829 GOETHALS DR, RICHLAND, WA 99352 MEDICAL/OFFICE BUILDING FOR LEASE | MLS 285340





829 GOETHALS DR

RICHLAND, WASHINGTON 99352

PROPERTY OVERVIEW

MLS 285340 - Located across from Kadlec Regional Medical Center, this two-story professional building offers high visibility in Richland's core medical and office district. Featuring approx. 8,543 SF, the flexible layout accommodates medical, dental, or general office use with private offices, exam rooms, reception, and potential for multi-tenant occupancy. Exterior upgrades recently completed include a refreshed façade and newly resurfaced asphalt parking lot.

PROPERTY HIGHLIGHTS

- Prime location across from Kadlec Hospital
- Flexible medical or professional office layout
- Updated exterior and new asphalt parking lot
- Ample on-site parking and multi-entry access
- Also available for sale \$2,300,000 see MLS#

OFFERING SUMMARY

Lease Rate:	\$17.50 PSF + \$4 (NNN)
Building Size:	8,543 SF
Lot Size:	0.74 Acres

Vicki Monteagudo

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Kaysey Anderson

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829 GOETHALS DR, RICHLAND, WA 99352 MEDICAL/OFFICE BUILDING FOR LEASE | PHOTOS







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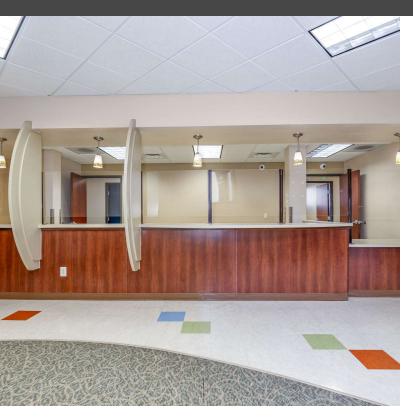
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829 GOETHALS DR, RICHLAND, WA 99352 MEDICAL/OFFICE BUILDING FOR LEASE | EXTERIOR PHOTOS

MalTri-Cities









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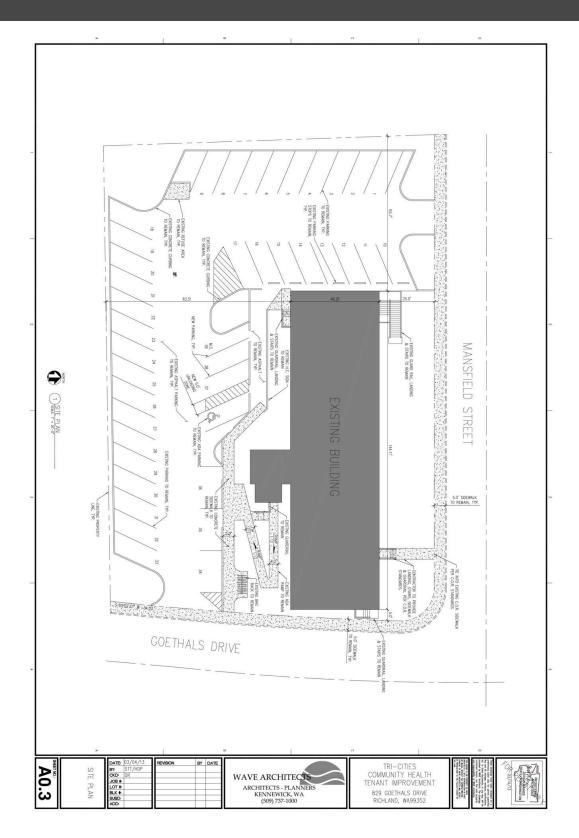
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829 GOETHALS DR, RICHLAND, WA 99352 MEDICAL/OFFICE BUILDING FOR LEASE | SITE PLAN





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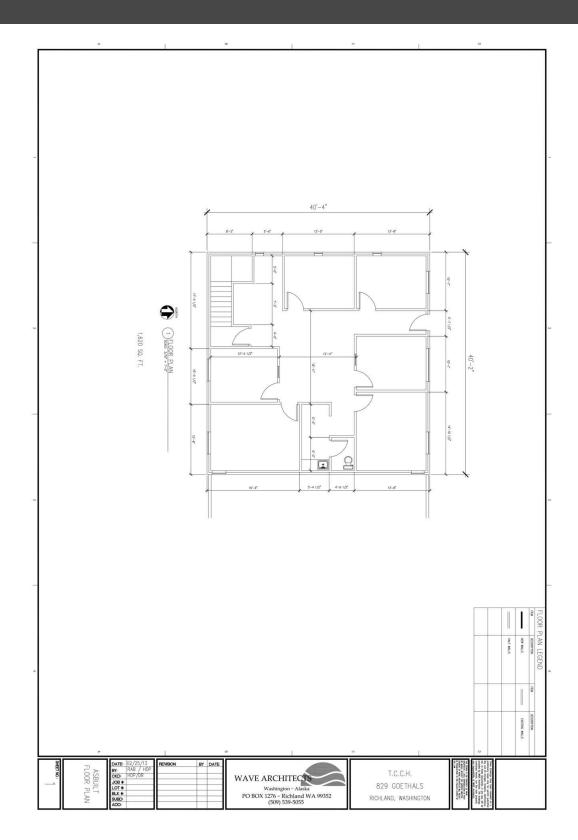
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829 GOETHALS DR, RICHLAND, WA 99352 MEDICAL/OFFICE BUILDING FOR LEASE | FLOOR PLAN





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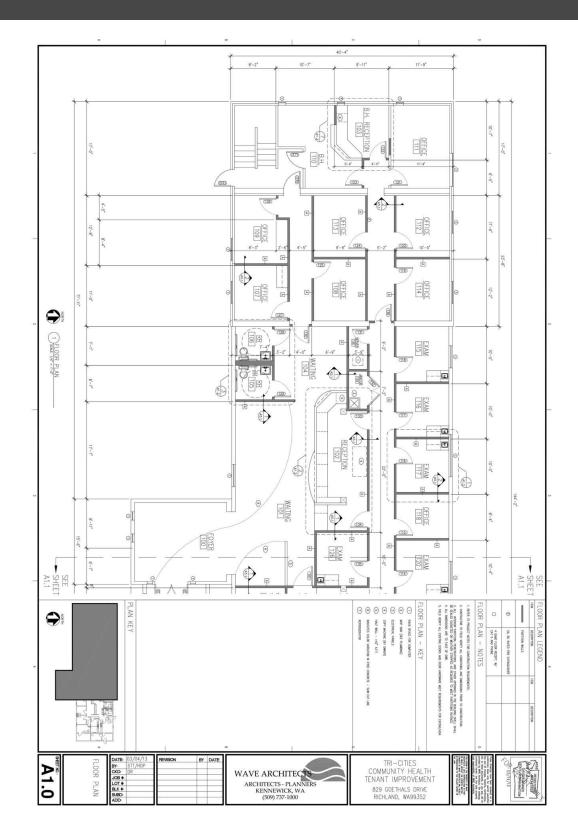
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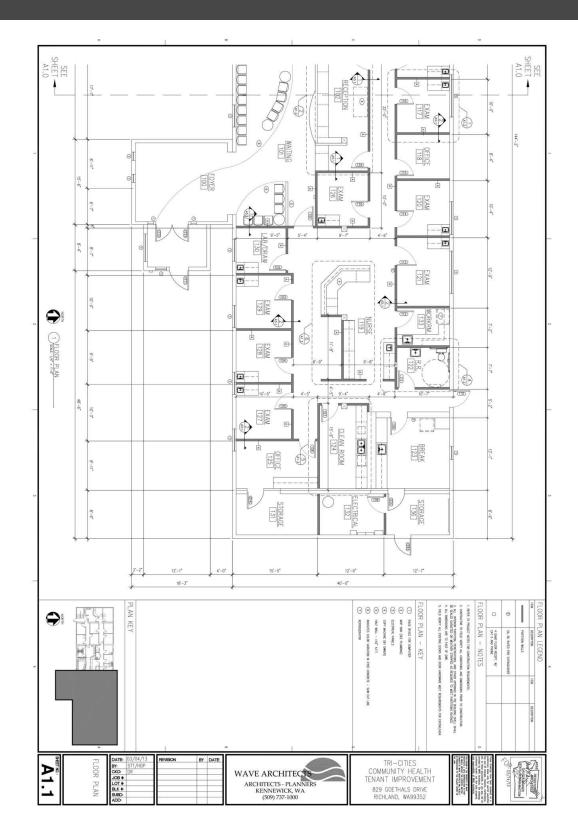
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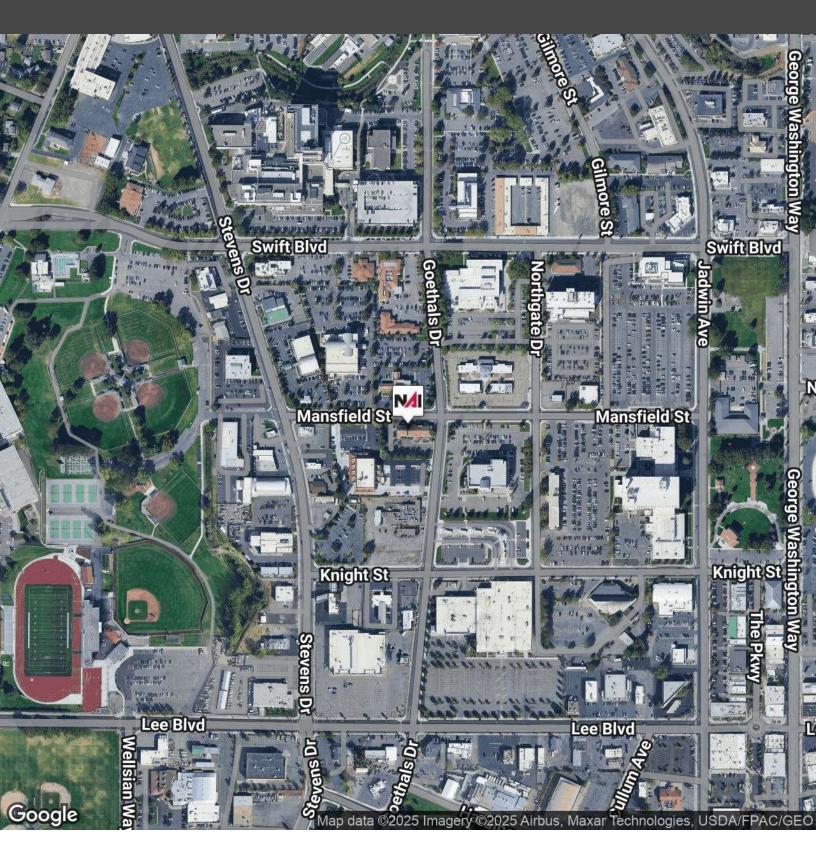
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829 GOETHALS DR, RICHLAND, WA 99352 MEDICAL/OFFICE BUILDING FOR LEASE | LOCATION MAP





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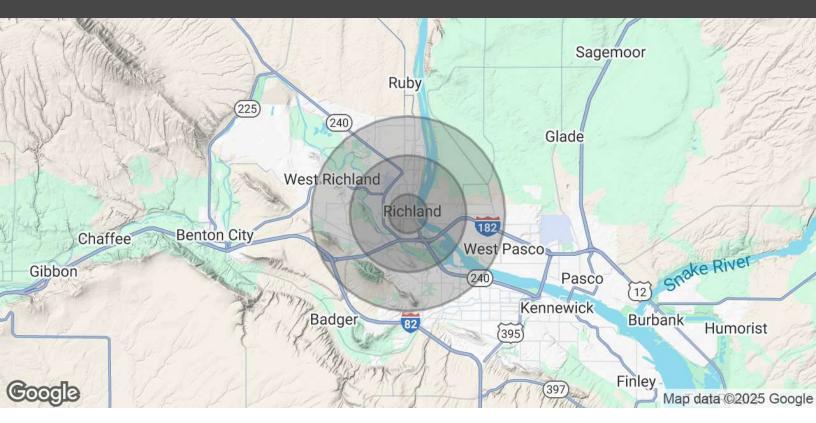
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829 GOETHALS DR, RICHLAND, WA 99352 MEDICAL/OFFICE BUILDING FOR LEASE | DEMOGRAPHICS





POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,417	47,287	113,319
Average Age	37	39	39
Average Age (Male)	35	38	38
Average Age (Female)	38	39	39
HOUSEHOLDS & INCOME	4 3 / 11 17	o Mil Ec	# 1477 F1G
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,956	3 MILES 18,360	5 MILES 42,584
Total Households	3,956	18,360	42,584
Total Households	3,956	18,360	

Demographics data derived from AlphaMap

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