

FOR SALE or LEASE



OFFERING PRICE	\$600,000
LEASE RATE	\$14.00 PSF /YR
LEASE TYPE	Modified Gross
2ND FLOOR SPACE	±690 SF
TOTAL BUILDING SIZE	±4,308 SF
YEAR BUILT	1962
PARCEL NO.	35132.1308 & 35132.1307
TOTAL LOT SIZE	±0.34
ZONING	Office
PARKING	17 Parking Stalls

OFFICE SPACE

6607 E Broadway Avenue
Spokane Valley, WA 99212

- Great opportunity with heavily traveled I-90/Broadway interchange
- Ground floor lease space could be office or retail (excluding cannabis sale)
- 2- ADA Bathrooms
- 3 Private Offices
- Sale includes parcel 35132.1307



JAY CARSON

509.862.5454

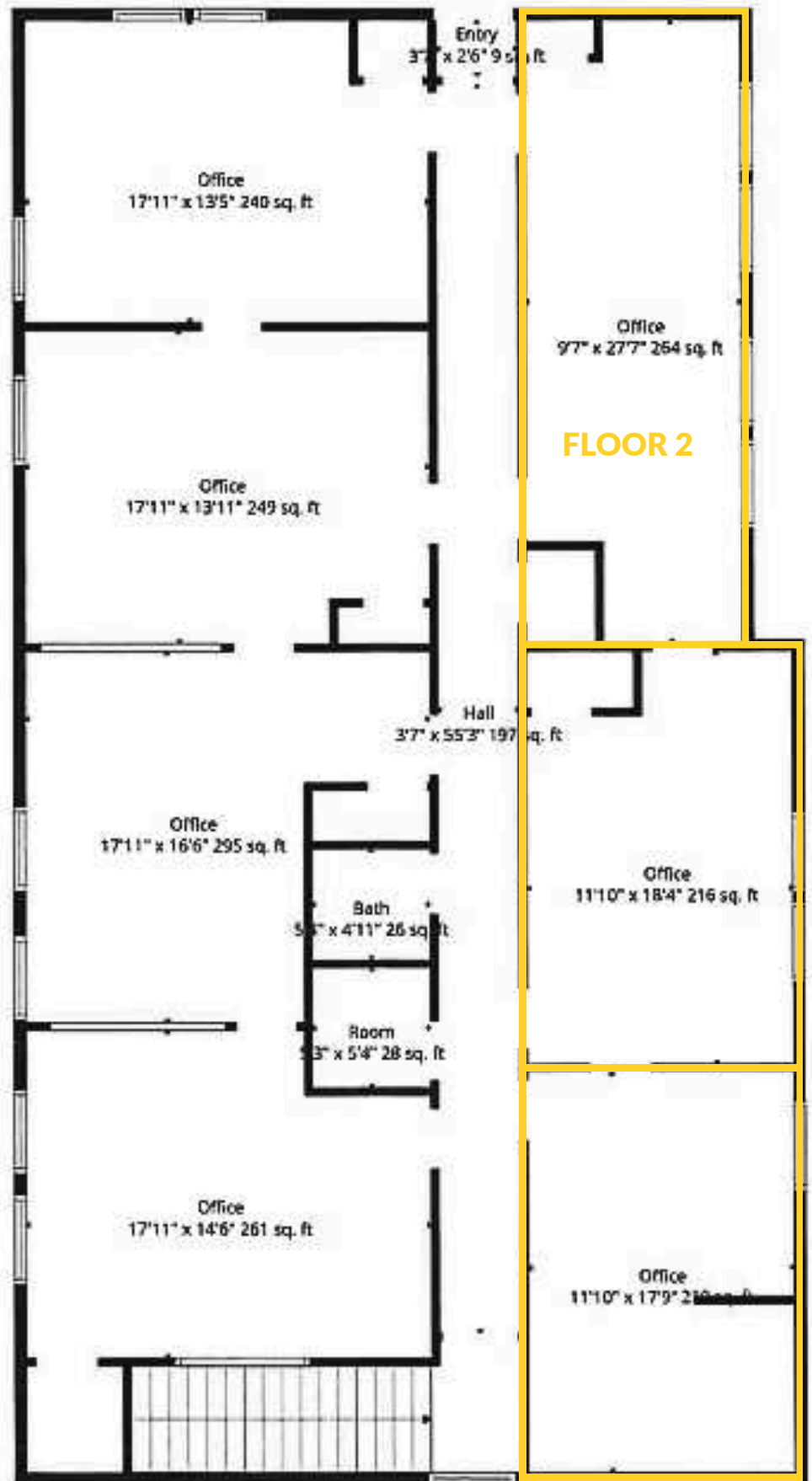
jay.carson@kiemlehagood.com

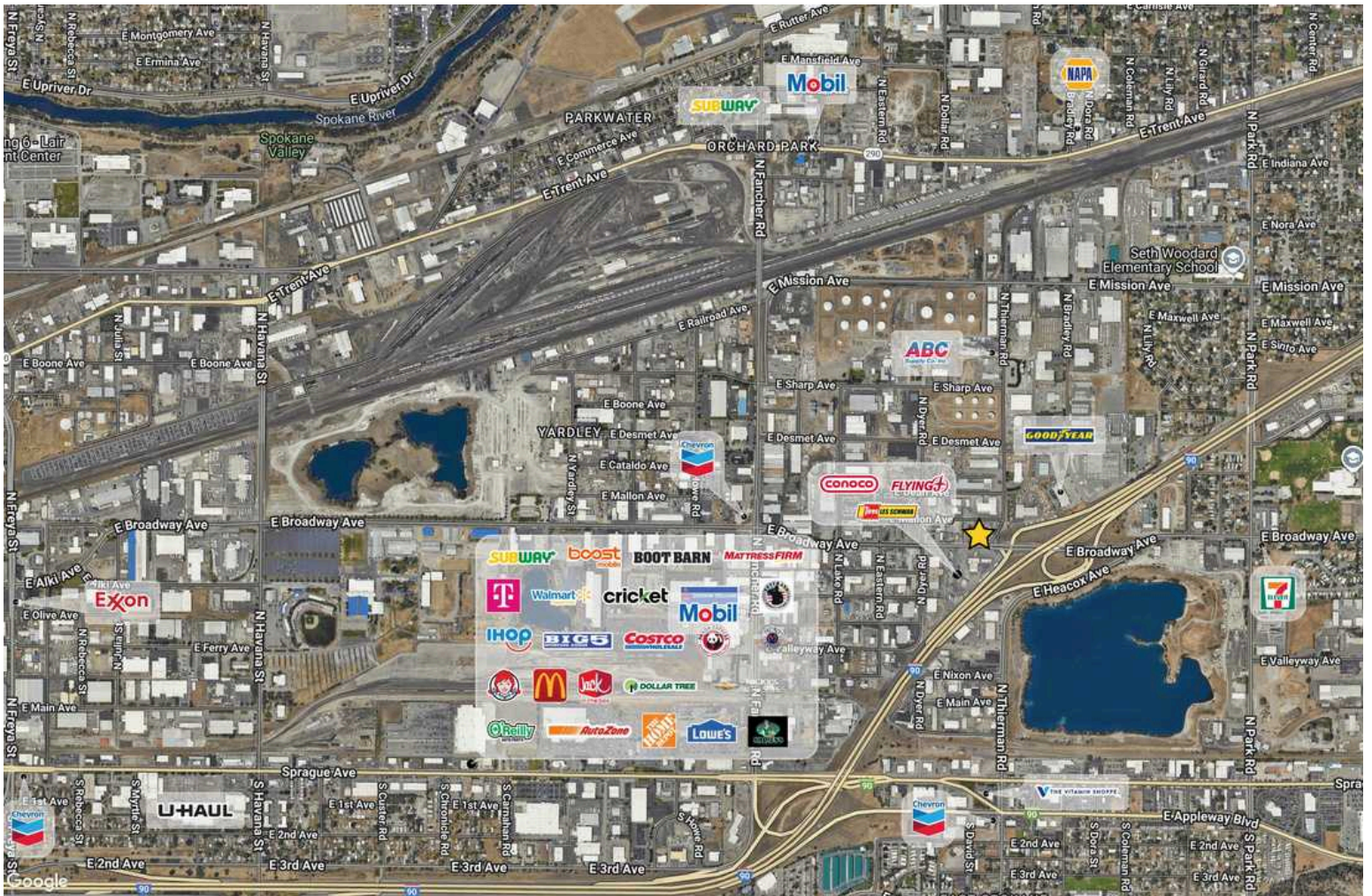
KIEMLEHAGOOD

FLOOR PLAN |

FLOOR 2 SPACE AVAILABLE

Size: ±690 SF
3 Private Offices





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VIEW LOCATION



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

601 W MAIN AVENUE, SUITE 400
 SPOKANE WA 99201