

OFFICE BUILDING FOR SALE



 8727 W Hwy 2
Airway Heights, WA 99224

Offered at
\$2,500,000

Parcel: 25292.9055

10,214 sqft multi-tenant, professional office building on 1.49 acres, located in Spokane on Highway 2 north of the Spokane International Airport with excellent visibility and traffic counts of 28,000 cars per day. The 5,134 square foot main level is now vacant and available for a partial owner/user and was originally built for Bank of Whitman and features a large open bull-pen area, 2 work areas, 6 private offices, built in reception area, two restrooms and bank vault, glass viewing windows to drive through and working pneumatic tube system.

The 5,080 square foot second-floor is current occupied by a long term tenant with over five years remaining on the lease. The second floor features a large bull-pen area, built in reception area, ten private offices, large conference room with additional storage, janitor closet, two dedicated mechanical rooms, breakroom and two restrooms. The suite also has a separate back entrance/exit. The building offers good parking and a nicely landscaped. Building amenities include an elevator, interior reader board and monument sign. Approx 3 miles from Interstate 90.

 ROB KANNAPIEN

208.704.3832
robk@ccim.net

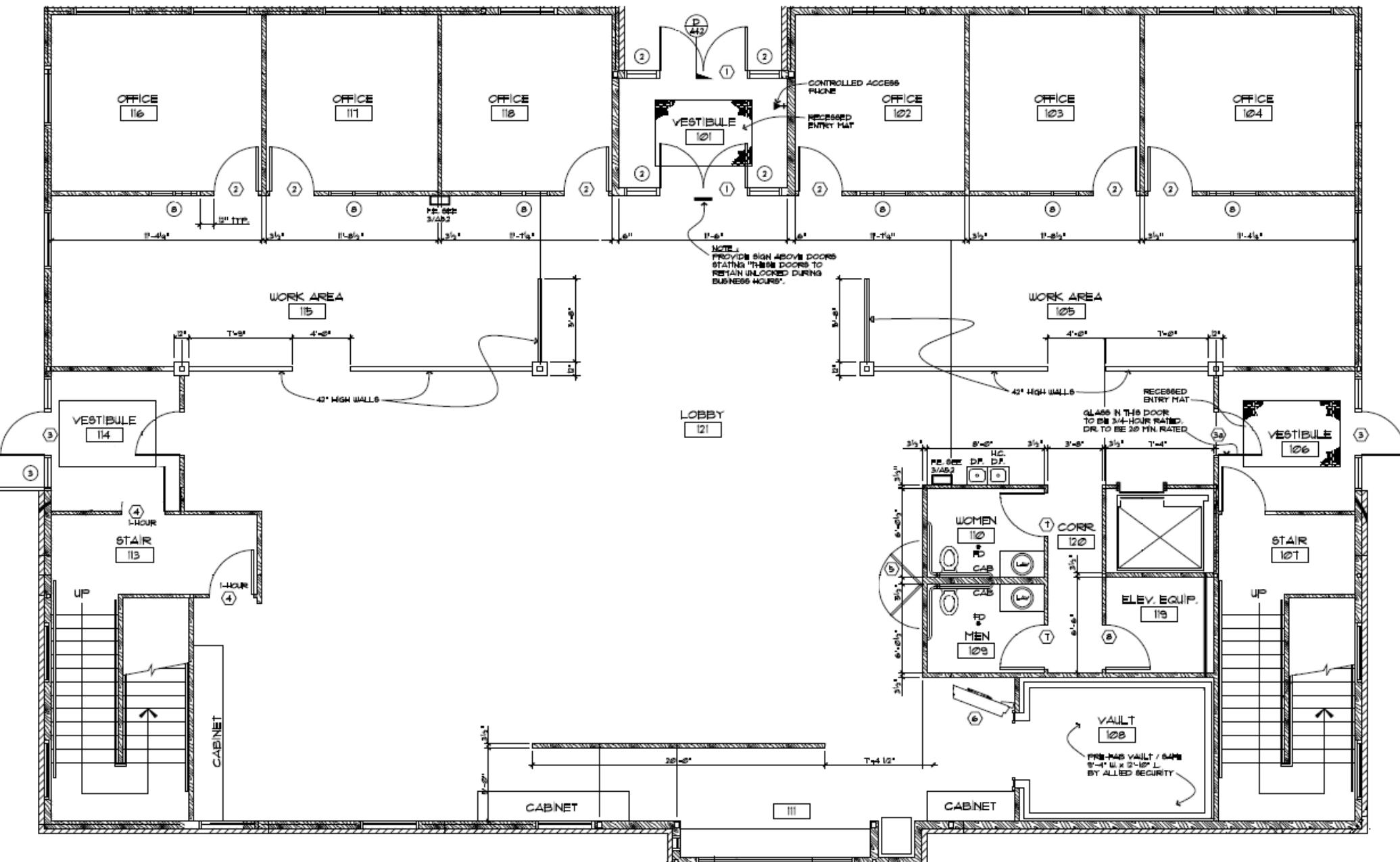
CCIMTEAM.COM

 COLDWELL BANKER
COMMERCIAL

SCHNEIDMILLER REALTY
2000 Northwest Blvd
CdA, ID 83814

 CCIM

MAIN FLOOR PLAN



ROB KANNAPIEN

208.704.3832
robk@ccim.net

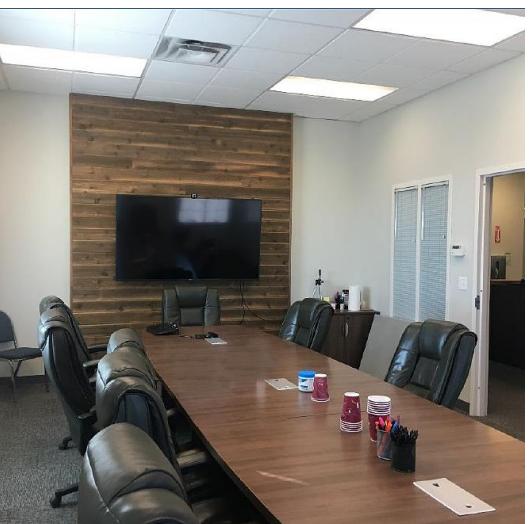
CCIMTEAM.COM

COLDWELL BANKER
COMMERCIAL

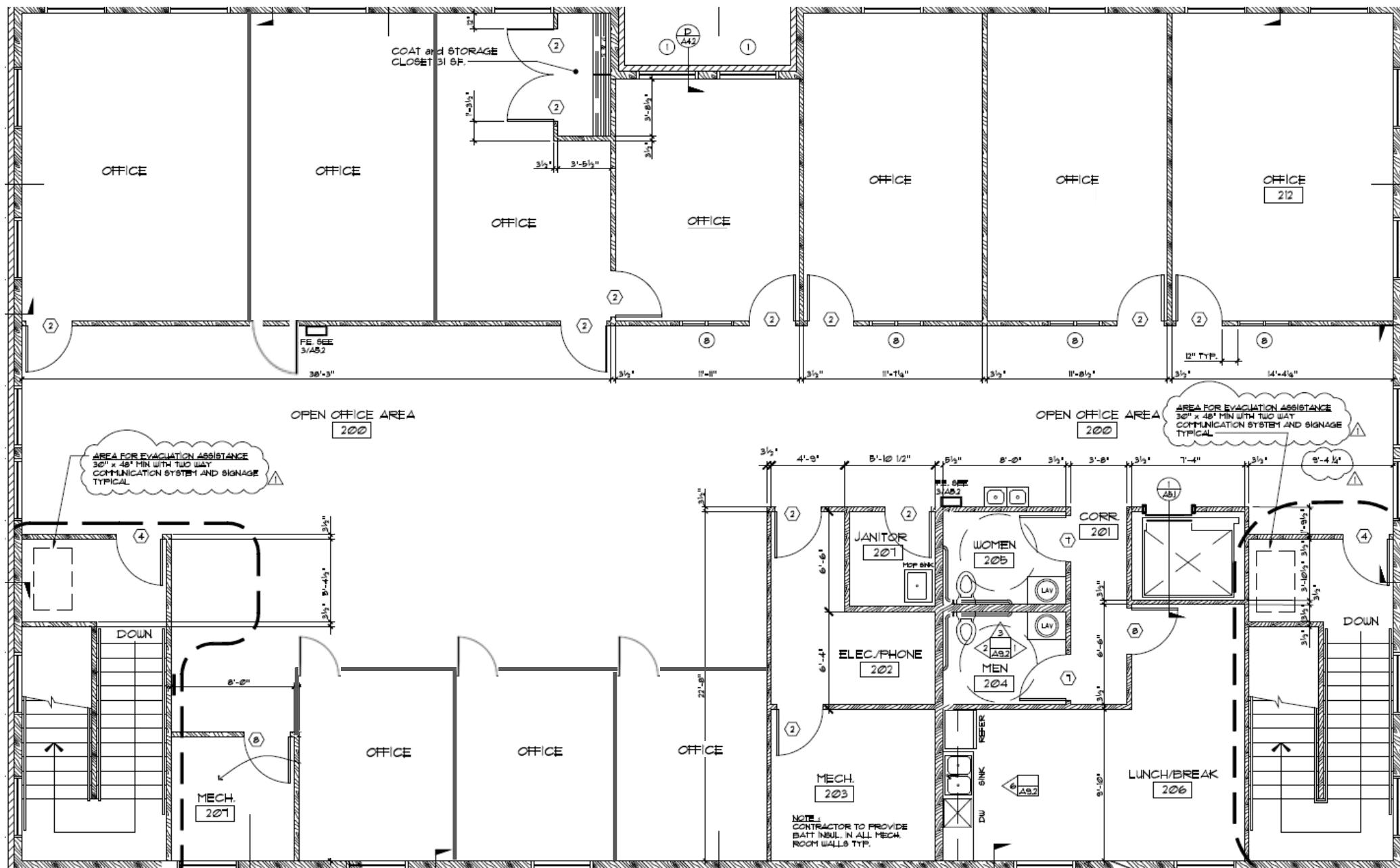
SCHNEIDMILLER REALTY
2000 Northwest Blvd
CdA, ID 83814



Data is deemed reliable, no warranties or representations expressed or implied. Broker not responsible for changes, errors, omissions, or prior sale without notice. All critical measurements shall be done by Lessee or Buyer.



UPPER FLOOR PLAN



ROB KANNAPIEN

208.704.3832
robk@ccim.net

CCIMTEAM.COM

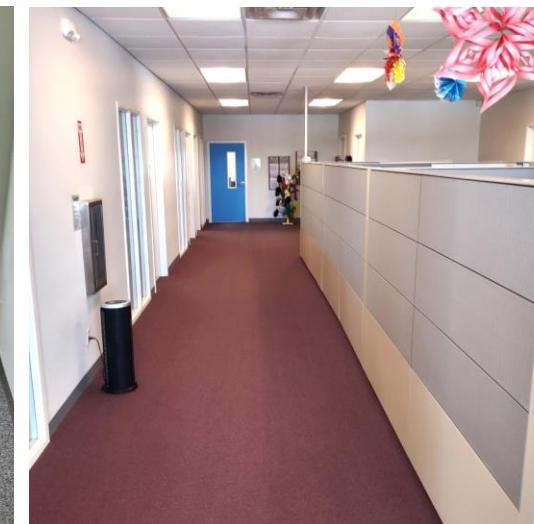
COLDWELL BANKER
COMMERCIAL

SCHNEIDMILLER REALTY
2000 Northwest Blvd
CdA, ID 83814

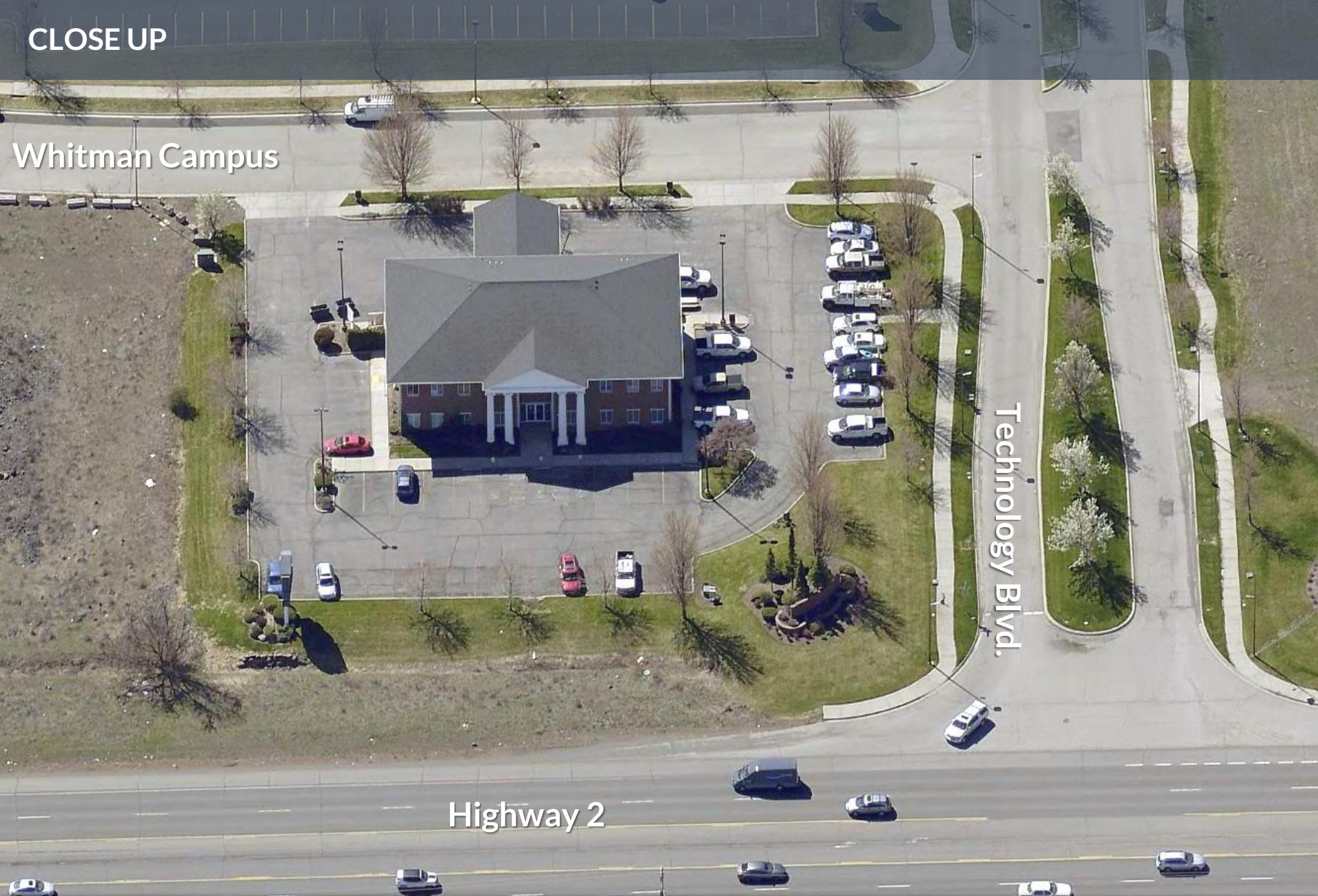


Data is deemed reliable, no warranties or representations expressed or implied. Broker not responsible for changes, errors, omissions, or prior sale without notice. All critical measurements shall be done by Lessee or Buyer.

UPPER FLOOR SUITE



CLOSE UP



 ROB KANNAPIEN

208.704.3832
robk@ccim.net

CCIMTEAM.COM

 COLDWELL BANKER
COMMERCIAL

SCHNEIDMILLER REALTY
2000 Northwest Blvd
CdA, ID 83814

Data is deemed reliable, no warranties or representations expressed or implied. Broker not responsible for changes, errors, omissions, or prior sale without notice. All critical measurements shall be done by Lessee or Buyer.

NEARBY BUSINESSES

Hayford Road

12th Avenue



Spokane Valley



GameStop



Flint Crossing
Warehouse



we have your space.

12th Avenue

Highway 2

Flint Road

Technology Blvd.



ROB KANNAPIEN

208.704.3832
robk@ccim.net

CCIMTEAM.COM

COLDWELL BANKER
COMMERCIAL

SCHNEIDMILLER REALTY
2000 Northwest Blvd
CdA, ID 83814

Data is deemed reliable, no warranties or representations expressed or implied. Broker not responsible for changes, errors, omissions, or prior sale without notice. All critical measurements shall be done by Lessee or Buyer.

LOCATION



 ROB KANNAPIEN

208.704.3832
robk@ccim.net

CCIMTEAM.COM

 COLDWELL BANKER
COMMERCIAL

SCHNEIDMILLER REALTY
2000 Northwest Blvd
CdA, ID 83814

Data is deemed reliable, no warranties or representations expressed or implied. Broker not responsible for changes, errors, omissions, or prior sale without notice. All critical measurements shall be done by Lessee or Buyer.