

For Sale & Lease  
**Warehouse/Retail Building**

**NAI**Black



## 1730 W. Broadway Ave.

Spokane, Washington 99201

### Property Description

- 6,219 Total Square Feet Property According to the Tax Assessor
- 3,969 SF ± Warehouse/Office Plus 2,250 SF ± Shop Addition
- Three Roll Up Garage Doors. Two 14' and One 10'
- Small Office Space and Reception Area
- Zoned Neighborhood Commercial
- Prime Broadway Ave Location on the Edge of Kendall Yards
- Across the Street from Backyard Bar and Grill and Close to Uprise Brewing Co, Baba, Mole, Versalia, Brunchenette and More



**Sale Price: \$700,000**

**Lease Rate: \$5,000.00 per month (NNN)**

For more information

**John Powers**

O: 509 622 3563

[jpowers@naiblack.com](mailto:jpowers@naiblack.com)

No warranty or representation, expression or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change or price, rental or other conditions, prior to sale, lease, financing, or withdrawal without notice, and of special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein or any to be implied.

801 W. Riverside Avenue, Suite 300  
Spokane, WA 99201  
509 623 1000 tel  
[naiblack.com](http://naiblack.com)

For Sale & Lease  
Warehouse/Retail Building

**NAI**Black

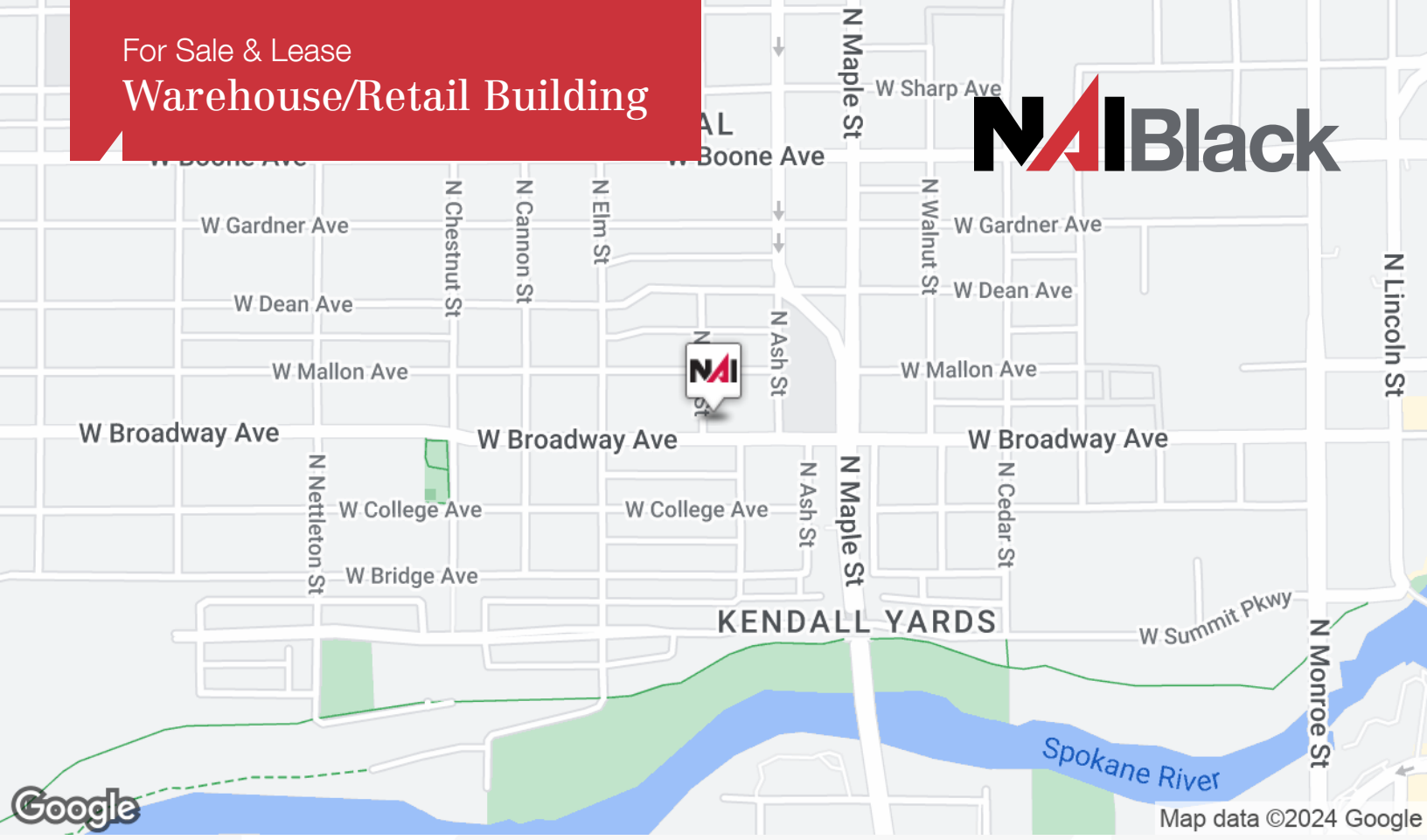


No warranty or representation, expression or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change or price, rental or other conditions, prior to sale, lease, financing, or withdrawal without notice, and of special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein or any to be implied.

801 W. Riverside Avenue, Suite 300  
Spokane, WA 99201  
509 623 1000 tel  
[naiblack.com](http://naiblack.com)

For Sale & Lease  
**Warehouse/Retail Building**

**NAI**Black



No warranty or representation, expression or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change or price, rental or other conditions, prior to sale, lease, financing, or withdrawal without notice, and of special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein or any to be implied.

801 W. Riverside Avenue, Suite 300  
Spokane, WA 99201  
509 623 1000 tel  
[naiblack.com](http://naiblack.com)

For Sale & Lease  
**Warehouse/Retail Building**

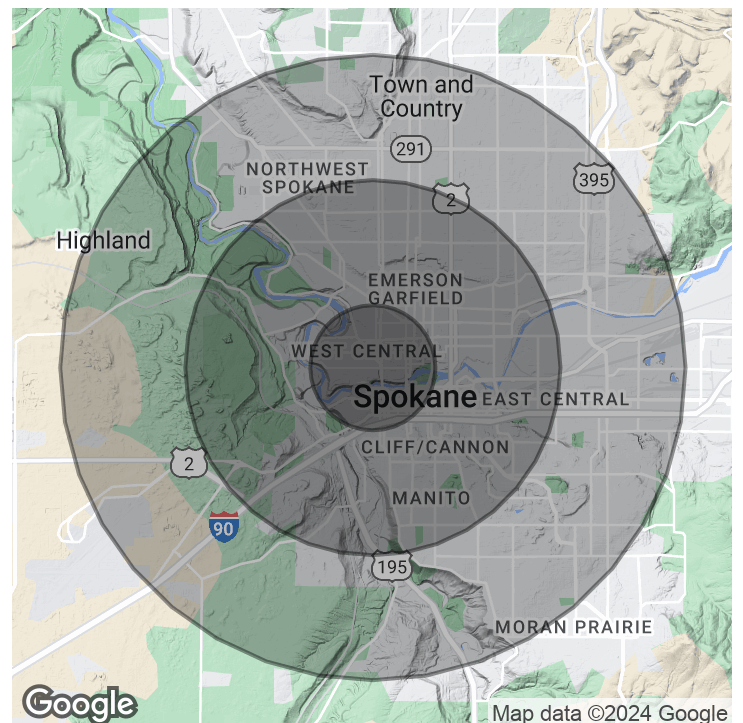


Population	1 Mile	3 Miles	5 Miles
Total Population	17,344	105,688	224,264
Average Age	38.5	36.8	37.7
Average Age (Male)	39.1	36.4	36.9
Average Age (Female)	40.4	37.7	39.2

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	8,606	45,165	92,994
# of Persons per HH	1.88	2.20	2.33
Average HH Income	\$65,055	\$77,716	\$82,294
Average House Value	\$153,292	\$188,565	\$202,066

\* Demographic data derived from Esri forecast for 2023



No warranty or representation, expression or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change or price, rental or other conditions, prior to sale, lease, financing, or withdrawal without notice, and of special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein or any to be implied.

801 W. Riverside Avenue, Suite 300  
 Spokane, WA 99201  
 509 623 1000 tel  
[naiblack.com](http://naiblack.com)