

FOR LEASE

SINGLE TENANT LIBERTY LAKE OFFICE BUILDING Knox Lane III | Building 4

2780 N Eagle Lane | Liberty Lake, WA 99019

MARY KIENBAUM

208.770.2589

mary.kienbaum@kiemleahagood.com

KIEMLEHAGOOD

JON HAGER, with Hager Realty Services, Inc

425.830.8165

jon@jhager.com



PRIME LIBERTY LAKE LOCATION FOR LEASE

2780 N Eagle Lane
Liberty Lake, WA 99019
Knox Lane III | Building 4

LEASE RATE	\$27,500 /Month (\$22.00 PSF /YR)
EST NNN RATE 2026	\$4.30 PSF
AVAILABLE	NOW
TOTAL BUILDING SF	±15,000 SF
YEAR BUILT	2023
ZONING	C1 - Liberty Lake
PARCEL NO.	55112.9077

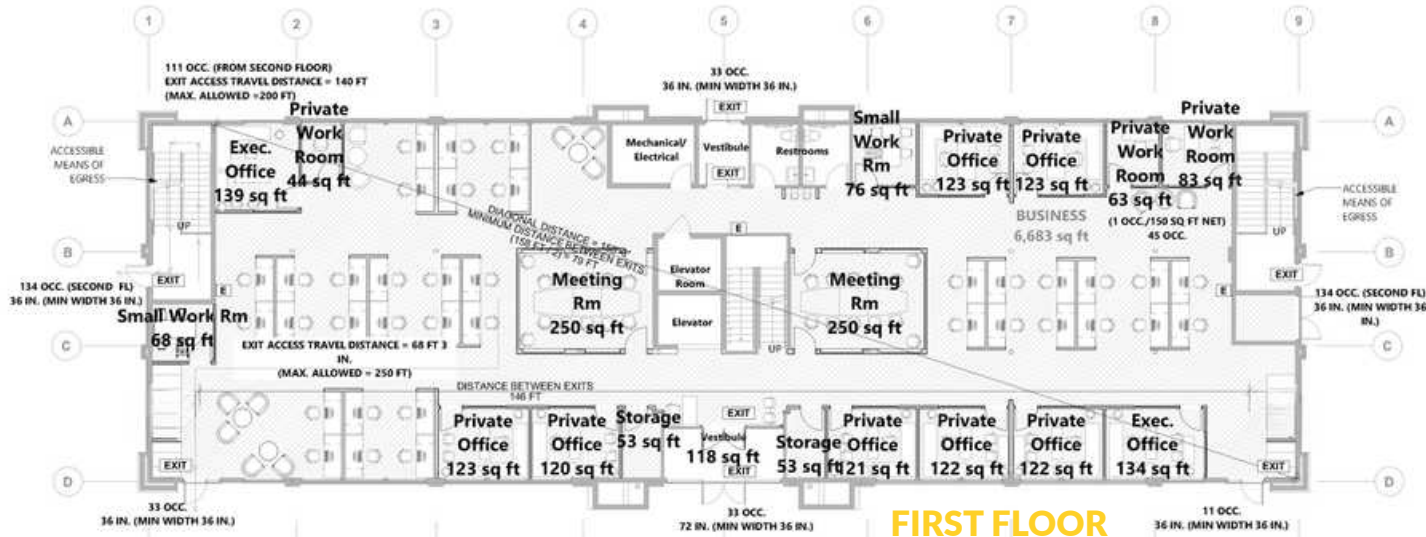
- Purchase of existing office furniture can be negotiated

Now available, this ±15,000 SF like new single tenant office building offers a high quality, modern workspace in a prime Liberty Lake location with convenient access to I-90. Constructed in 2023 with tenant improvements completed in 2024, the property is thoughtfully designed to support collaboration, productivity, and employee comfort. The layout includes 19 private offices, 5 small private work rooms, 3 open work areas, and 3 conference rooms, along with a well-appointed kitchen with a hood system, and cafeteria area. Two private patios and beautiful views further enhance the work environment, making this an exceptional opportunity for a tenant seeking a contemporary, move-in-ready office building in one of the region's most desirable submarkets.

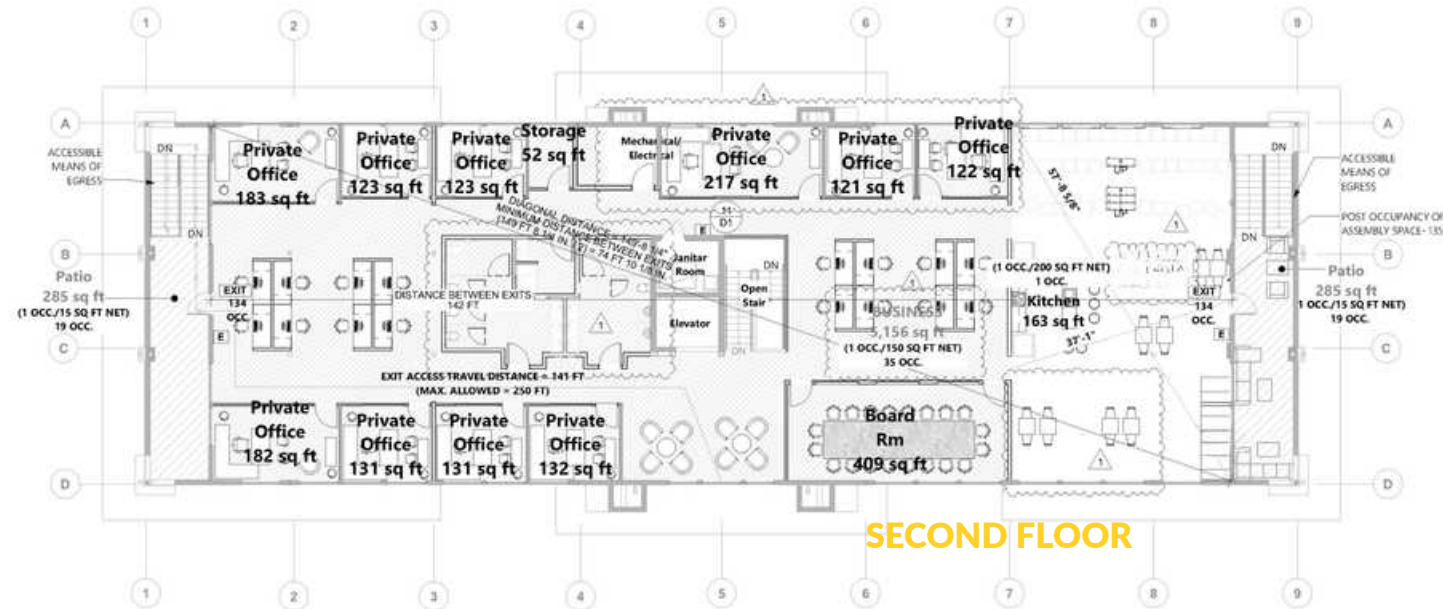


FLOOR PLAN

PRIME LIBERTY LAKE LOCATION **FOR LEASE**



FIRST FLOOR



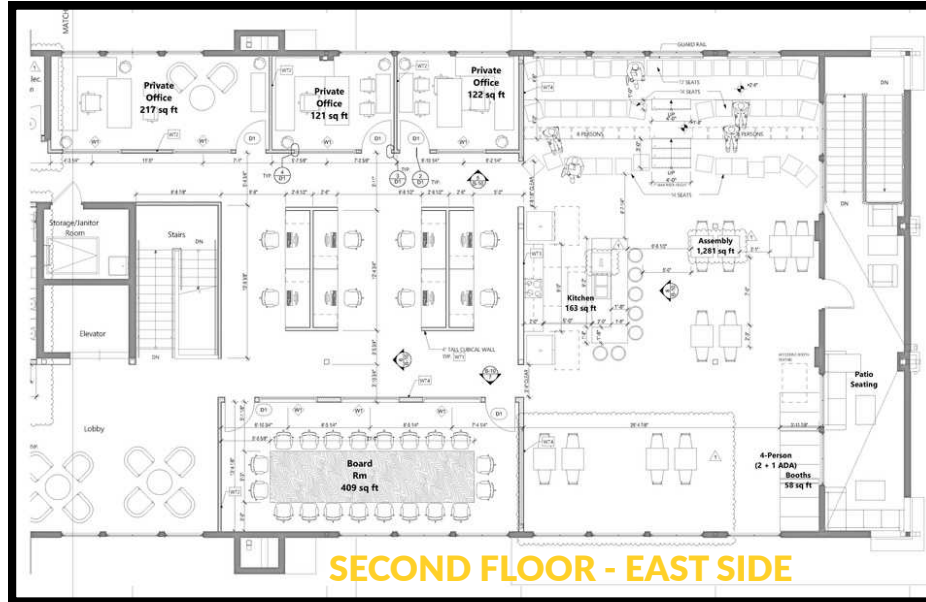
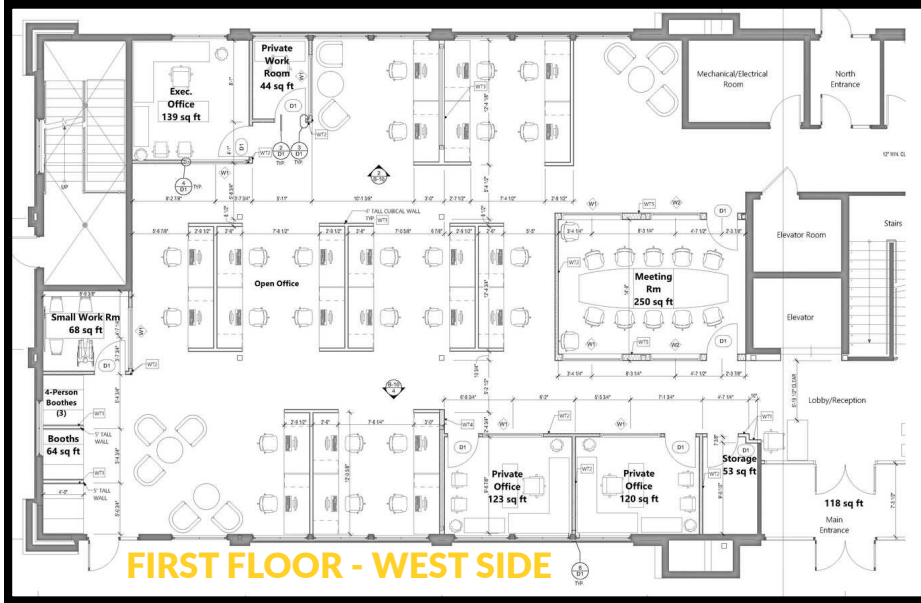
SECOND FLOOR

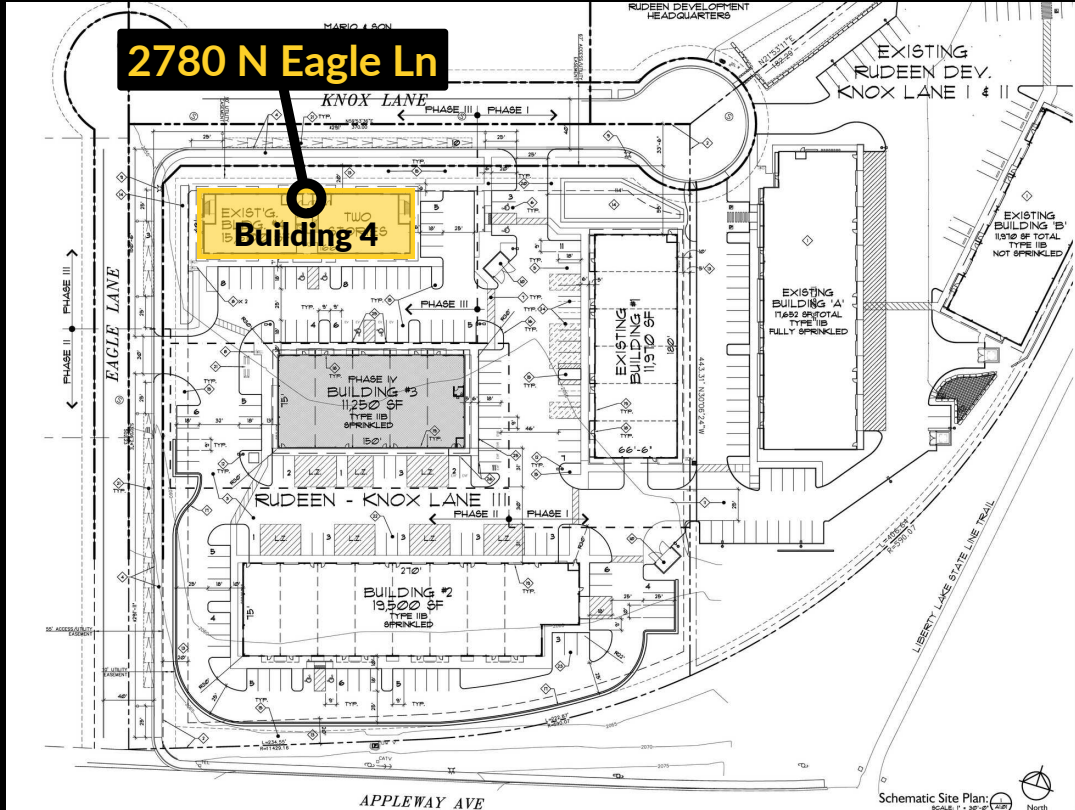
PROPERTY HIGHLIGHTS

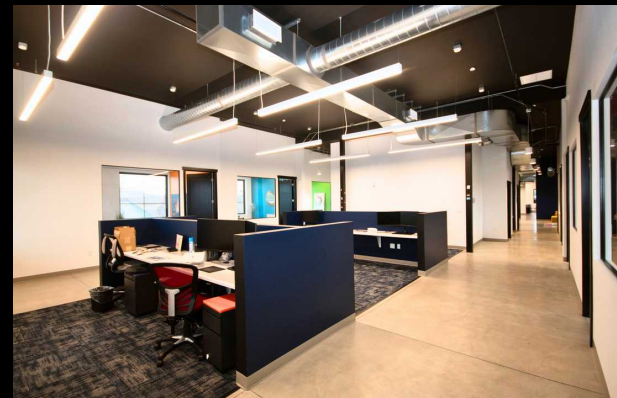
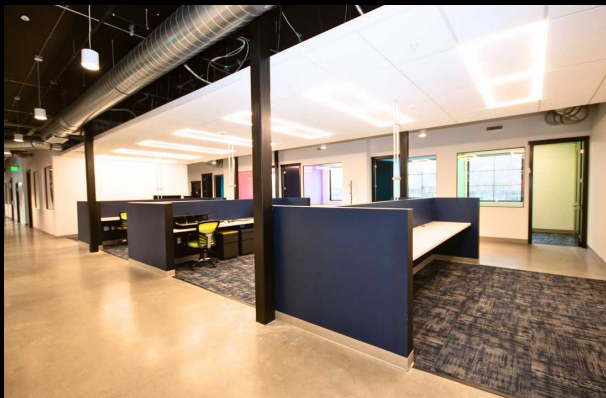
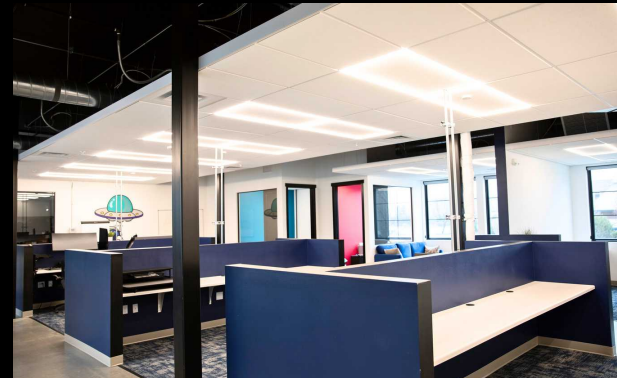
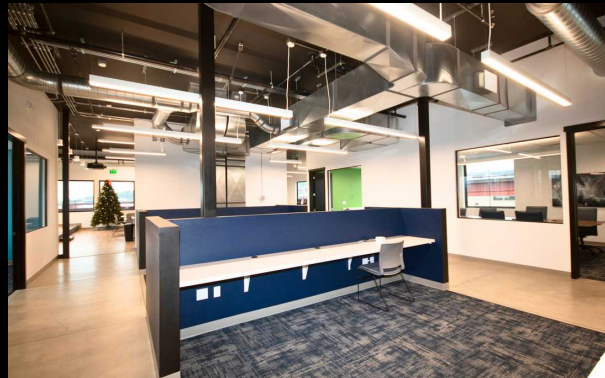
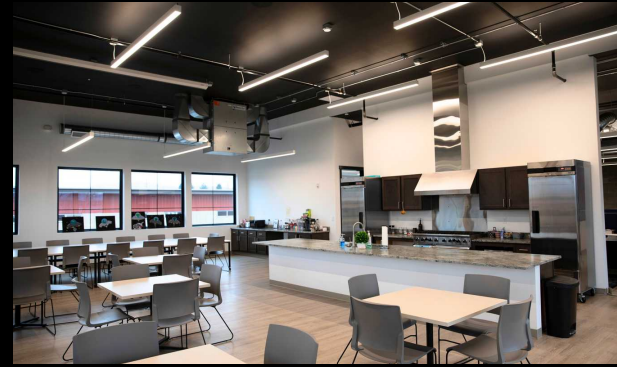
- o 19 Offices
- o 5 Small Private Work Rooms
- o 3 Open Work Areas
- o 3 Conference Rooms
- o Kitchen/Cafeteria Area
- o 2 Patios
- o Shower

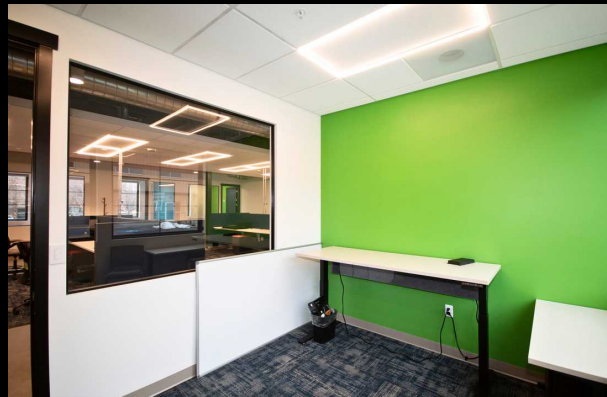
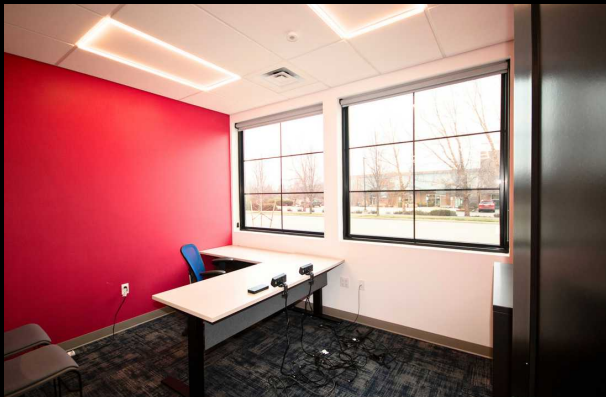
CLOSE-IN FLOOR PLAN

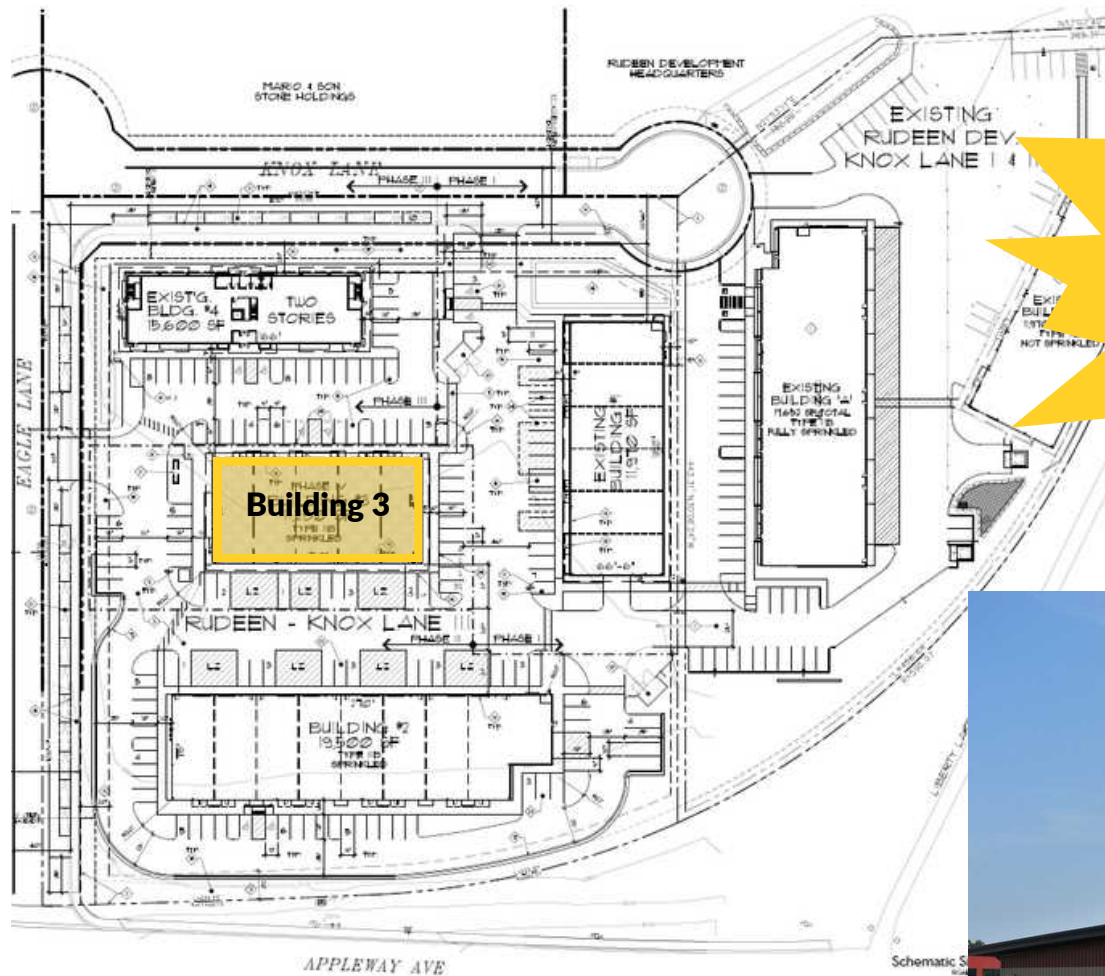
PRIME LIBERTY LAKE LOCATION **FOR LEASE**





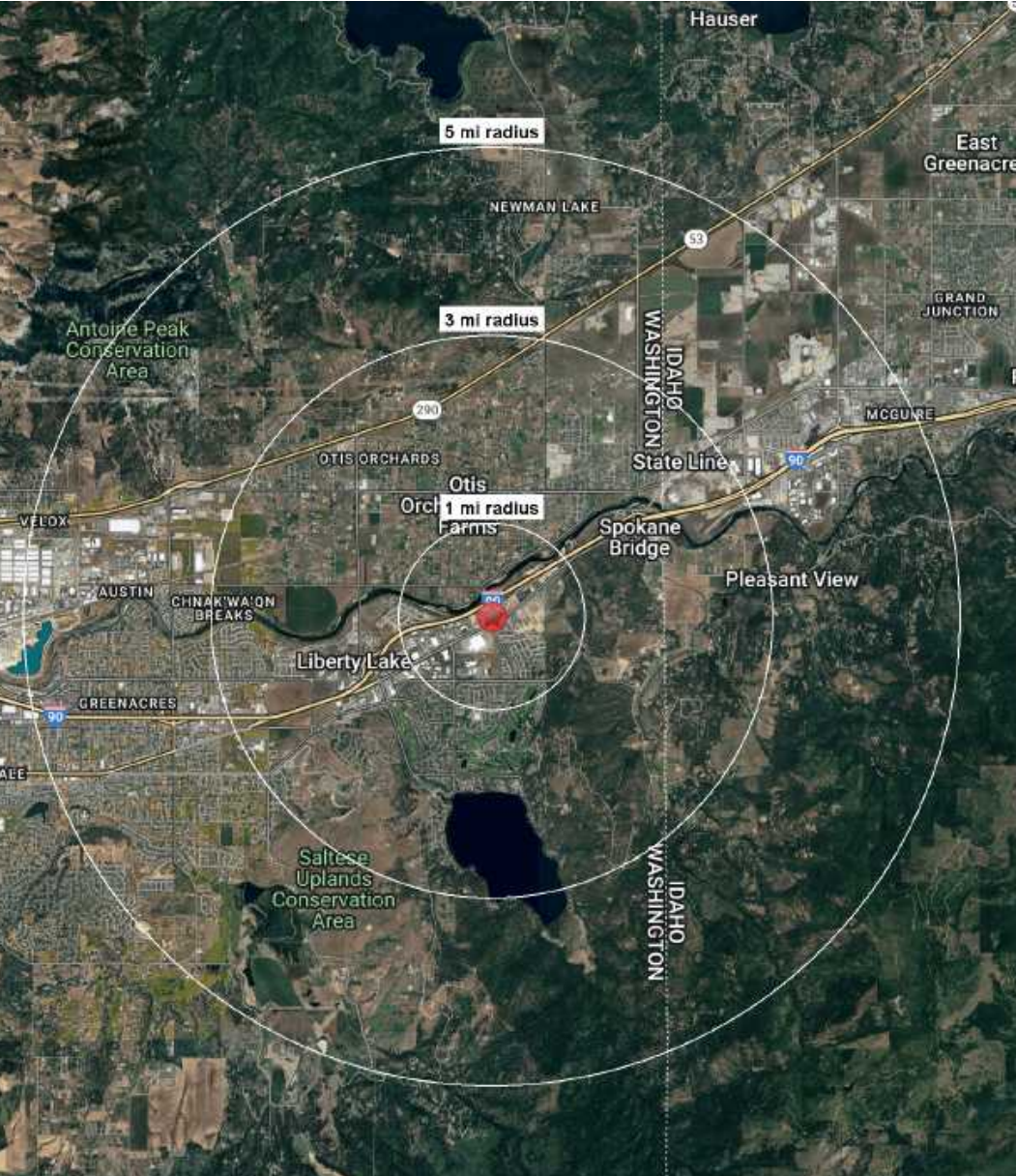






Coming Spring 2026
BUILDING 3
Warehouse Space for Lease
MULTIPLE ±2,250 SF UNITS
Contact List Agent for More Information





DEMOGRAPHICS

	1 MI	3 MI	5 MI
Est Pop 2025	4,197	22,020	49,568
Projected Pop 2030	4,244	22,629	52,377
Proj Ann Growth (25-30)	1.11%	2.77%	5.67%
Est Daytime Pop	4,422	14,371	31,037
2025 Average HHI	\$154,333	\$143,372	\$123,497
2025 Median HHI	\$123,084	\$108,044	\$94,477



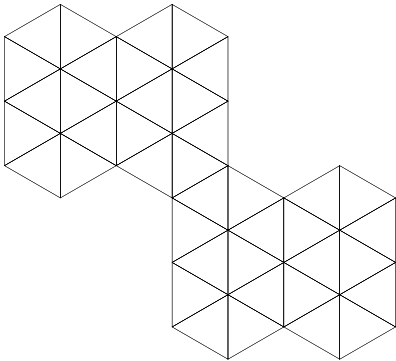
DISTANCE & DRIVE TIMES

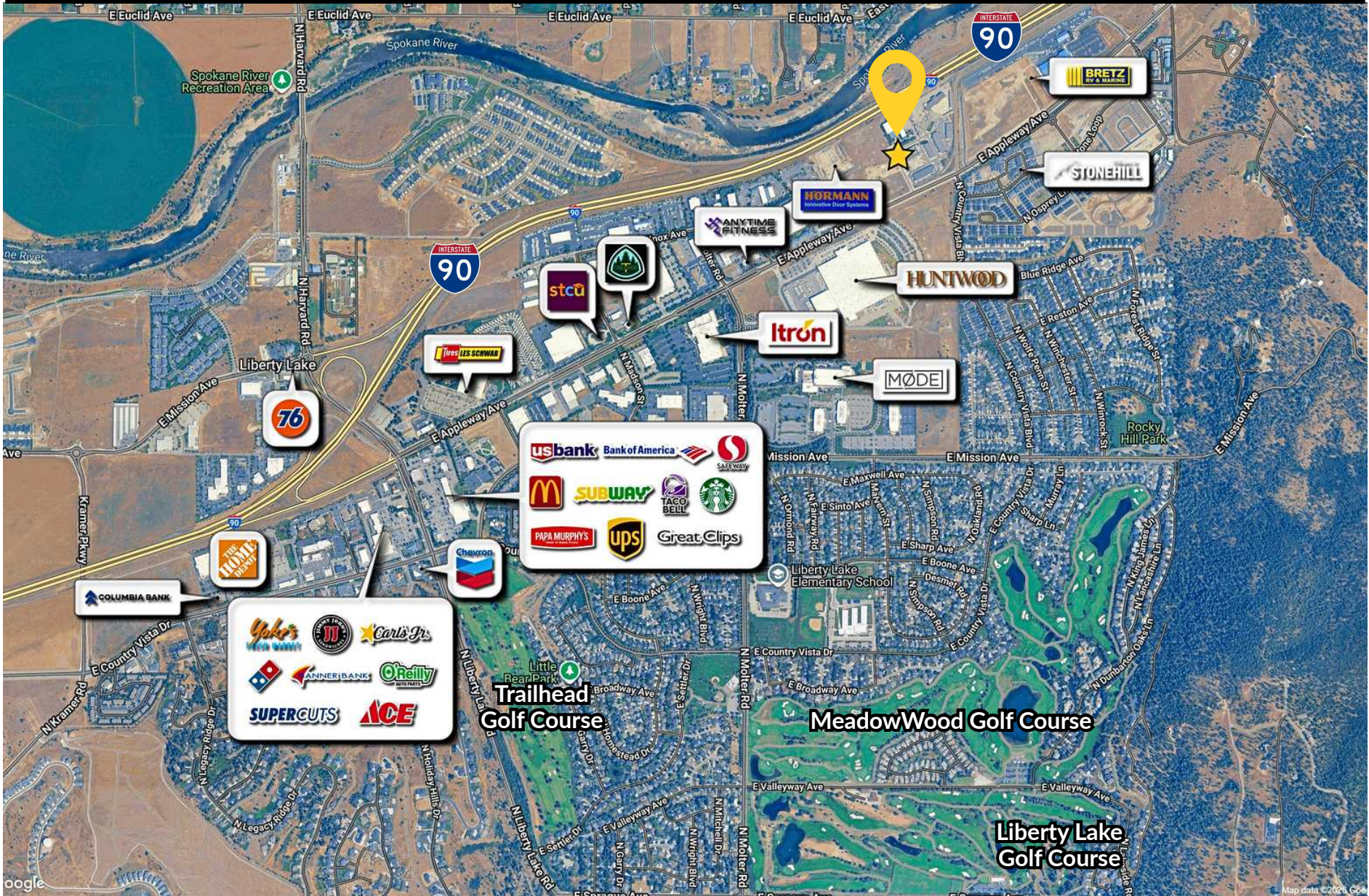
SPOKANE VALLEY, WA
±14 Minutes, ±9 Miles

SPOKANE, WA
±22 Minutes, ±18 Miles

POST FALLS, ID
±11 Minutes, ±8 Miles

COEUR D'ALENE, ID
±22 Minutes, ±16 Miles

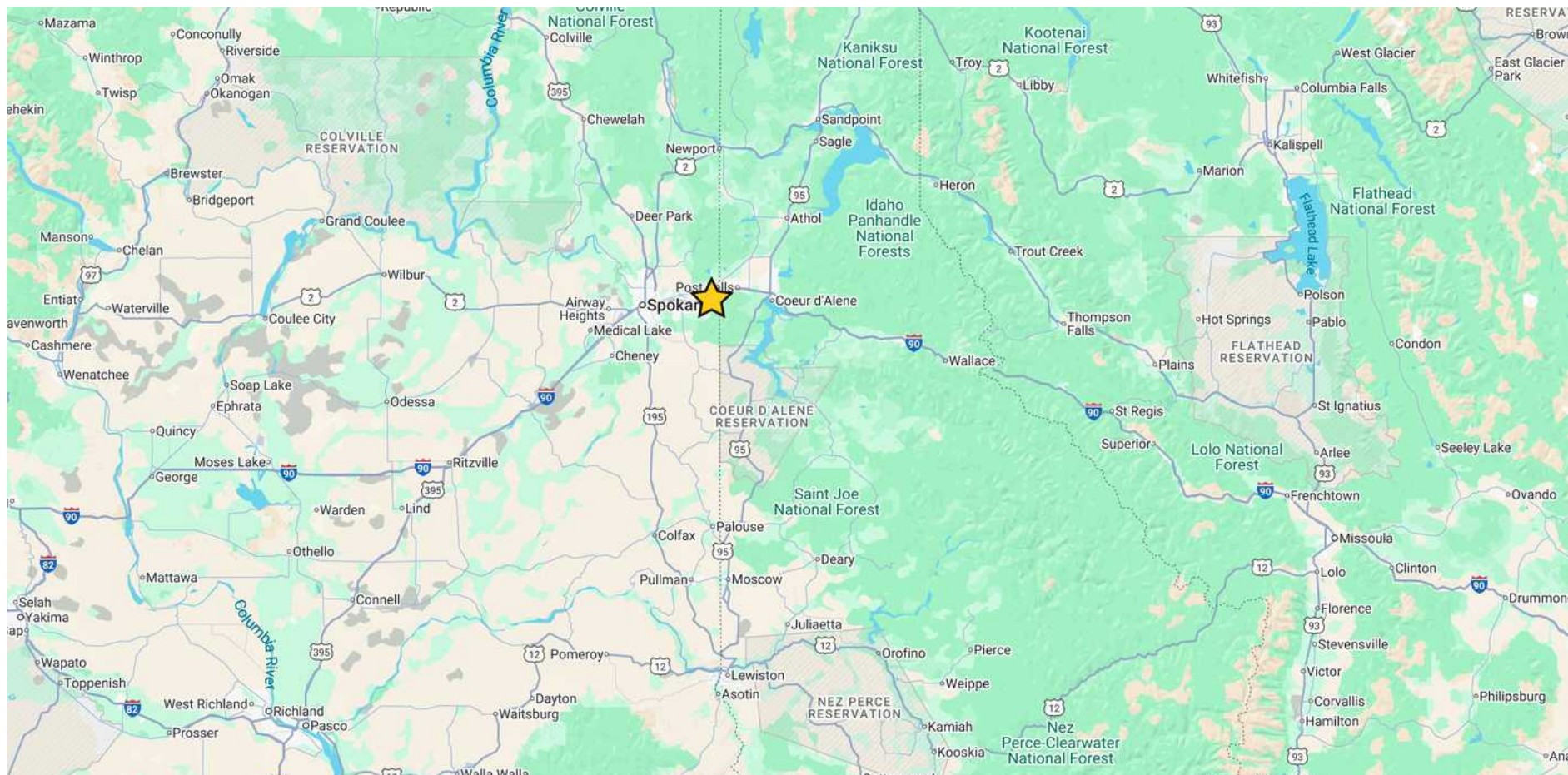




VIEW LOCATION



PRIME LIBERTY LAKE LOCATION FOR LEASE



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