

## School or Daycare Site

4125 N Maple Street  
Spokane WA 99205

<b>OFFERING PRICE</b>	<b>\$1,250,000</b>
<b>BUILDING SITE</b>	±10,624 SF
<b>LOT SIZE</b>	±0.87 AC ±37,897 SF
<b>ZONING</b>	R1
<b>YEAR BUILT</b>	1960
<b>AVAILABLE FOR OCCUPANCY</b>	Late fall 2026

**KIEMLE**  
HAGOOD

**CRAIG SOEHREN**

509.755.7548

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**CHRISTIAN ALFARO**

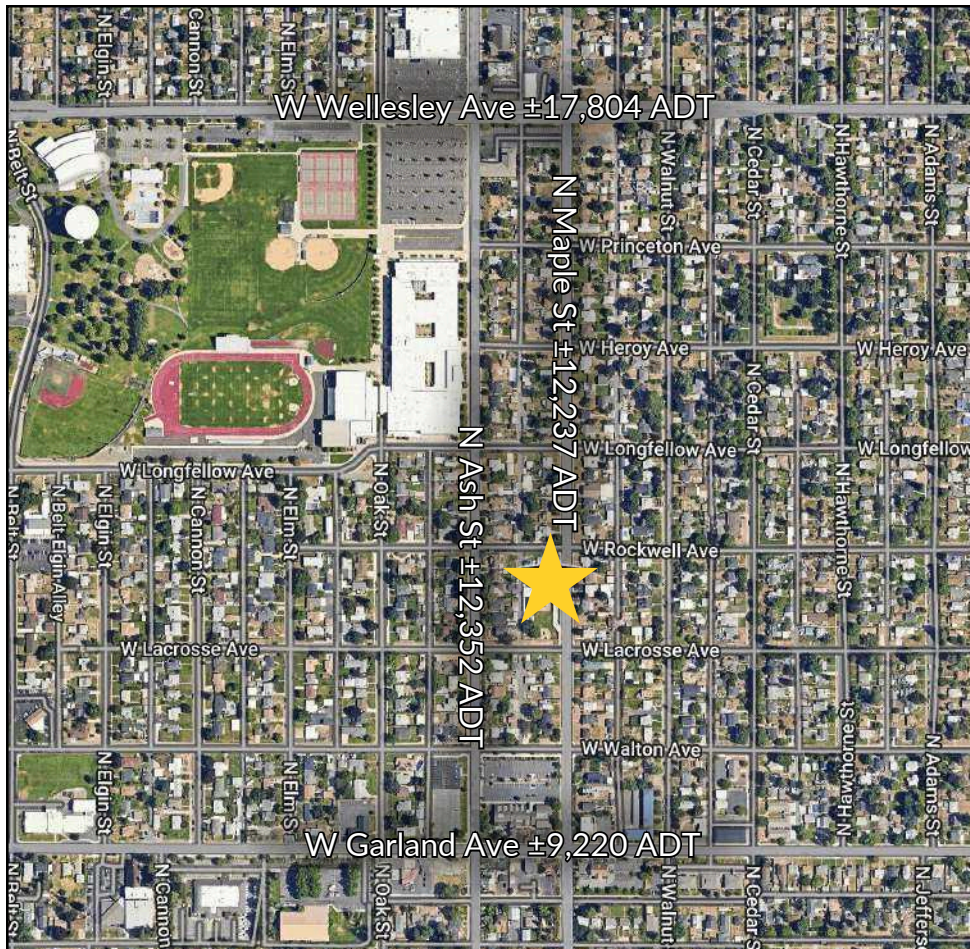
509.755.7505

christian.alfaro@kiemleahagood.com



## PROPERTY DESCRIPTION

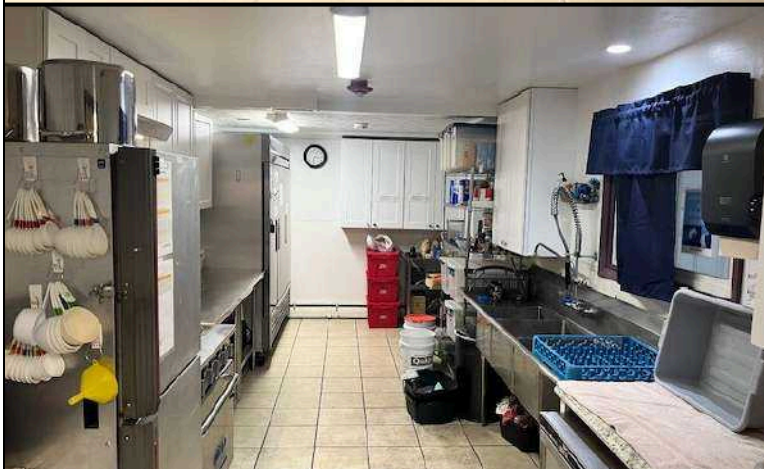
School or Daycare Site for Sale in North Spokane. This  $\pm 10,624$  SF building, situated on  $\pm 0.87$  acres, offers exceptional potential for educational or childcare use. Built in 1960, the property is located on primary arterials just a few blocks from Shadle Park High School, Glover Middle School, and the Shadle Shopping Center. Zoned R1, this site is ideal for redevelopment or continued use as a school or daycare. With an asking price of \$1,250,000, this property is a rare find in a highly desirable location. The Current owner is building a new facility and will need to remain in the space through the fall of 2026.



### DEMOGRAPHICS

	1 MI	3 MI	5 MI
Est Pop 2024	17,683	126,875	219,107
Projected Pop 2029	17,603	126,094	219,842
Proj Ann Growth (24-29)	-0.45%	-0.62%	+0.34%
Est Daytime Pop	7,057	103,827	176,418
2024 Average HHI	\$95,761	\$87,783	\$94,895
2024 Median HHI	\$74,871	\$64,827	\$69,612

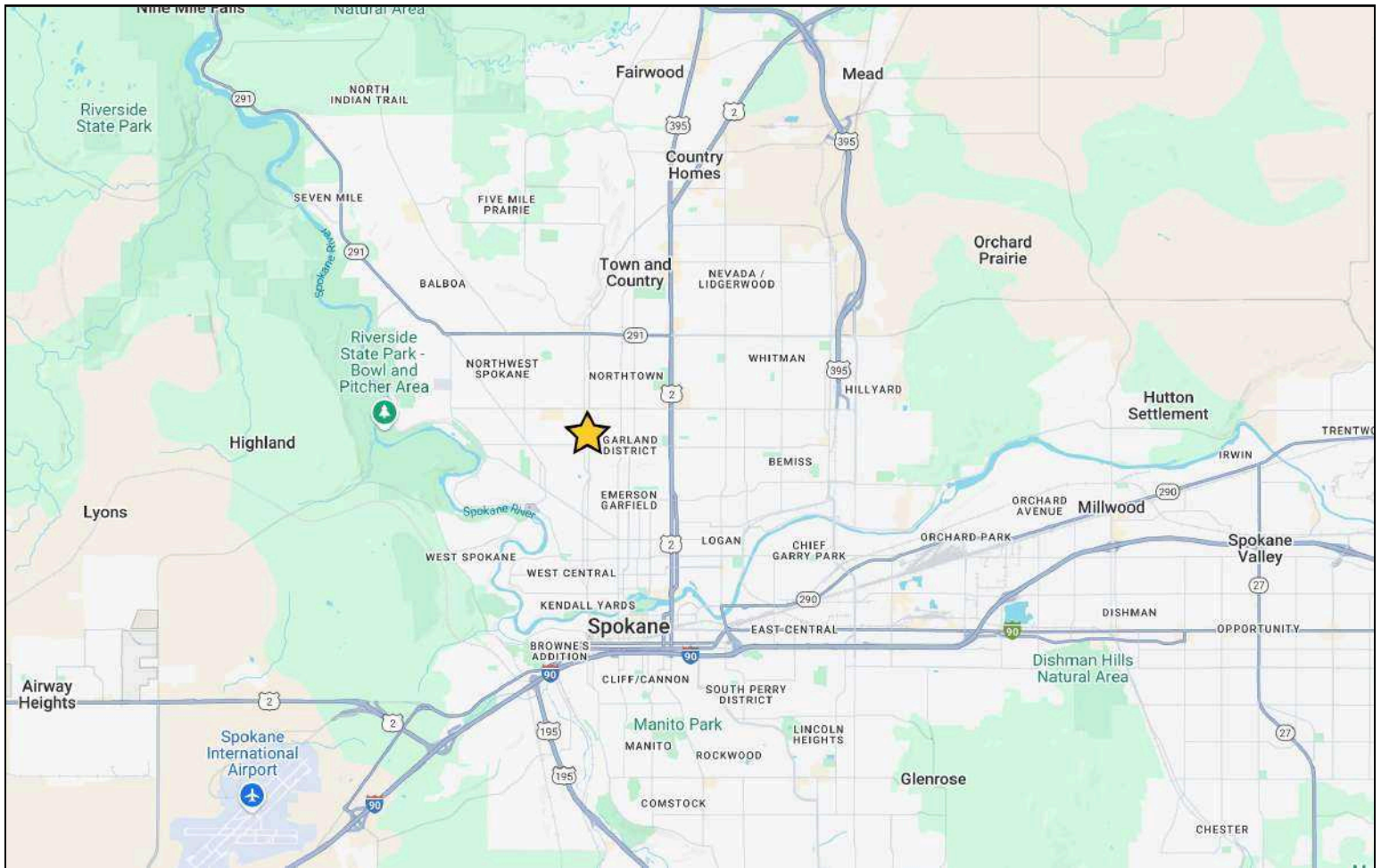












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[VIEW LOCATION](#)



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### OFFICE LOCATIONS

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

601 W MAIN AVENUE, SUITE 400  
SPOKANE, WA 99201