

OFFERING SUMMARY

QIWW25

Lodging Style	Choice Franchise, Quality Inn Brand
Property Scale	Midscale
Service Type	Select-Service
Number of Keys	61
Land Details	2.03 acres Owned, Fee Simple
Year Built	1989
Year Last Renovated	2022
Number of Floors	03

PROPERTY OVERVIEW

Quality Inn & Suites Walla Walla is a 61-key, midscale, select-service, interior-corridor hotel under the Choice Hotels franchise. Recent renovations meet brand standards with no outstanding seller PIP, limiting near-term capital needs. Amenities include an indoor pool and spa, while accommodations offer a diverse mix of kings, queens, ADA rooms, and suites, with select units featuring kitchens or jetted tubs, supporting both business and leisure demand. The 2.03-acre site allows potential for site optimization or expansion, subject to buyer verification. Positioned just off US-12 for efficient regional access, with steady year-round visitation anchored by the Walla Walla Valley's 130+ wineries.

Building size is approximate and all information is obtained from sources deemed reliable but subject to buyer verification. All property tours must be arranged through the broker. **DO NOT CONTACT PROPERTY OR EMPLOYEES!**

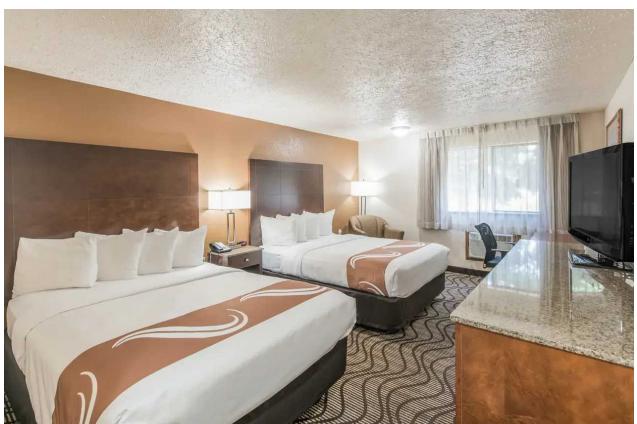


PROPERTY HIGHLIGHTS

- Walkable Downtown Walla Walla Location
- 130+ Wineries Drive Year-Round Demand
- US-12 & Airport Access, Drive-To Market
- Choice-Backed Franchise & Loyalty Reach
- Indoor Pool & Hot Tub | Restaurant Adjacent
- Property May Have Potential To Expand
- Located In A Qualified Opportunity Zone (QOZ)

Property Photos

QUALITY INN & SUITES DOWNTOWN WALLA WALLA



Contact Information

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