

FOR LEASE

**\$15.75 SF/YR  
NNN**



**FOR LEASE**

with Build-to-Suit and Ground Lease Available

10 N Evergreen Rd | Spokane, WA 99216

**Exclusively listed by:**

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# Property Information

This commercial property sits on 0.37 acres located on the prime NE corner of Sprague and Evergreen in the Spokane Valley. Equipped with a generous amount of parking, this free standing two-story building (6,110 SF) was renovated in 2015 and offers high visibility featuring two street monument and building signs. Featuring multiple offices, treatment rooms, reception area, conference rooms and multiple restrooms, this property neighbors many popular businesses like Safeway, Target, Office Depot, and Wake Up Call Coffee.



## Demographics

	0.5 MILES	1 MILE	3 MILES
TOTAL HOUSEHOLDS	1,243	5,460	34,724
TOTAL POPULATION	2,883	12,707	86,424
AVERAGE HH INCOME	\$69,249	\$71,755	\$90,349

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# RETAILER MAP

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