

For Sale  
**Retail**

**NAI**Black



## 2101 E Sprague Ave

Spokane, Washington 99202

### Property Description

Retail Building/Auto Lot For Sale

Building Size: 3,734

Total Land SF: .69 acres

Year Built: 1970

Zoning: CC2-EC and CC1-EC

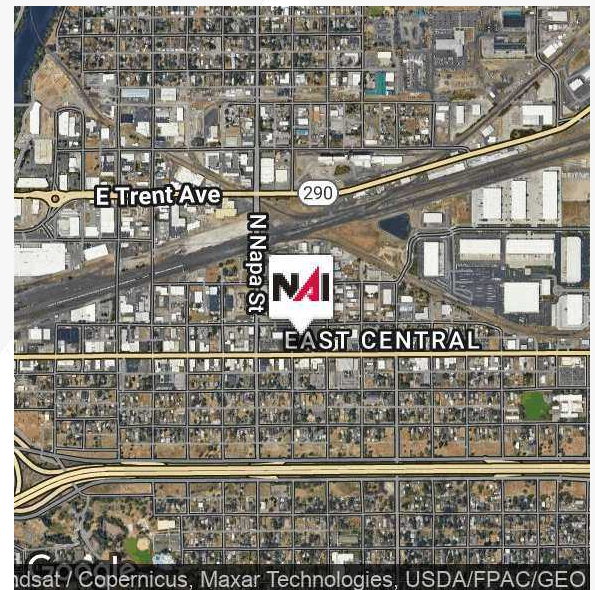
Paved and Fenced

Average Daily Traffic:

E Sprague Ave - 120,452 ADT

N Napa St - 7,100 ADT

**Sale Price: \$765,000**



For more information

**James Black III, CCIM**

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801 W. Riverside Avenue, Suite 300

Spokane, WA 99201

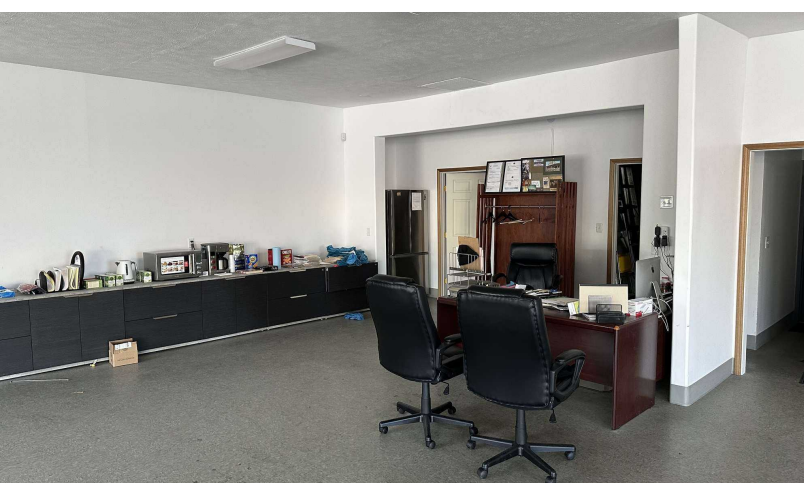
509 623 1000 tel

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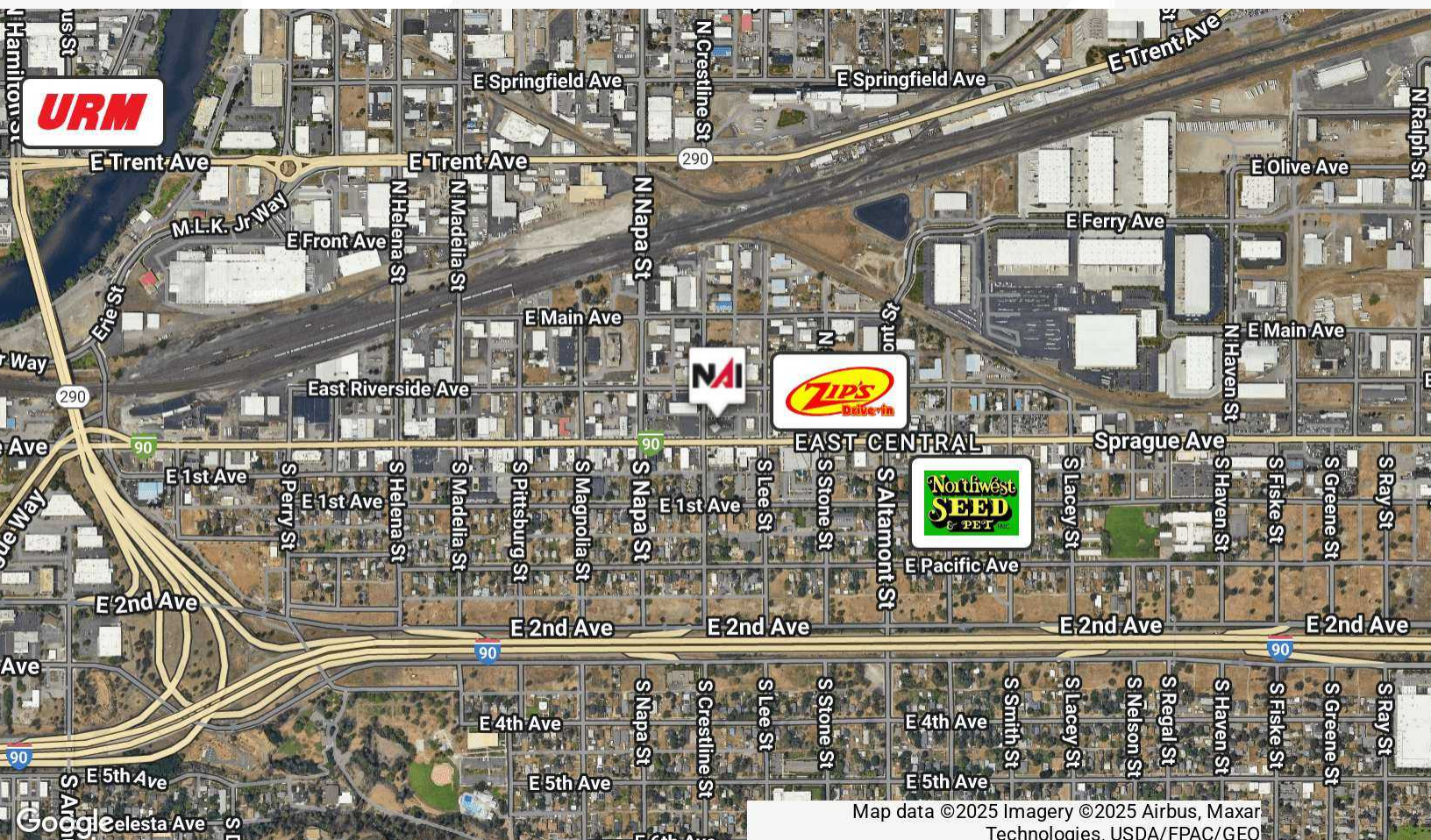
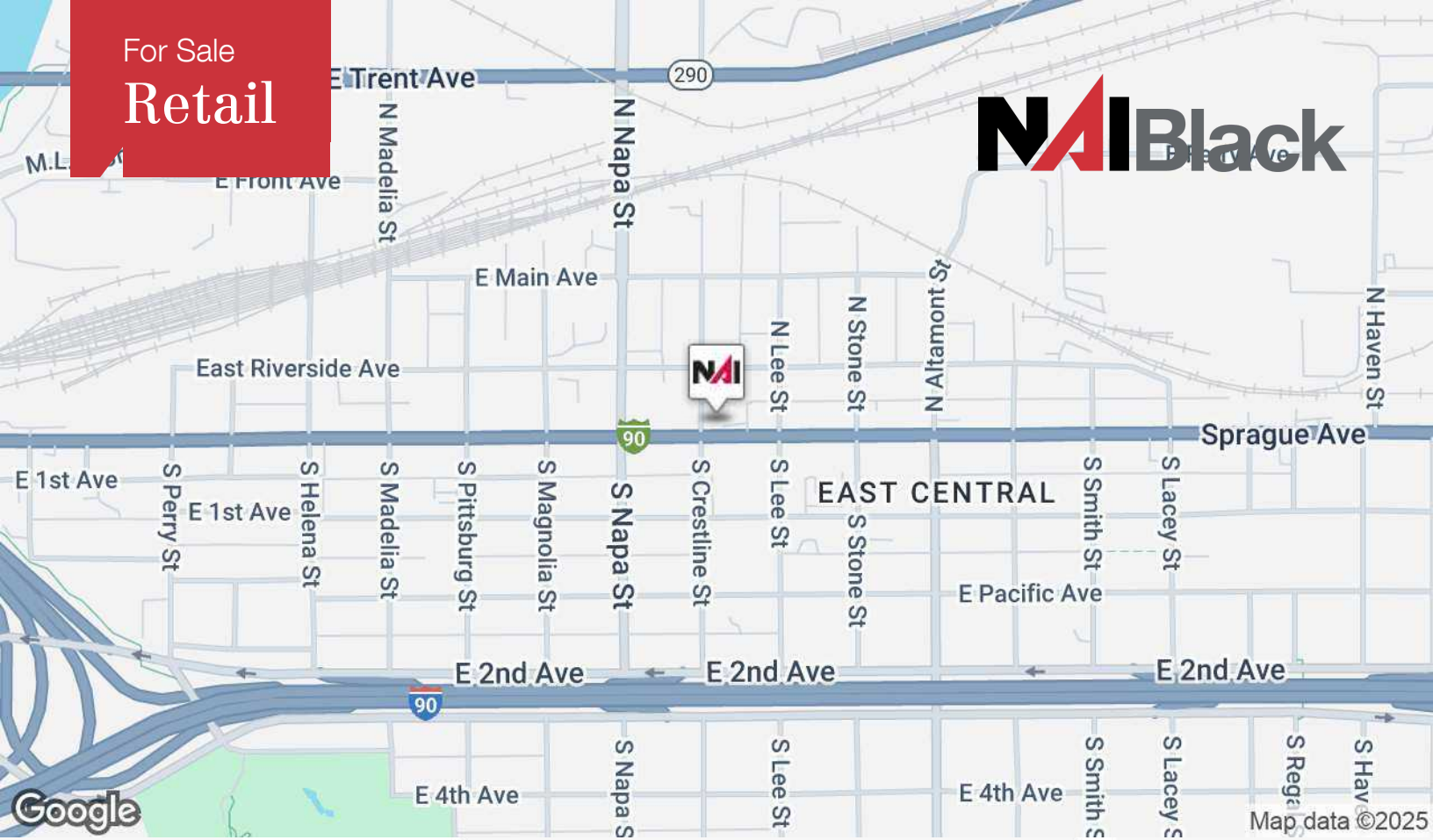
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Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	740	1,985	10,818
Average Age	40	39	36
Average Age (Male)	41	39	36
Average Age (Female)	38	37	36

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	281	722	3,987
# of Persons per HH	2.6	2.7	2.7
Average HH Income	\$58,069	\$60,340	\$65,794
Average House Value	\$376,964	\$336,161	\$322,973

Demographics data derived from AlphaMap

