



# FOR LEASE



## 3 BUILDINGS

530 & 536 W Deschutes | Kennewick, WA 99336

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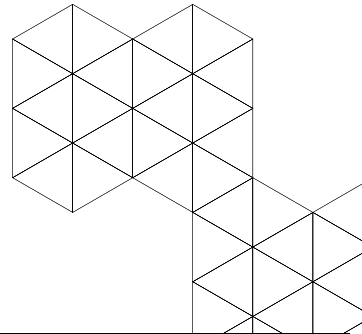
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## PROPERTY OVERVIEW

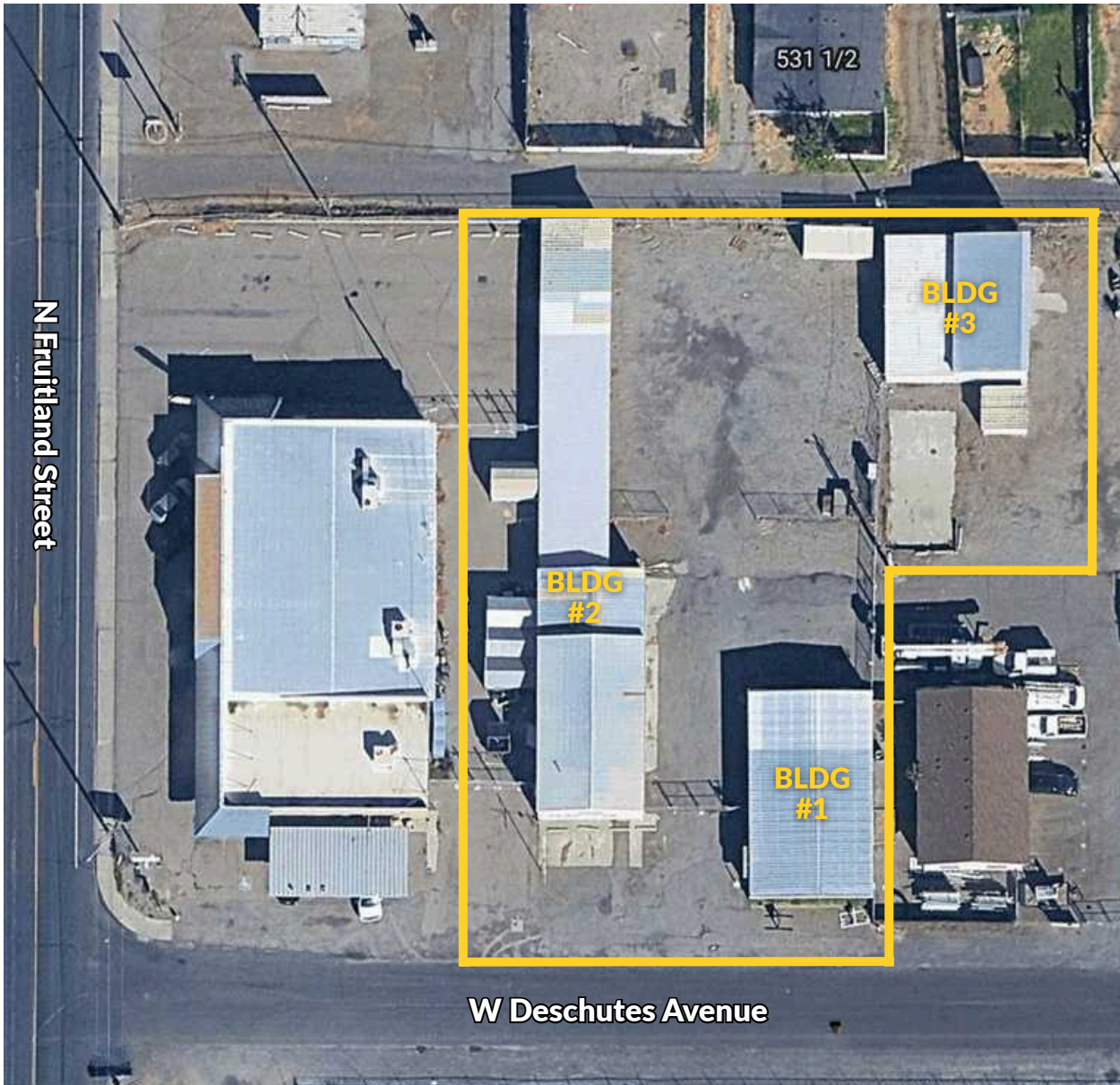
3 BUILDINGS ON 1 ACRE **FOR LEASE**

<b>LEASE RATE</b>	\$4,750 /Month (\$10.75 PSF /YR)
<b>LEASE TYPE</b>	NNN
<b>AVAILABLE SPACE</b>	±5,300 SF
<b>TOTAL BUILDING SF</b>	±6,000 SF
<b>YEAR BUILT</b>	1977
<b>PARCEL NO.</b>	136994020008013
<b>TOTAL LOT SIZE</b>	±0.75 Acres (±32,670 SF)



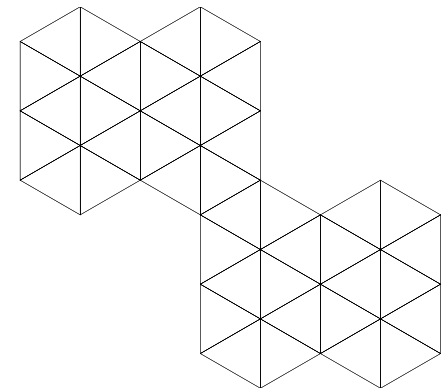
This property consists of three separate buildings situated on just under one acre. The ±1,600 SF office building features seven (7) private offices and a restroom with a shower. The ±2,100 SF warehouse/shop building is located directly along Deschutes Ave and includes six (6) covered parking bays within a fully enclosed, fenced area. An additional ±1,600 SF warehouse/shop building is positioned in the northeast corner of the property.



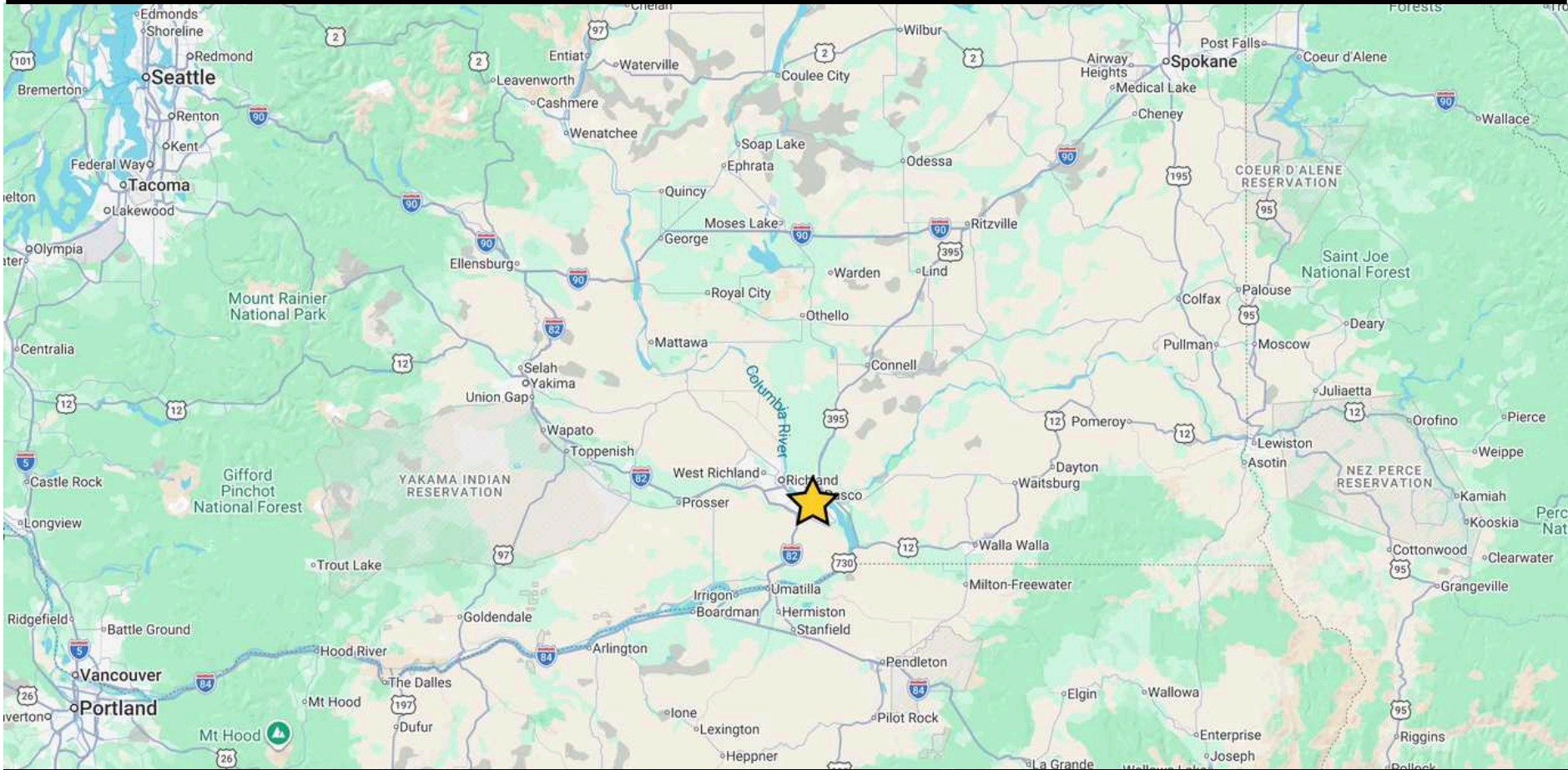


**HIGHLIGHTS BY BUILDING:**

- BLDG #1 - Office Building
  - ±1,600 SF
  - 7 Private Offices
  - Restroom with Shower
- BLDG #2 - Warehouse/Shop
  - ±2,100 SF
  - 6 Covered Parking Bays
  - Enclosed, Fenced Area
- BLDG #3 - Warehouse/Shop
  - ±1,600 SF







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