



FORMER SERENITY INSURANCE GROUP

924 & 930 W. 2nd Avenue
Spokane, Washington 99201

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KIEMLEHAGOOD

PROPERTY DETAILS

FORMER SERENITY INSURANCE GROUP

924 & 930 W. 2nd Avenue

EXCELLENT OWNER/USER OR INVESTMENT OPPORTUNITY

SALE PRICE \$1,250,000
LEASE RATE \$10.00 / SF, NNN

TOTAL BUILDING SIZE

±10,629 SF

TOTAL LAND SIZE

±14,200 SF (0.32 ac)

ZONING

DTG (Downtown General)

PARKING

±10 stalls (off street parking)

924 W. 2ND AVENUE

Parcel Number: 35192.1912

Building Size: ±7,100 SF

Year Built: 1984

930 W. 2ND AVENUE

Parcel Number: 35192.1913

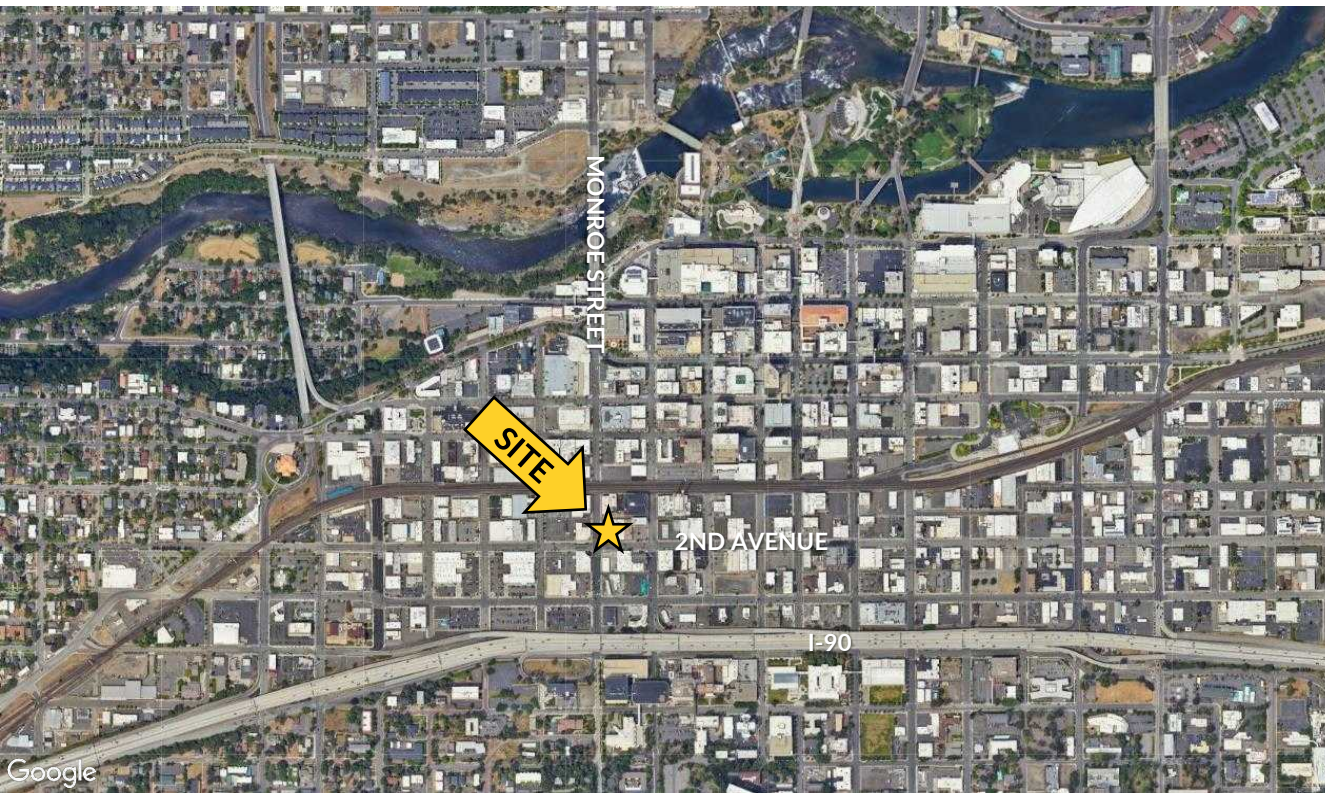
Building Size: ±3,529 SF

Year Built: 1988

For sale or lease is a strategically located commercial property in the heart of Downtown Spokane, offering substantial versatility and value. This property encompasses two adjacent parcels, totaling approximately ±10,629 square feet of building space on a ±14,200 square foot (0.32-acre) lot.







TRAVEL DISTANCE

Portland, Oregon
432.4 miles | 6 hr 29 min

Seattle, Washington
278.4 miles | 4 hr 5 min

Post Falls, Idaho
24.7 miles | 29 min

Coeur d'Alene, Idaho
33.9 miles | 38 min

DEMOGRAPHICS | TRAFFIC COUNTS



	1 MILE	3 MILES	5 MILES
Estimated Population (2024)	19,335	106,542	223,538
Projected Population (2029)	20,031	107,929	224,689
Average Household Income (2024)	\$73,584	\$93,234	\$98,166
Median Household Income (2024)	\$49,053	\$42,391	\$42,826
Median Age	37.6	36.3	36.8
Daytime Demographics	49,255	105,331	184,996



MONROE STREET ±11,493 ADT	INTERSTATE 90 ±106,062 ADT
2ND AVENUE ±12,167 ADT	LINCOLN STREET ±10,545 ADT

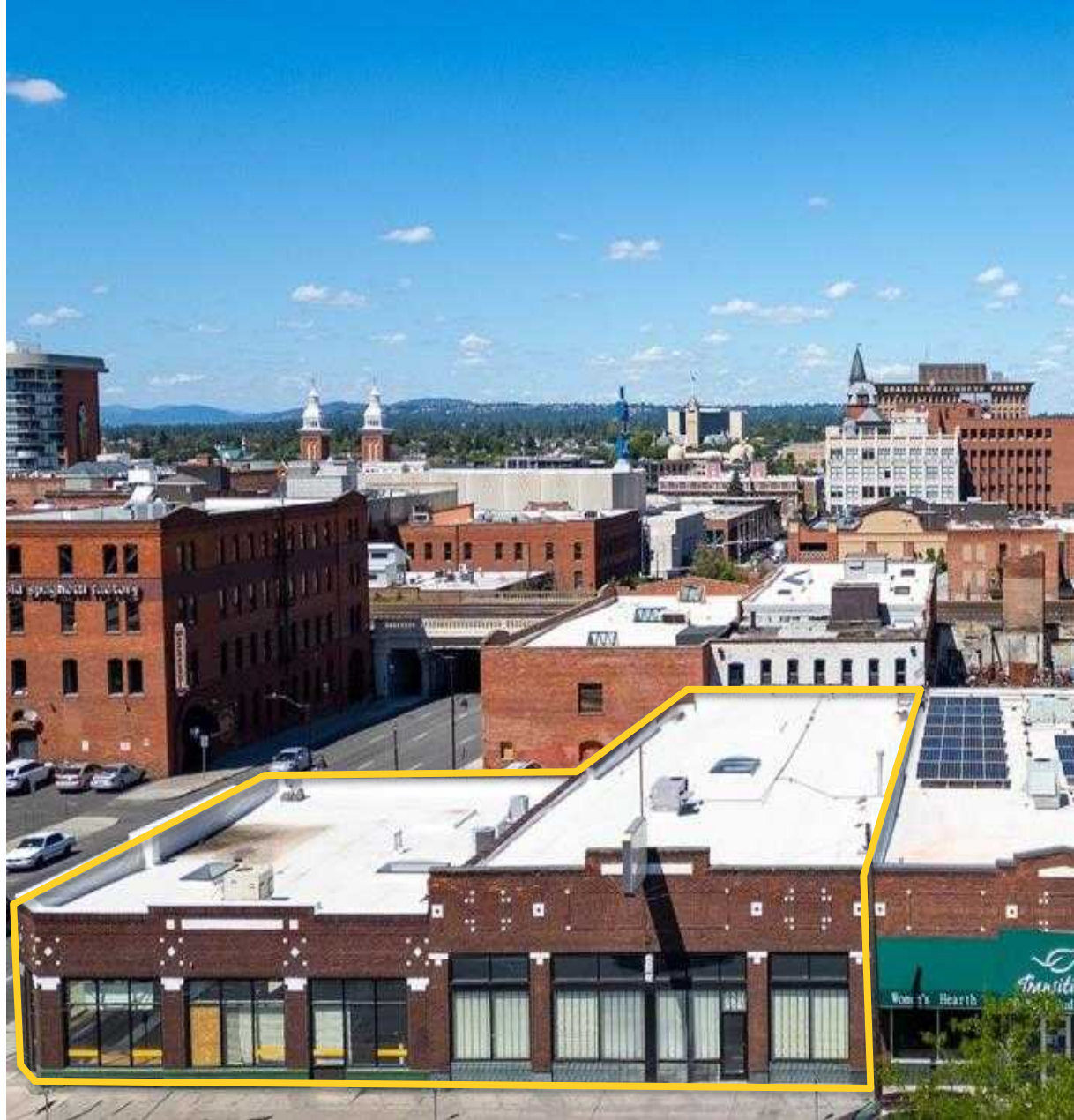
FOR SALE OR LEASE

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