

# SPACE FOR LEASE



Lease Rate: \$12 PSF (\$17,403 /Month), NNN  
Building Size: ±17,403 SF  
±11,370 SF Warehouse Space  
±6,033 SF Office Space  
Est NNN's: \$3.01 PSF / Yr

- Formerly occupied by Shabby Fabrics
- NNN breakdown provided upon request
- Building plans provided upon request
- Contact list agents for showings



KIEMLEHAGOOD.COM

## Professional Office/Warehouse

3875 N Schreiber Way  
Coeur d'Alene, ID 83815

View  
Location



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**KIEMLE  
HAGOOD**

# OFFICE/WAREHOUSE

3875 N Schreiber Way | Coeur d'Alene, ID

## Property Highlights

Single Tenant Building

17 private offices

2 kitchenettes/break-rooms

Media room

Open office entryway with high ceilings and fireplace

10'x10' overhead door

Radiant gas heater and A/C in warehouse space

Three-phase power

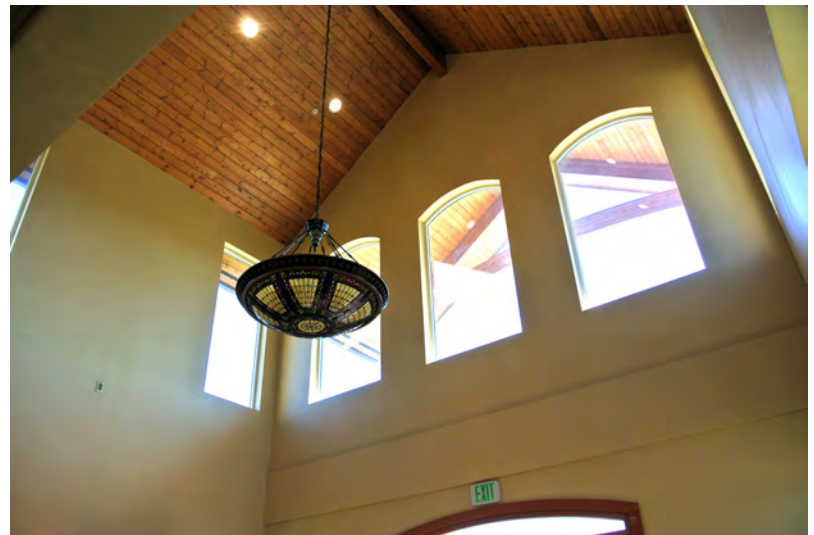
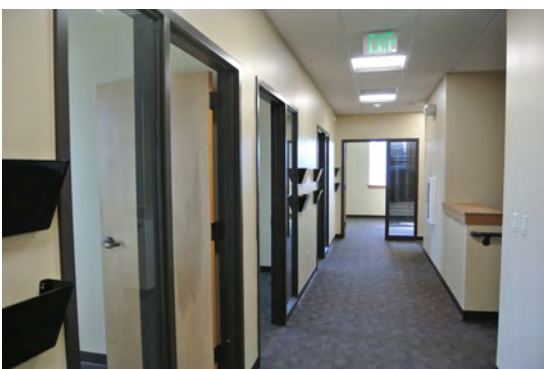
Fiber optic

Elevator serviced

Dog run in back

Rated total occupancy: 84

Total parking: 33 spaces



# OFFICE/WAREHOUSE

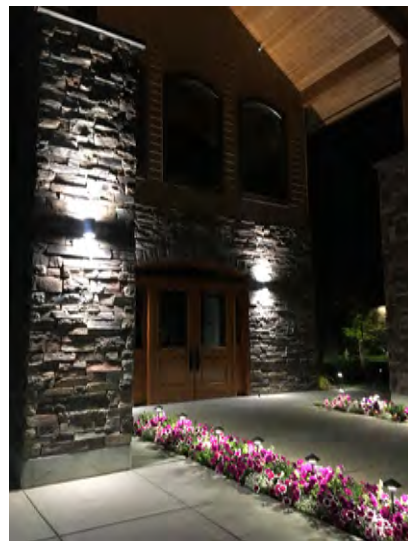
3875 N Schreiber Way | Coeur d'Alene, ID

## Location Highlights

- Central Coeur d'Alene location
- Easy access to Highway 95
- Just off Kathleen Avenue

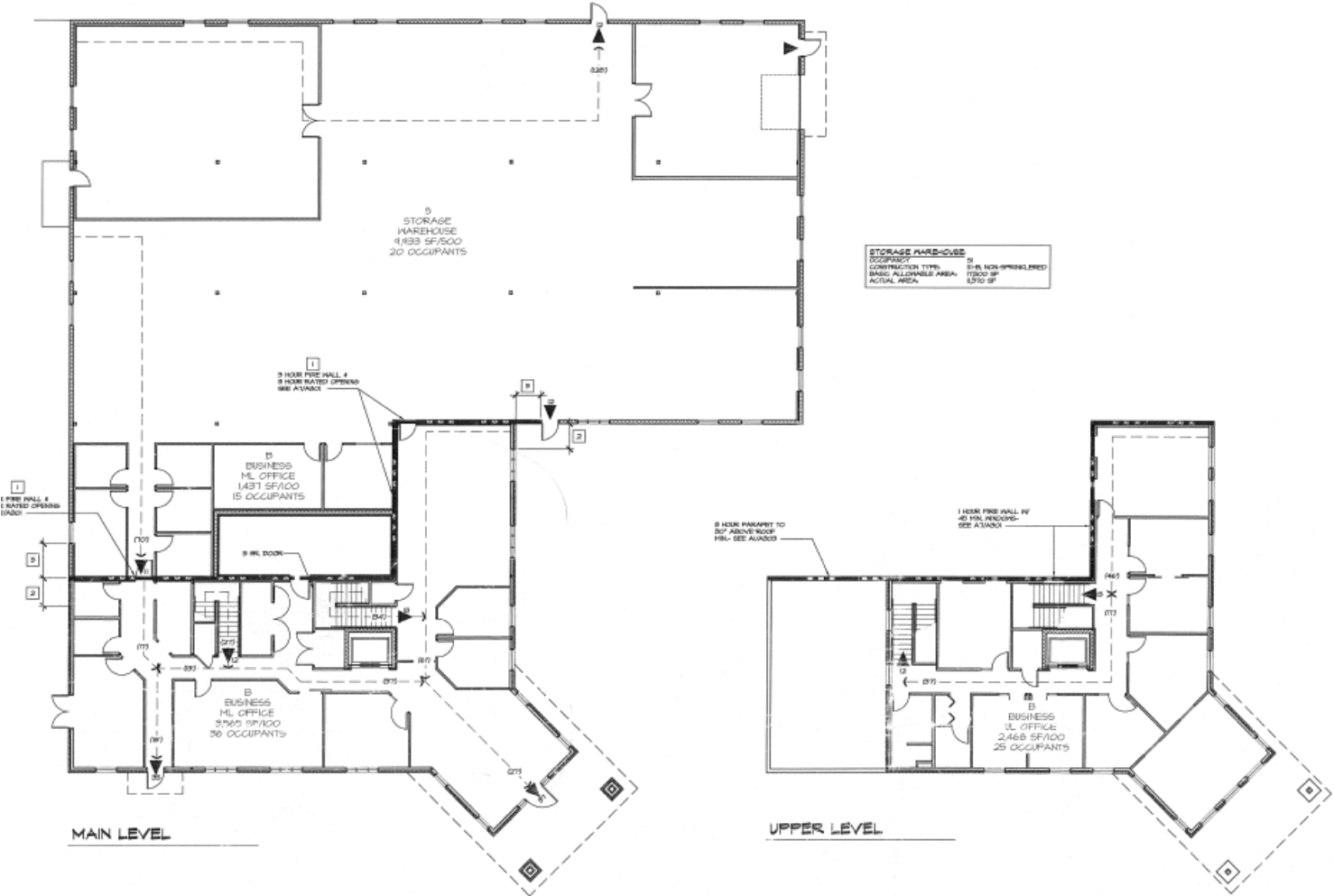
## Neighboring Businesses

- Safe Splash + Swim Labs of Coeur d'Alene
- Coeur d'Alene Police Department
- Coeur d'Alene Vision Source
- Ginno Construction
- HMH Engineering
- Coeur d'Alene Cellars
- Elite Physical Therapy and Performance
- FedEx
- USPS

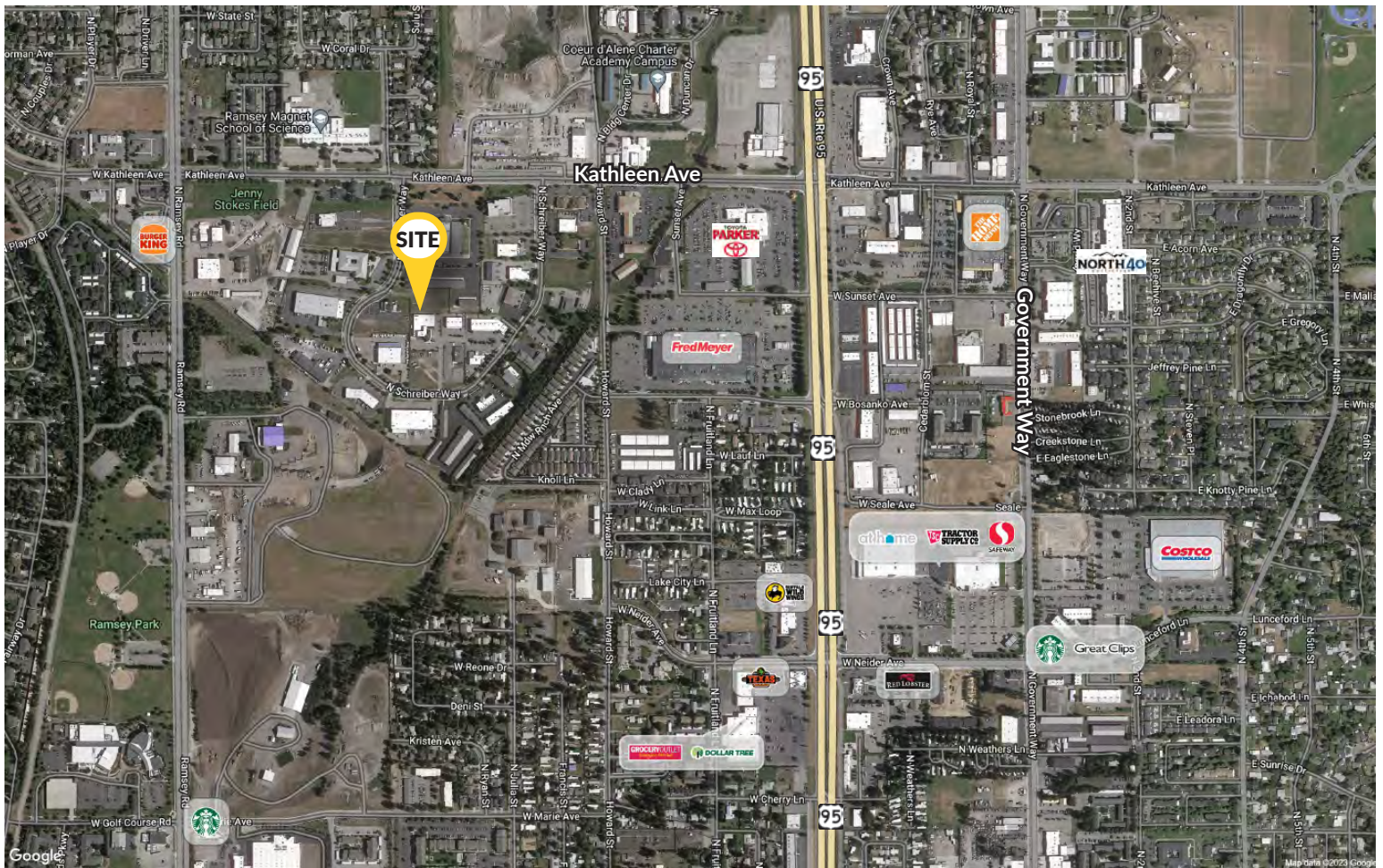


# FLOOR PLAN

3875 N Schreiber Way | Coeur d'Alene, ID



*\*Some inaccuracies exist in the above floor plan. Please contact list agent for additional commentary.*



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COEUR D'ALENE, ID 83814



**OFFICE LOCATIONS**  
SPOKANE | COEUR D'ALENE | TRI-CITIES | PALOUSE | MISSOULA

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