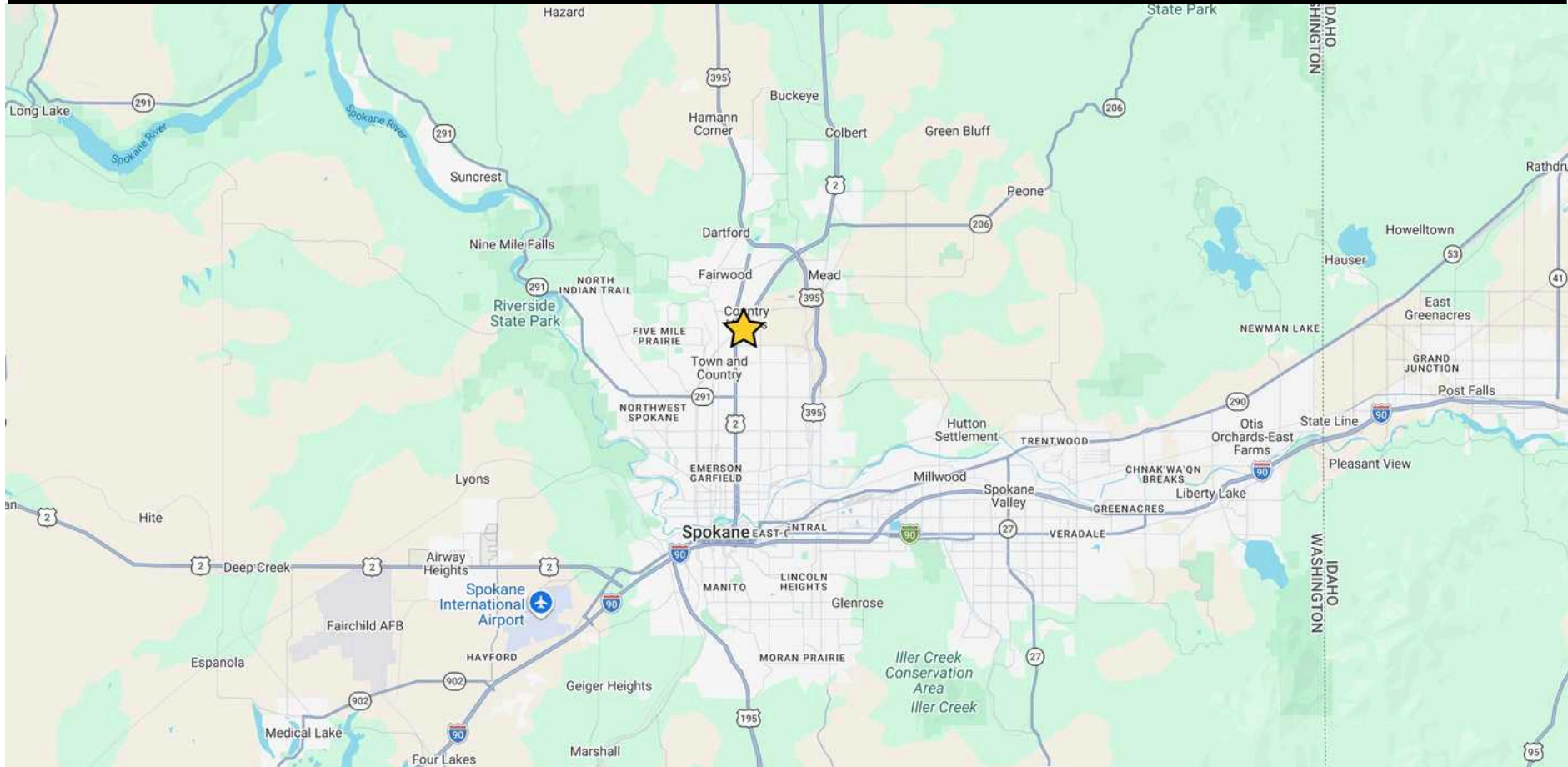
\$105,134

2025 Median Household Income

\$74,452

\$79,523

\$80,192



No warranty or representation, expressed or implied, is made by Kiemle Hagood, its agents or its employees as to the accuracy of the information contained herein. All information furnished is from sources deemed reliable and submitted subject to errors, omissions, change of terms and conditions, prior sale, lease or financing, or withdrawal without notice. No one should rely solely on the above information, but instead should conduct their own investigation to independently satisfy themselves.

Kiemle Hagood respects the intellectual property of others:
 If you believe the copyright in your work has been violated through this Website, please contact our office for notice of claims of copyright infringement. For your complaint to be valid under the Digital Millennium Copyright Act of 1998 (DMCA), you must provide the following information when providing notice of the claimed copyright infringement: Identify the material on the Website that you believe infringes your work, with enough detail so that we may locate it on the Website; provide your address, telephone number and email address; provide a statement that you have a good faith belief that the disputed use is not authorized by the copyright owner, its agent, or the law; provide a statement that the information in the notification is accurate, and under penalty of perjury, that the complaining party is authorized to act on behalf of owner of an exclusive right that is allegedly infringed; provide your physical or electronic signature. Upon receiving your complaint, Kiemle Hagood will, upon review, remove content that you believe infringes your copyright if the complaint is found valid.

CHAD CARPER

D | 509.991.2222

chad.carper@kiemlehagood.com

KIEMLEHAGOOD