





12620 E Indiana Avenue

Spokane Valley, Washington 99216

Property Description

Building Size: 9,380± SF Total Lot Size: 96,670± SF (2.23± Acres) Traffic Count (Average Daily Traffic):

- Indiana Ave 5,100± ADT
- Pines Road: 31,000± ADT
- I-90: 81,000± ADT

Great location just off Pines Road on Indiana Avenue, with easy access to I-90 on/off ramps

Sale Price: \$1,900,000



For more information **Drew Ulrick, SIOR** O: 509 622 3562 dulrick@naiblack.com

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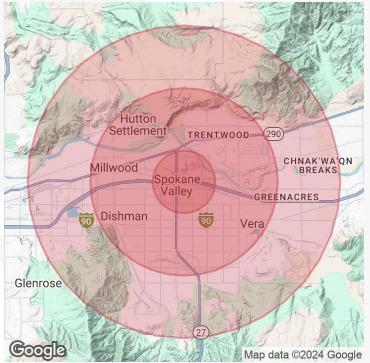






Population	1 Mile	3 Miles	5 Miles
Total Population	13,513	75,368	129,524
Average Age	38	40	41
Average Age (Male)	36	39	39
Average Age (Female)	39	41	42
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	6,178	31,044	51,685
# of Persons per HH	2.2	2.4	2.5
Average HH Income	\$65,419	\$82,286	\$95,693
Average House Value	\$411,200	\$398,572	\$448,988
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Demographics data derived from AlphaMap



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