

# FOR LEASE

## 15701 E SPRAGUE AVE

Spokane Valley, WA 99037



## Available Spaces

SPACE	RATE	SIZE	AVAILABLE
SUITE C	\$19 SF/YR	1,252 SF	AVAILABLE 7/1/26
SUITE E	\$19 SF/YR	1,500 SF	NOW - NNN \$4.86 PSF

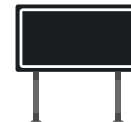
## Demographics

	3 MILES	5 MILES	10 MILES
TOTAL HOUSEHOLDS	29,158	49,231	103,807
TOTAL POPULATION	72,279	123,659	264,535
AVERAGE HH INCOME	\$94,655	\$99,107	\$96,228

## Highlights



Directly in front of Fred Meyer



Monument Signage



Ample Parking



Close to Central Valley High School & Liberty Lake

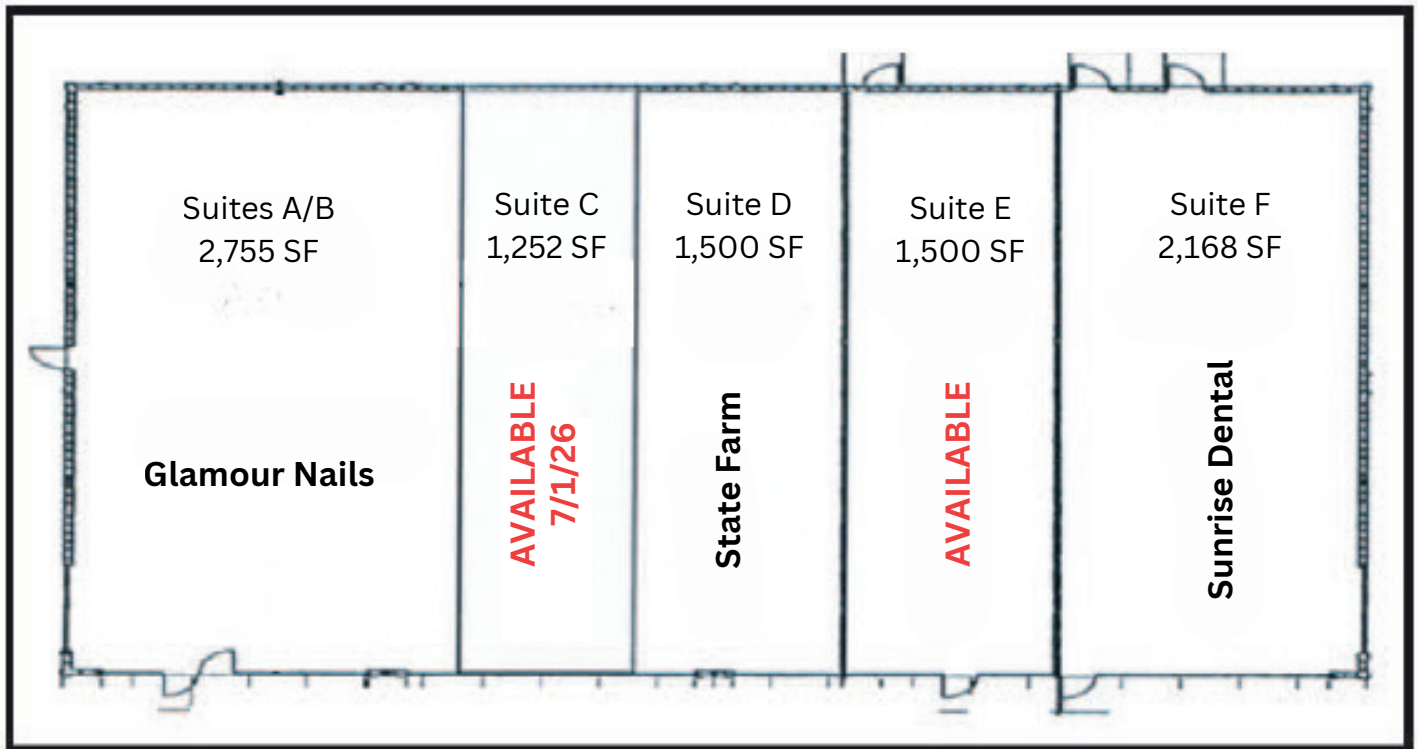


VPD - Sprague: 22,300  
VPD - Sullivan: 34,500

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# LOCATION OVERVIEW

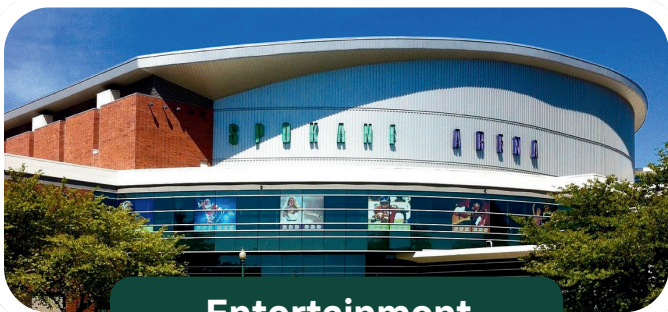
Spokane, Washington



**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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