

**1405 West 8th Avenue**  
Spokane, WA 99204

**Multifamily Property For Sale**






**Presented By:**

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## Property Highlights

- 8- 1 Bed/1 Bath Units
- 5- 2 Bed/1 Bath Units
- Rental Income of \$14,776/Month
- On Site Laundry Facility
- Beautifully Landscaped Grounds
- Located Near Restaurants, Shopping, I-90, and Downtown Spokane




## Offering Summary

- **Sale Price: \$1,742,000**
- # of Units: 13
- Building Size: 9,372 SF
- Lot Size: 12,297 SF
- Year Built: 1962
- NOI: \$124,526.47
- Cap Rate: 7.15%
- Parcel #: 25244.4001

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by LT Real Estate & Property Management in compliance with all applicable fair housing and equal opportunity laws.

