

# 1325 N. Division St.

Spokane, WA

**FOR SALE - \$3,750,000**

*SINTO PLAZA*



## Centrally located Retail & Office Building

*Property is located in the heart of Spokane on Division St. Completely remodeled throughout the building, clean and move in ready. First class finishes, very unique space, demised into multiple suites, and incoming revenue for an owner or investor.*



**HAWKINS  
EDWARDS**

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PROPERTY INFORMATION

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## Property Information

TOTAL BUILDING SIZE:.....	15,153 SqFt.
LAND AREA:.....	29,620 SqFt.
PRICE:.....	\$3,750,000
PARCEL #:.....	35181.0715 & 35181.0701
YEAR BUILT:.....	1923, Complete Remodel 2024
UPGRADES:.....	All new electrical, plumbing mechanical thru entire building
AVAILABLE SPACE:.....	15,153 SqFt Total
Suite 101 & 102:	5,432 SqFt Available
Suite 103:	2,500 SqFt (APEX - Leased)
Suite 104:	4,370 SqFt Available
Suite 105:	2,711 SqFt Available
Common Area:	730 SqFt
CURRENT NOI:.....	\$74,400 /yr. NNN (* Apex) 2,500 SqFt. - 5 Year Lease Starting in 2026.
APPRAISED:.....	<b>April 2024 - \$3,875,000</b>
ZONING:.....	GC-150, city of Spokane
PARKING:.....	31 Car Parks + Street Parking

PHOTOS: \* [CLICK HERE](#) \*

BUILDING PLANS: \* [CLICK HERE](#) \*



All information herein is furnished by the owner and believed to be complete and correct. The Agent, however, cannot be responsible for changes, errors, omissions or withdrawals of this offering without notice. The above information is from sources deemed reliable but should be verified by parties that could be adversely affected by any statements or information. This is not an offering of sub-agency, with commission splits to be determined.



1 Overall Floor Plan: New Construction  
SCALE: 1/8" = 1'-0"



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2-3/4" 6" 2-3/4"

PHOTOS - [CLICK HERE FOR ALL PHOTOS](#)

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N Ruby: 20,000 vehicles per day  
N Division: 24,000 vehicles per day  
Mission: 16,000 vehicles per day





AERIAL

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