

The Lincoln Plaza

// 818 W RIVERSIDE AVE

Spokane, WA 99201

[View Drone Footage](#)



**BOB SPOONER**

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# // PROPERTY SUMMARY



## PROPERTY DESCRIPTION

Lincoln Plaza is centrally located on the corner of Lincoln and Riverside, across from River Park Square and just a 2 minute walk to Riverfront Park and the Spokane River. Enjoy the best of Downtown Spokane with a premier location and connectivity to a broad network of transportation, shopping, dining and entertainment options.

- Prime Downtown Location
- Class A Office Space
- Underground Parking & Valet Service
- Secure Access
- Sweeping Downtown Views
- Building Conference Room
- Move-in Ready Space for Teams from 2-20+
- 384 SF - 4,948 SF Available

SPACES	LEASE RATE	SPACE SIZE
100	\$18.00 SF/yr	2,700 SF
350	\$26.00 SF/yr	3,543 SF
415	\$2027 per month	901 SF
475	\$26.00 SF/yr	3,344 SF
500	\$26.00 SF/yr	2,946 SF
520	\$26.00 SF/yr	2,870 SF
525	\$26.00 SF/yr	1,459 SF
520 - 525	\$26.00 SF/yr	4,329 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	6,674	48,698	105,564
Total Population	12,396	111,104	244,963
Average HH Income	\$36,502	\$50,287	\$51,442

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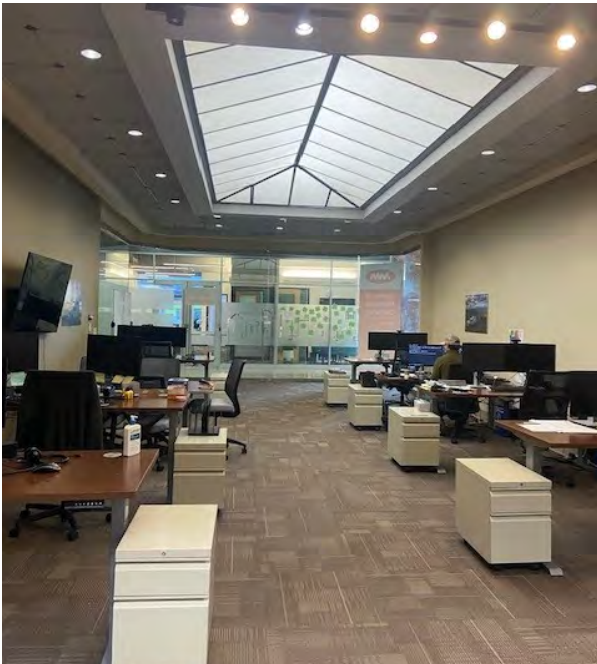
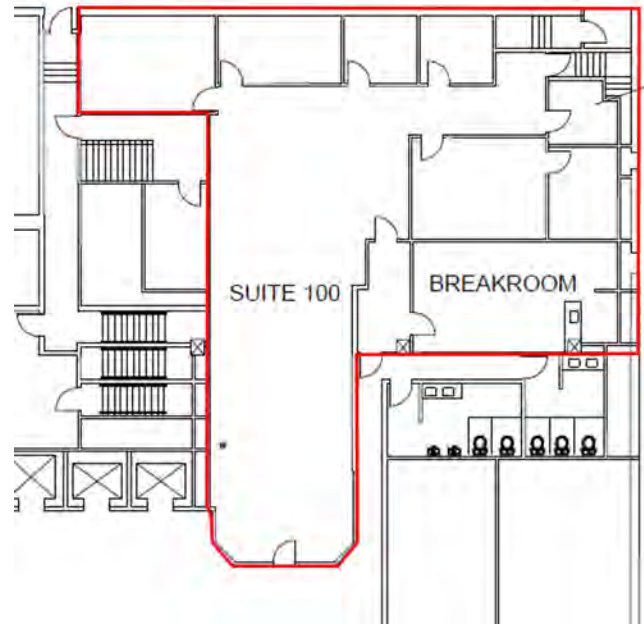
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## // SUITE 100

### Suite 100:

- 2,700 SF
- 5 Private Offices/Conference Rooms
- Large Break Room
- Large Open Work Area
- Glass Entry/Lobby
- Storage Rooms



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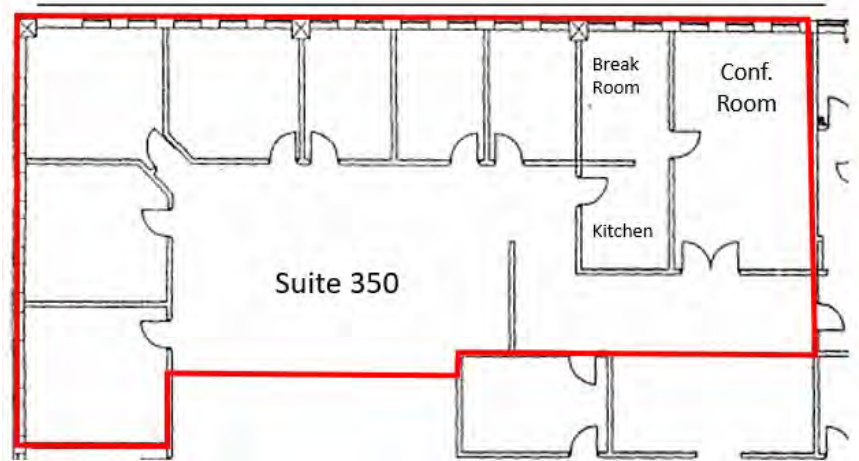
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## // SUITE 350

### Suite 350:

- 3,543 SF
- 7 Private Offices
- Break Room and Kitchen
- Large Conference Room
- Move-in Ready

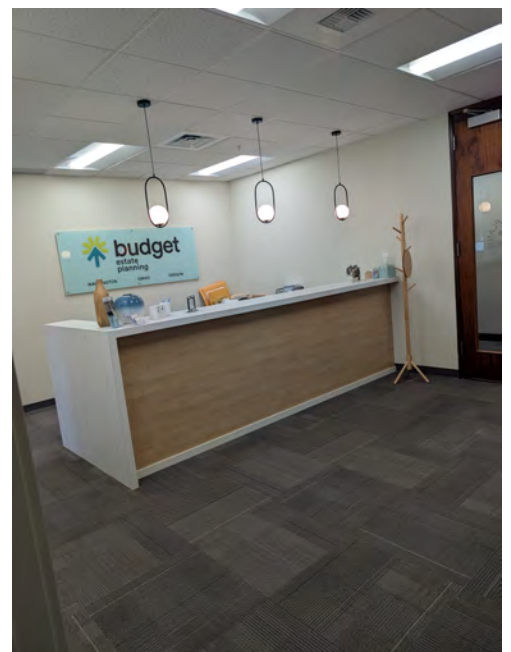
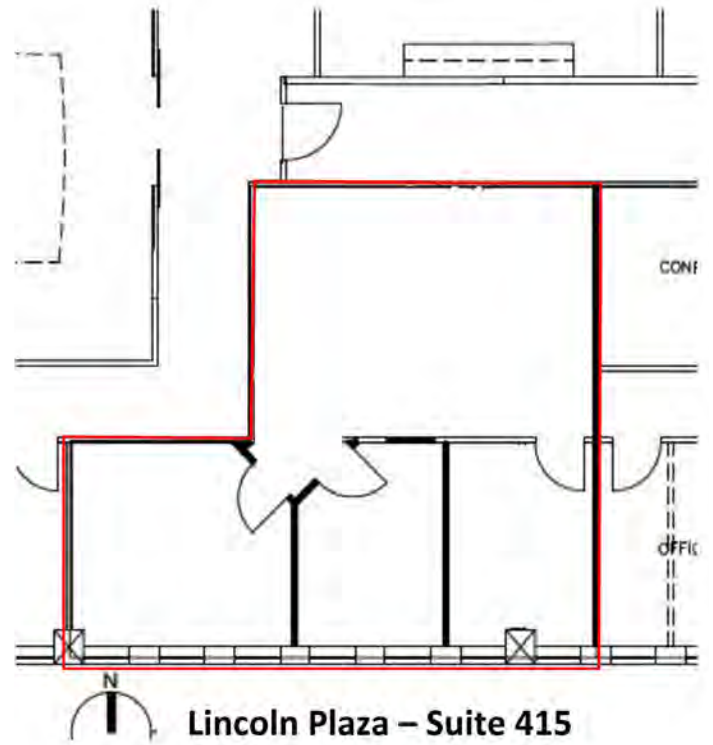


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# // SUITE 415



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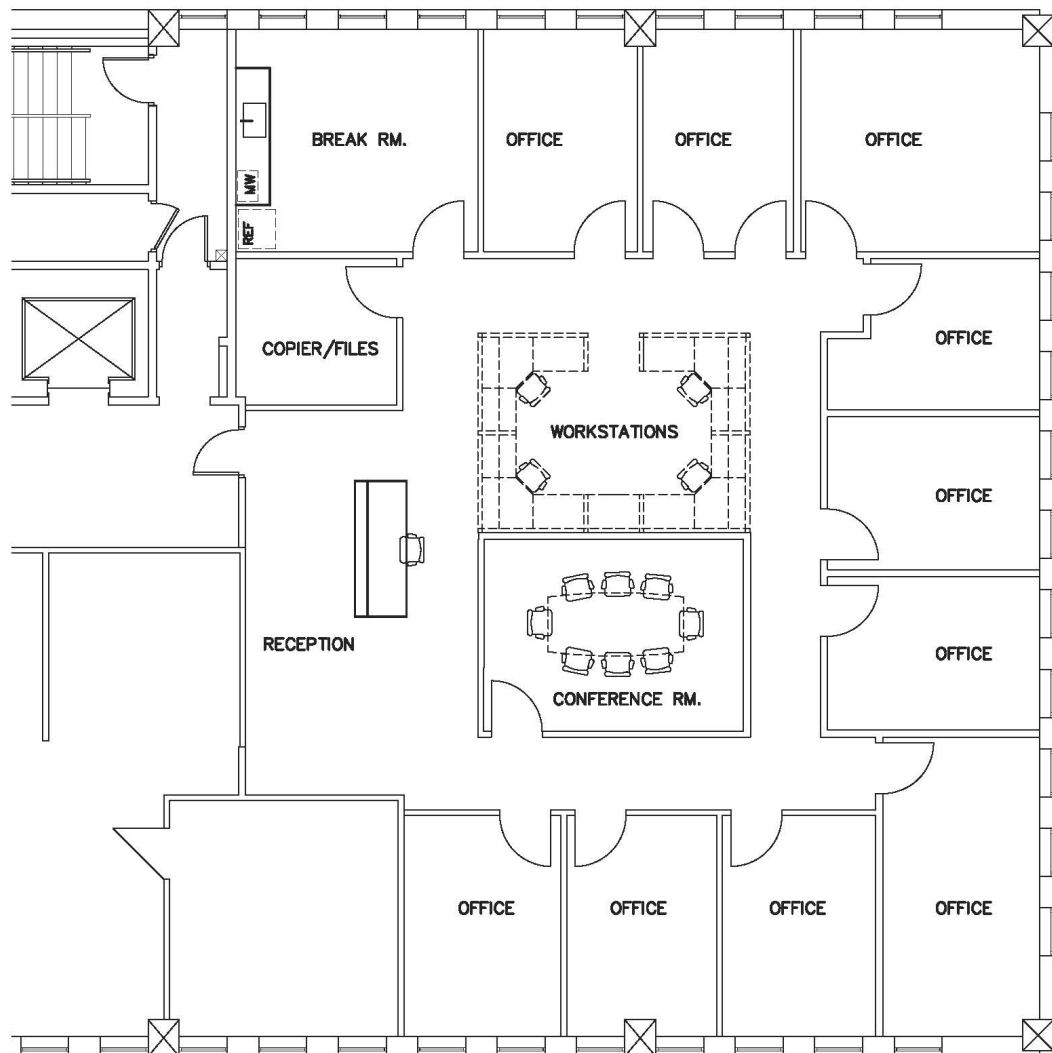
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## // Suite 475

### Suite 475:

- 3,344 SF
- Move-in Ready
- 10 Private Offices
- Open Work Area, Private Conference Room, Work/File Area, Large Break room, Open Reception Area



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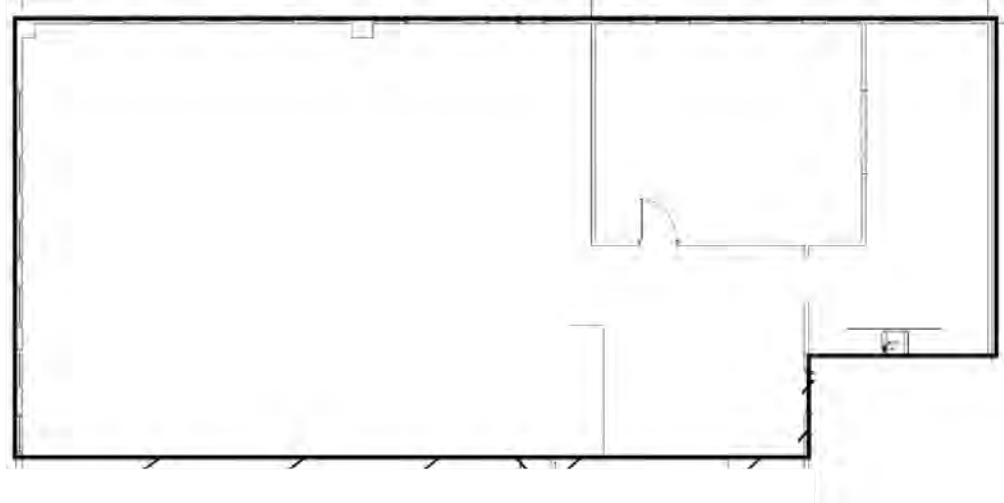
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## // SUITE 500

### Suite 500

- 2,946 SF
- Large Open Work Space
- Conference/Training Room
- Breakroom/Workroom
- Clear Span Design Allowing Flexible Layouts and Configurations
- Tenant Improvements and Allowances Negotiable



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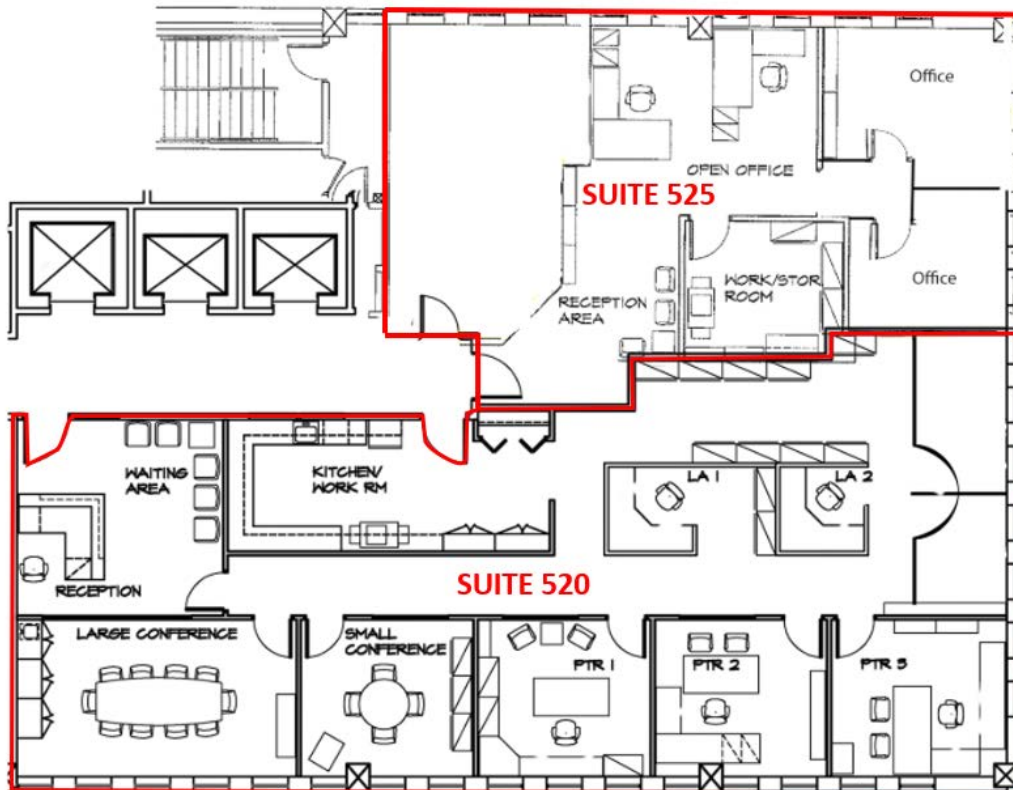
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# // 520 | 525

4,329 Total SF



## Suite 520:

- 6 Private Offices
- Large Kitchenette/Work Room
- Built-in Dedicated Reception Area
- 2,870 SF
- Large Conference Room
- Move-In Ready

## Suite 525:

- 1,459 SF
- Move-In Ready
- 3 Private Offices
- Open Reception/Work Area

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# // RETAILER MAP DOWNTOWN



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