

# FOR LEASE



## RETAIL SPACE FOR LEASE

300 South Union Avenue  
Newport, WA 99156

## RETAIL SPACE AVAILABLE FOR LEASE IN NEWPORT, WASHINGTON

### LEASE DETAILS

<b>LEASE RATE</b>	\$10.50 PSF/YR
<b>LEASE TYPE</b>	Est. NNN \$2.00 PSF
<b>AVAILABLE SPACE</b>	±4,100 SF
<b>LOT SIZE</b>	±22,216 SF (±0.51 AC)
<b>YEAR BUILT</b>	1990

- Newer HVAC System
- One 8' x 7' Overhead Door
- 10 Parking Stalls
- Union Ave Traffic Count: ±4,450 ADT



← UNION AVENUE ±4,450 ADT ←

**VIEW  
LOCATION**



**JAY CARSON**  
509.862.5454  
jay.carson@kiemlehagood.com

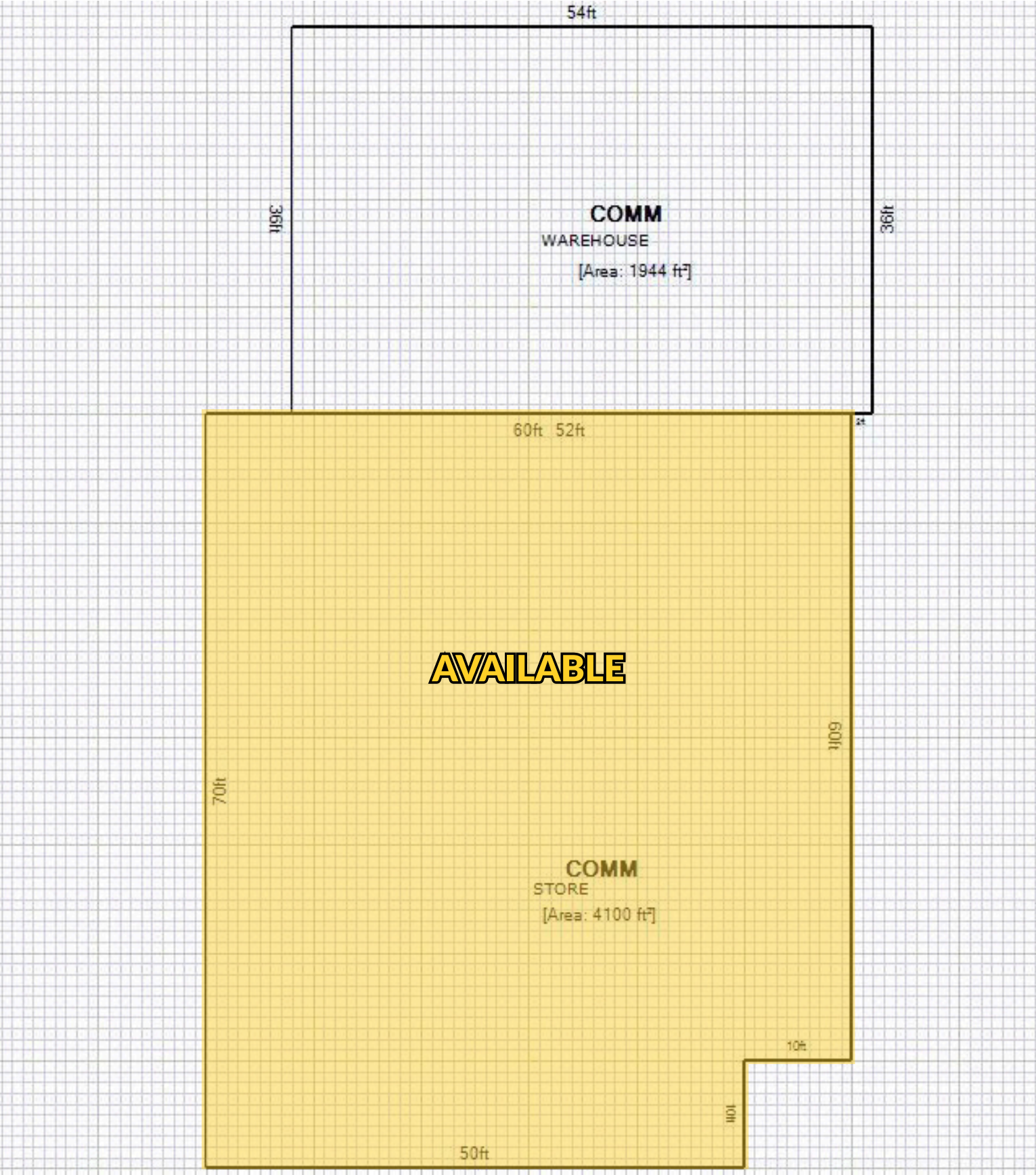
**ANDY BUTLER, CCIM**  
509.385.9121  
andy.butler@kiemlehagood.com

**KIEMLE  
HAGOOD**



FLOOR PLAN

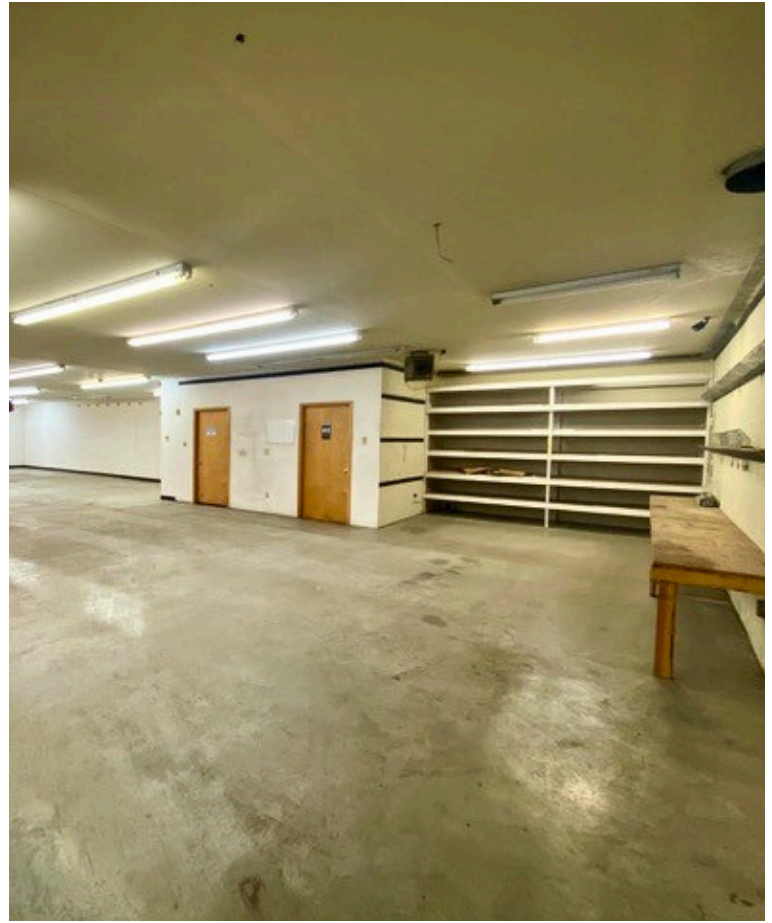
300 South Union Avenue  
Newport, WA 99156





# BUILDING PHOTOS

300 South Union Avenue  
Newport, WA 99156





# SURROUNDING AREA

300 South Union Avenue  
Newport, WA 99156



## JAY CARSON

509.862.5454

[jay.carson@kiemlehagood.com](mailto:jay.carson@kiemlehagood.com)

## ANDY BUTLER, CCIM

509.385.9121

[andy.butler@kiemlehagood.com](mailto:andy.butler@kiemlehagood.com)

**KIEMLE**  
**HAGOOD**

601 W MAIN AVENUE, SUITE 400  
SPOKANE, WA 99201

### OFFICE LOCATIONS

SPOKANE | COEUR D'ALENE | TRI-CITIES | MISSOULA

No warranty or representation, expressed or implied, is made by Kiemle Hagood, its agents or its employees as to the accuracy of the information contained herein. All information furnished is from sources deemed reliable and submitted subject to errors, omissions, change of terms and conditions, prior sale, lease or financing, or withdrawal without notice. No one should rely solely on the above information, but instead should conduct their own investigation to independently satisfy themselves. Kiemle Hagood respects the intellectual property of others: If you believe the copyright in your work has been violated through this Website, please contact our office for notice of claims of copyright infringement. For your complaint to be valid under the Digital Millennium Copyright Act of 1998 (DMCA), you must provide the following information when providing notice of the claimed copyright infringement: Identify the material on the Website that you believe infringes your work, with enough detail so that we may locate it on the Website; provide your address, telephone number and email address; provide a statement that you have a good faith belief that the disputed use is not authorized by the copyright owner, its agent, or the law; provide a statement that the information in the notification is accurate, and under penalty of perjury, that the complaining party is authorized to act on behalf of the owner of an exclusive right that is allegedly infringed; and provide your physical or electronic signature. Upon receiving your complaint, Kiemle Hagood will, upon review, remove content that you believe infringes your copyright if the complaint is found to be valid.