

# WAREHOUSE & OFFICE FOR SUBLEASE

13521 E Trent Ave, Spokane Valley, WA



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Jones Lang LaSalle Brokerage, Inc. Real Estate License #: 01856260

# Property Overview

Prime industrial property located near I-90. This 4.06-acre site features a warehouse and two office buildings. The property provides convenient dual access points and a secured gate for enhanced security. Current lease extends to January 31, 2027, with a monthly rate of \$10,611/NNN.

## Office 1:

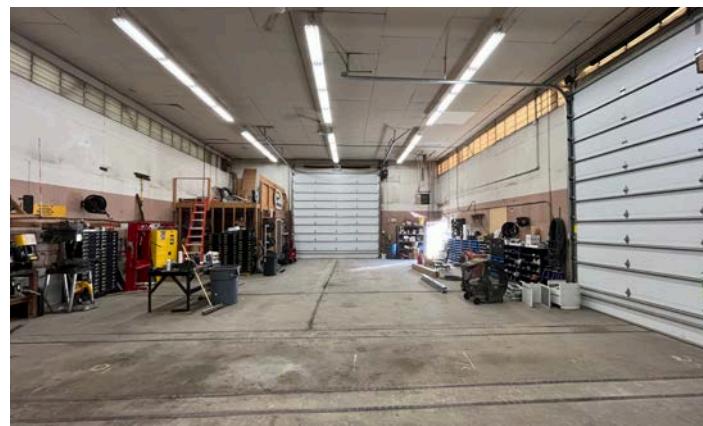
- Size: ±1,409
- 3 Private Offices
- Bathroom

## Office 2:

- Size: ±1,330
- 3 Private Offices
- Break room
- Bathroom

## Warehouse:

- Size: ±2,223
- Ceiling Heights: 18'5"
- Roll Up Doors: 2 doors 17'
- 1 Office
- Bathroom



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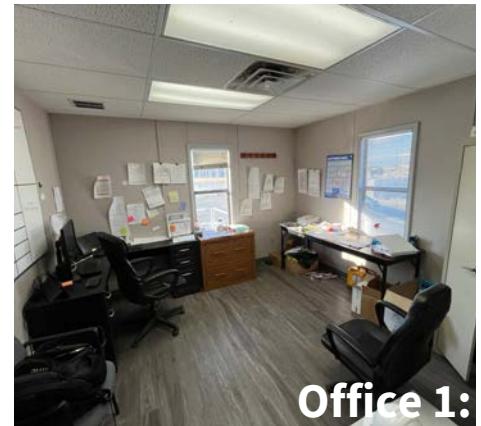
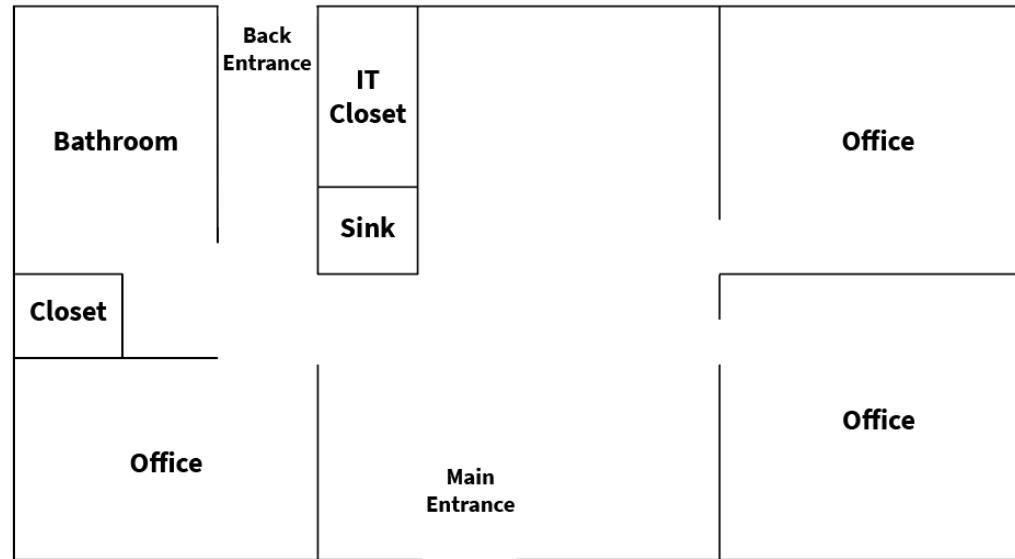
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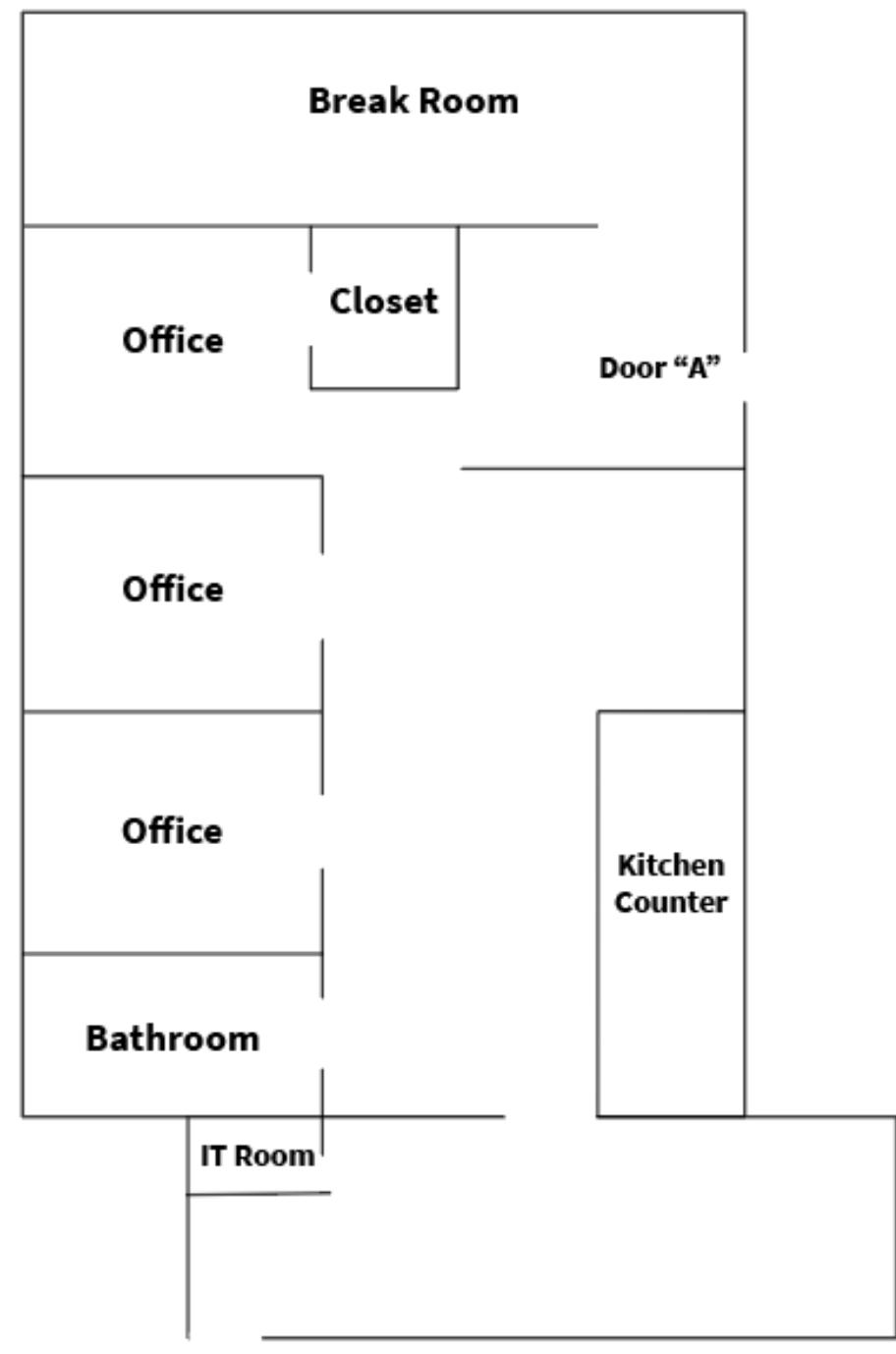


## Office 2:



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