



LOCATION: Great location just north of Highway 2, east of and adjacent to Walmart Supercenter

SITE: ±89,845 SF (±2.06) acres; Parcel number: 25193.0708

ZONING: C-2, General Commercial per city of Airway Heights

SEWER : 10" sewer main in 12th Avenue east of Hazelwood serviced by City of Spokane. City main would need to be extended west on 12th to the property requiring asphalt cutting and repair or extended from the adjacent east property via easement or a private sewer. CLA for details.

WATER: 12" distribution main in 12th avenue serviced by City of Spokane

PROPERTY INFO: The property is subject to CC & R's and reciprocal easements. CLA for details.

SALE PRICE: ~~\$250,000.00 (\$2.78/SF)~~ **\$224,600 (\$2.50/SF)**

Vacant Commercial Land
10000 Block W. 12th Ave.
Airway Heights, WA 99001

**View
Location**



MARK LUCAS, SIOR

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**KIEMLE
HAGOOD**

601 WEST MAIN AVENUE, SUITE 400
SPOKANE, WA 99201

OFFICE LOCATIONS

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

All information herein is furnished by the owner and believed to be complete and correct. The Agent, however, cannot be responsible for changes, errors, omissions or withdrawals of this offering without notice. The above information is from sources deemed reliable but should be verified by parties that could be adversely affected by any statements or information. This is not an offering of sub-agency, with commission splits to be determined. 09/25/24/tp J:\BROKERS\LUCAS DOCS\FLYERS\12th Block W 10000.PUB

KIEMLEHAGOOD.COM



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Commercial Vacant Land

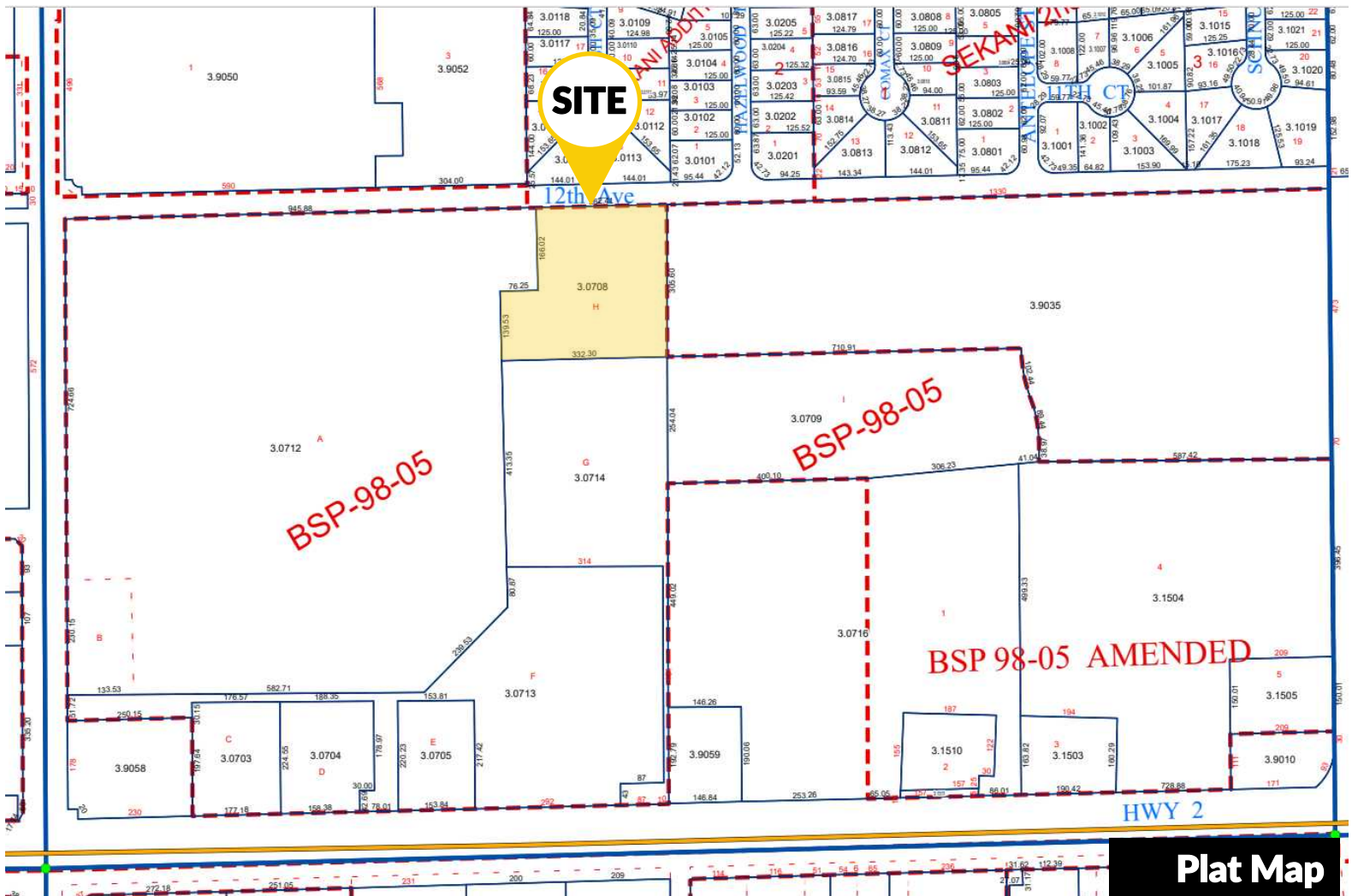
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Street View

Google

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Plat Map