

FOR SALE



RETAIL BUILDING

513 N Edison Street - Kennewick, WA

MULTI-TENANT RETAIL BUILDING

Sale Price: \$2,500,000

Total Building Size: ±12,500 SF

Lot Size: ±56,426 SF

Parcel Number: 133993bp2950001

Year Built: 2002

[View
Location](#)



**CHAD CARPER
BROKER**

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**KIEMLE
HAGOOD**

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CURRENT LEASE DETAILS

Solarium Tanning

Space Size: ±2,500 RSF

Rent Income: \$42,500/year

Term Ends: 2/28/2026



Vacant Space

Space Size: ±7,500 RSF

Available now

Washington State Military Department

Space Size: ±2,500 RSF

Rent Income: \$45,000/year

Term Ends: 12/31/2023

One Option 10 year option



TRAFFIC COUNT

N Edison Street | ±15,695 ADT



BUILDING PHOTOS

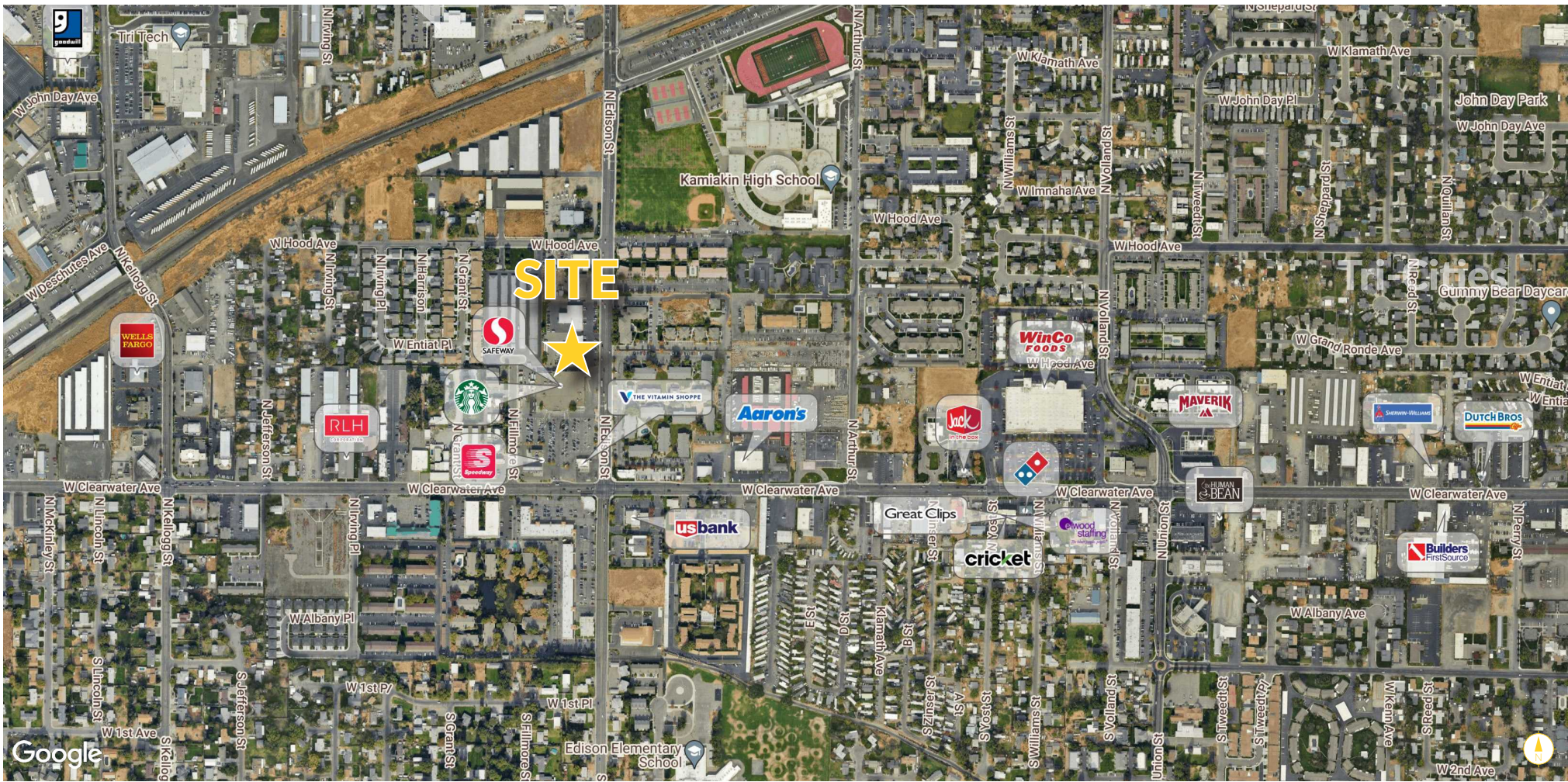
513 N Edison Street
Kennewick, WA 99336



AERIAL VIEW

513 N Edison Street
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OFFICE LOCATIONS

SPOKANE | COEUR D'ALENE | TRI-CITIES | PALOUSE | MISSOULA

601 WEST MAIN AVENUE, SUITE 400
SPOKANE, WA 99201

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