



FOR SALE

2210 N DOLLAR RD

Spokane Valley, WA 99212

[**View Location**](#)

Property Key Facts

Sale Price: \$2,100,000

Parcel Number: 35123.2203

Total Lot Size: ± 1.86 AC

Total Building Size: ± 15,642 SF

Office Size: ± 2,387 SF

Warehouse Size: ± 13,255 SF

Year Built: 1997

Zoning: I (Industrial)

Exclusively listed by:

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Property Description

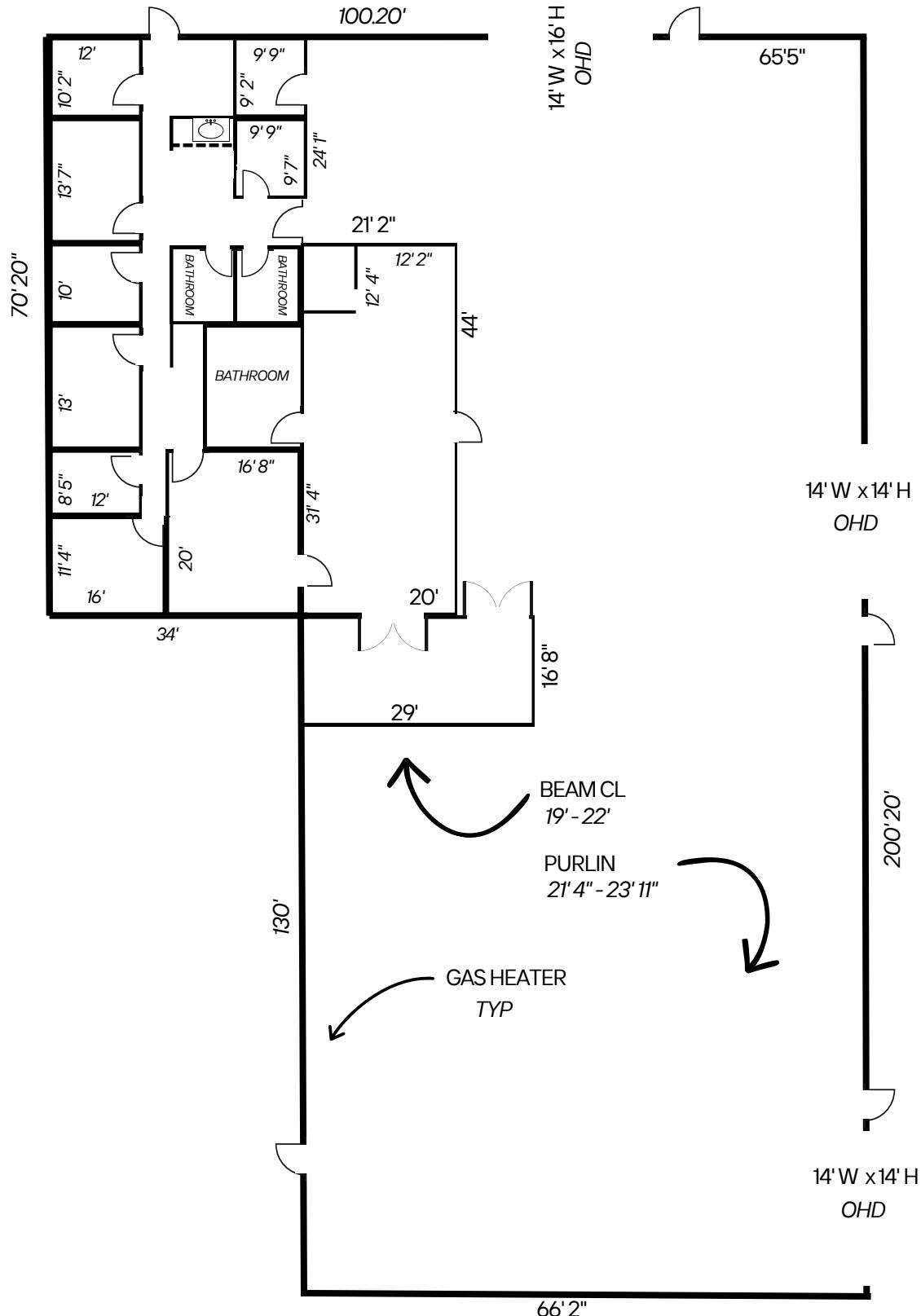
2210 N Dollar Rd represents a well-positioned commercial asset within the Spokane Valley industrial submarket. The Dollar Road corridor is primarily comprised of commercial and light industrial properties, creating a cohesive and functional business environment. The property is strategically located just north of Trent Avenue between Fancher and Park Roads, providing efficient access to Interstate 90, downtown Spokane, Future North South Freeway and key regional transportation routes.

Building Expansion: The southeast area of the building could be expanded by 60' x 130', adding 7,800 sq ft.



FLOOR PLAN

2210 N Dollar Rd | Spokane, WA 99212



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Features



New Office AC
September 2020



Three
Overhead Doors



Easy
Freeway Access



Excellent
Visibility



Zoning:
Industrial

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LOCATION OVERVIEW

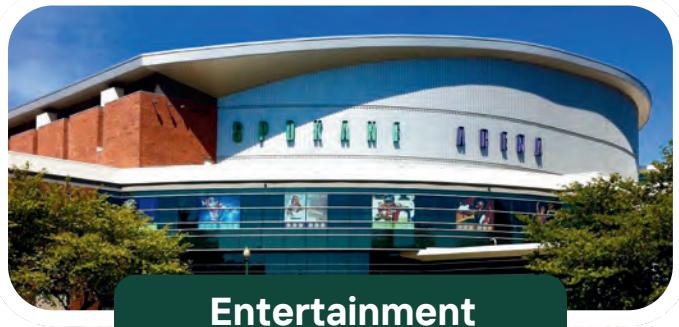
Spokane, Washington



International Events



Outdoor Activities



Entertainment

Spokane, Washington, is the second largest city in the state, located in the eastern part of Washington, along the Spokane River.

✓ Home of the largest 3on3 outdoor basketball tournament, Hoopfest, and Bloomsday, Spokane's iconic annual 12K race.

✓ There are 76 lakes and rivers within a 50-mile radius of Downtown Spokane, offering an abundance of outdoor activities.

✓ The city hosts a variety of festivals, concerts and shows, including internationally recognized Broadway tours.

✓ The Spokane City Line is a brand new 6-mile bus route, connecting Browne's Addition to local universities, like SCC and Gonzaga.

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AERIAL MAP

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