

6400 W. Thorpe Rd.

Spokane, WA

FOR SALE - DETERMINED BY LOT SIZE



Freeway Interchange Commercial Land

The subject property is located in Spokane County. Being situated with great access to I-90 interchange, makes this ideal for a industrial or business user needing to be close to I-90 and downtown. All utilities available to the site. Approximately 5 minutes to downtown Spokane.

Dick Edwards

Office: 509-838-8500

Cell: 509-999-7222

Email: dick.edwards@me.com

Kevin Edwards

Office: 509-838-8500

Cell: 509-939-8828

Email: k.edwards@me.com

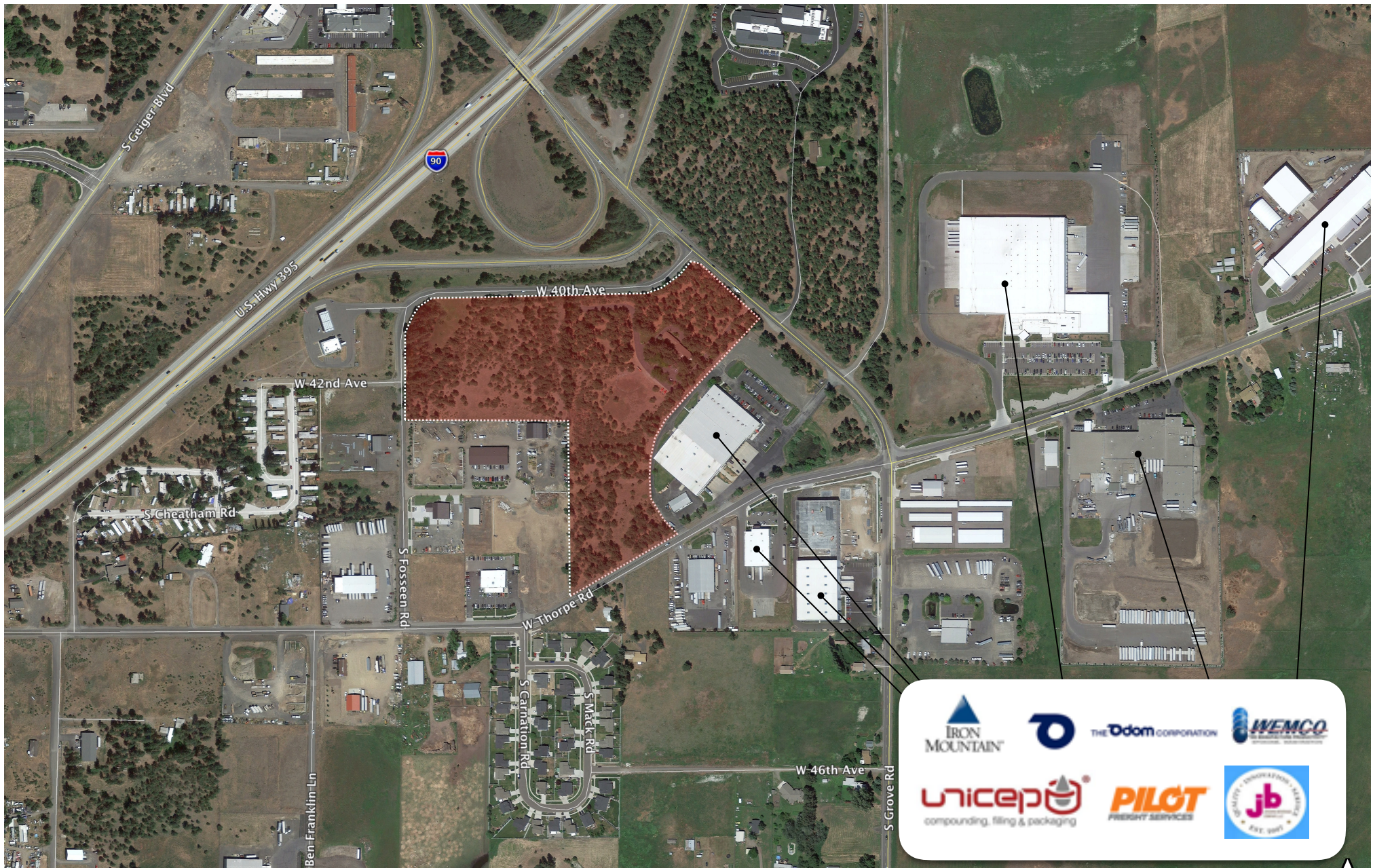
PROPERTY INFORMATION

Kevin Edwards | www.HawkinsEdwardsInc.com

Property Information

SALE PRICE:.....	\$ To be determined based on acreage and configuration.
AVAILABLE LAND:.....	20 +/- Acres Available, will subdivide to suit needs of Buyer or Tenant. Parcels: 25334.0113 & 25334.9055
SEWER:.....	24" main in Thorpe Road and adjacent to the property; 8" main in Fossean Road north to 42nd Ave., serviced by City of Spokane Utilities. Purchaser pays connection fees.
WATER:.....	30" main in Thorpe Road and adjacent to the property; 6" main in Fossean Road north to 42nd Ave.; 12" main in Grove Road south of property, serviced by the City of Spokane Utilities. Purchaser pays for meter, GFC, and connection fees.
GAS / POWER:.....	Avista Utilities service area for gas & electric.
ZONING:.....	Light Industrial, LI, in Airport Overlay Zone 2, per Spokane County Planning Dept.
OTHER:.....	No outstanding RIDs per Spokane County Treasurer; No outstanding LIDs per City Treasurer. Fiber is available via CenturyLink and Comcast Business Services. Aerial Images - 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.



AERIAL

Kevin Edwards | www.HawkinsEdwardsInc.com

