GHOST KITCHEN AND/OR OFFICE FOR LEASE

FREESTANDING RETAIL

5503 N. WALL ST.
SPOKANE, WA 99205

DAINES CAPITAL
COMMERCIAL REAL ESTATE

- Suites can be leased separately or together.
- Kitchen Equipment included.
- Hood Type : Type 1 commercial kitchen hood (grease hood) with an ANSUL R-102 wet chemical fire suppression system.

Suite 102 - Kitchen

Suite 103 - Office

OFFERING SUMMARY

Lease Rate Suite 102	$2,500/MO/NNN
Lease Rate Suite 103	$1,000/MO/NNN
Lease Rate Combined	$3,300/MO/NNN
102 SFT	830 SFT
103 SFT	700 SFT
Total SFT	1,530 SFT
Est. NNN	$0.20/SFT/MO

PROPERTY VIDEO - CLICK HERE

SETH PETERSON
CAYDEN KERR
• 509.342.6206 • CAYDEN@DAINESCAPITAL.COM
WWW.DAINESCAPITAL.COM

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PROPERTY DETAILS

*MULTI-TENANT PYLON SIGN DISPLAYED ALONG WALL ST.

LAND AREA	0.23 AC	**PARKING**	12 STALLS	**FLOORS**	1
APN	36312.5603	**TENANCY**	MULTI	**CONSTRUCTION**	WOOD FRAME
BLDG SFT	3,024 SFT	**YEAR BUILT**	1953	**ZONING**	NR

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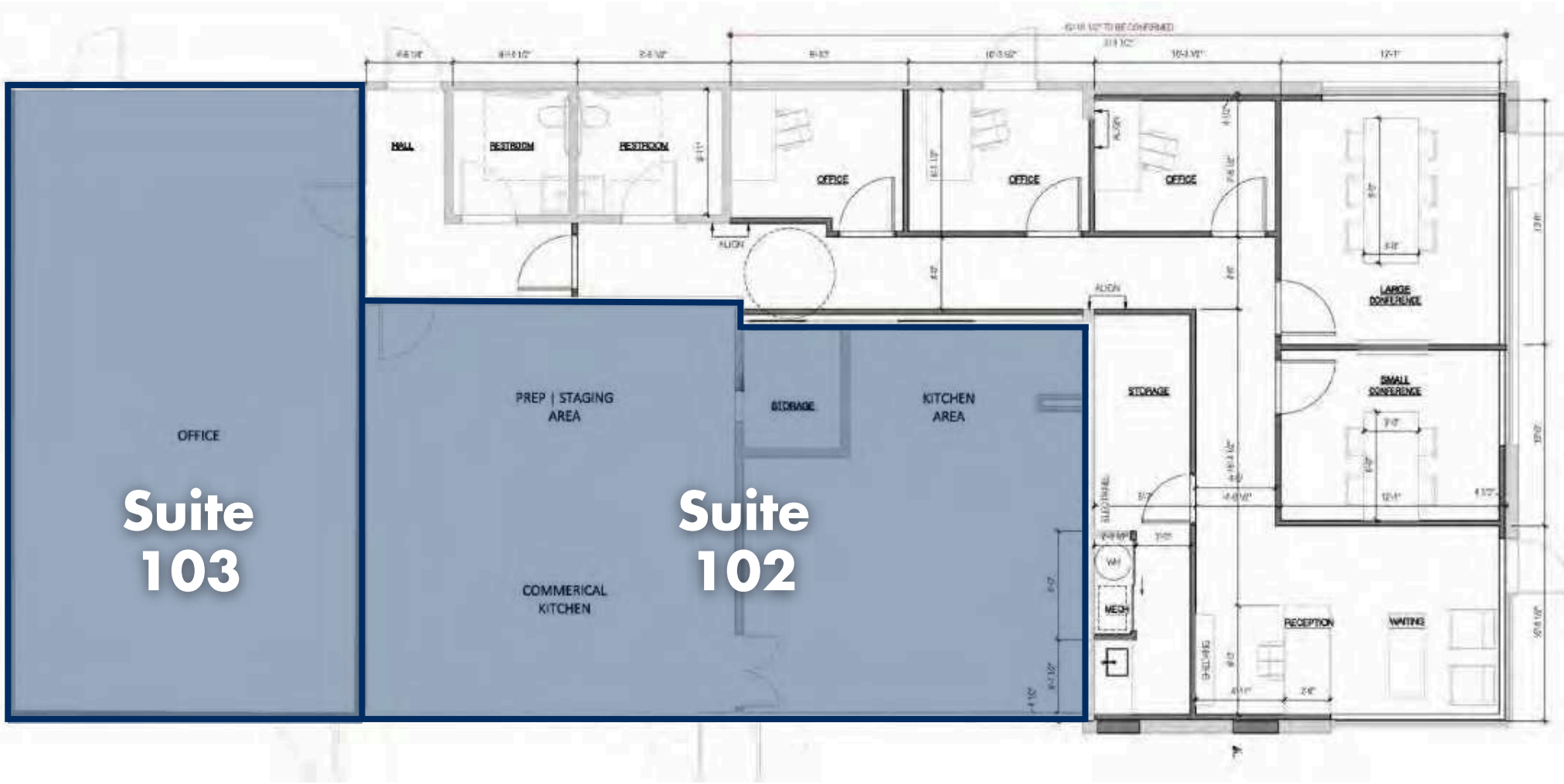

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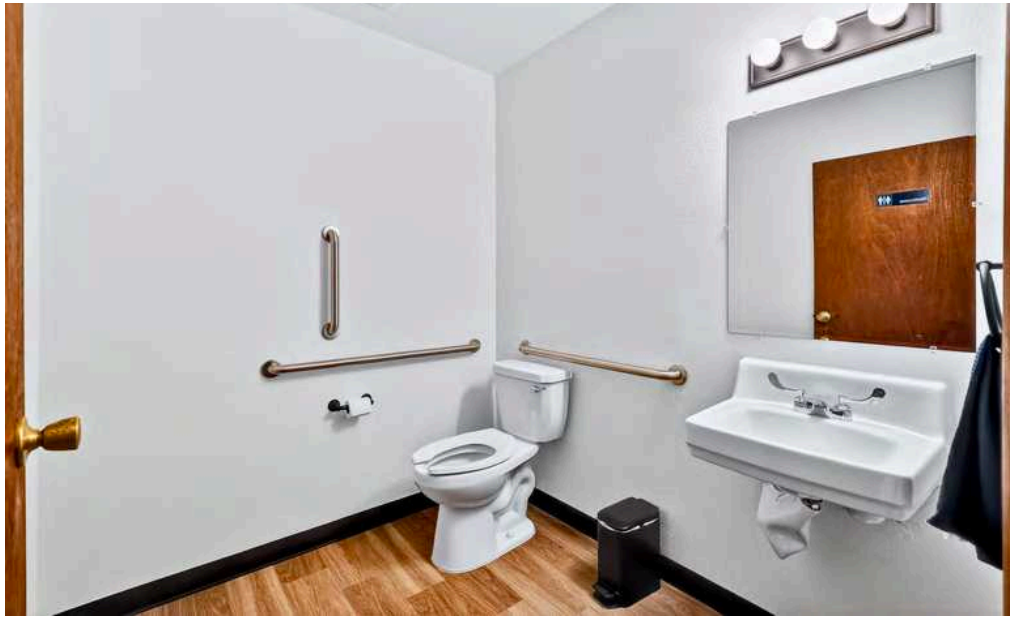

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DEMOGRAPHICS	1 MILE	3 MILE
Population	16,616	129,029
Households	6,914	50,905
Median Age	38	37
Median HH Income	$69,990	$65,251
Daytime Employees	9,475	58,783
Population Growth '25 - '30	0.63%	1.27%
Household Growth '25 - '30	0.64%	1.29%

COLLECTION STREET	CROSS STREET	TRAFFIC VOL
N. Monroe St.	W. Rowan Ave. N	14,792
N. Monroe St.	W. Central Ave. NE	14,646
N. Wall St.	W. Joseph Ave. S	11,213

No representation, express or implied, is made as to the accuracy of information contained herein. All information is from sources deemed reliable and submitted subject to errors, omissions, change or terms and conditions without notice. Buyers are solely responsible to conduct their own due diligence to their independent satisfaction.

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