

LEASE

4330 W Van Giesen St Suite 101

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West Richland, WA 99353

PRESENTED BY:

SCOTT HOWELL

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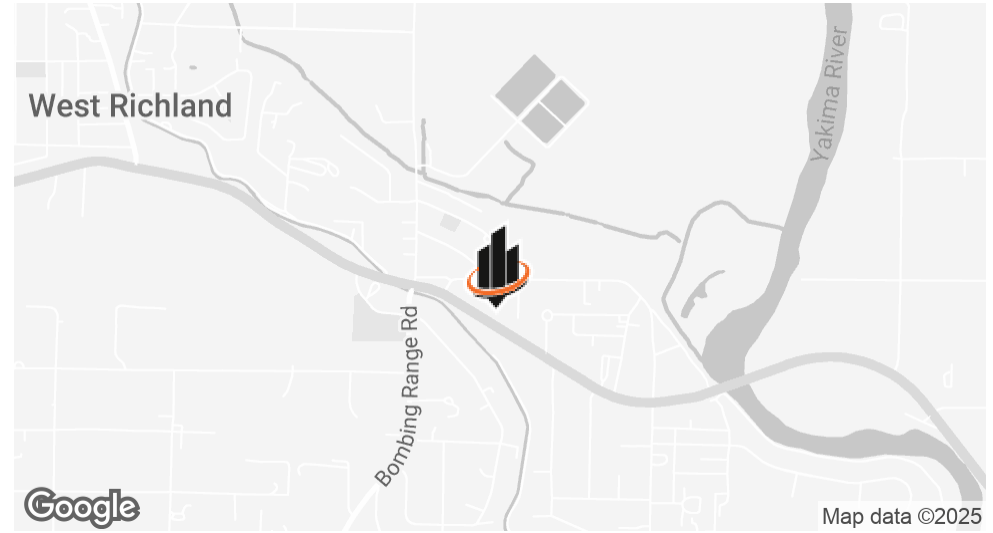
JAMES WADE

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PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$22.50 SF/yr (NNN)
NUMBER OF UNITS:	1
AVAILABLE SF:	1,600 SF
LOT SIZE:	0.86 Acres
BUILDING SIZE:	9,400 SF

PROPERTY DESCRIPTION

Office/retail available for lease. Drive Thru on end cap unit. Brand new building. High traffic count directly in the heart of West Richland on Van Giesen. Great signage on facade of building facing street with ample parking. TI's negotiable. Additional suites can be combined for max contiguous of 9,400 sqft. Please contact LA for additional details.

PROPERTY HIGHLIGHTS

- New Build
- Drive Thru
- High Traffic Count
- NNN's \$5.50 SF/yr

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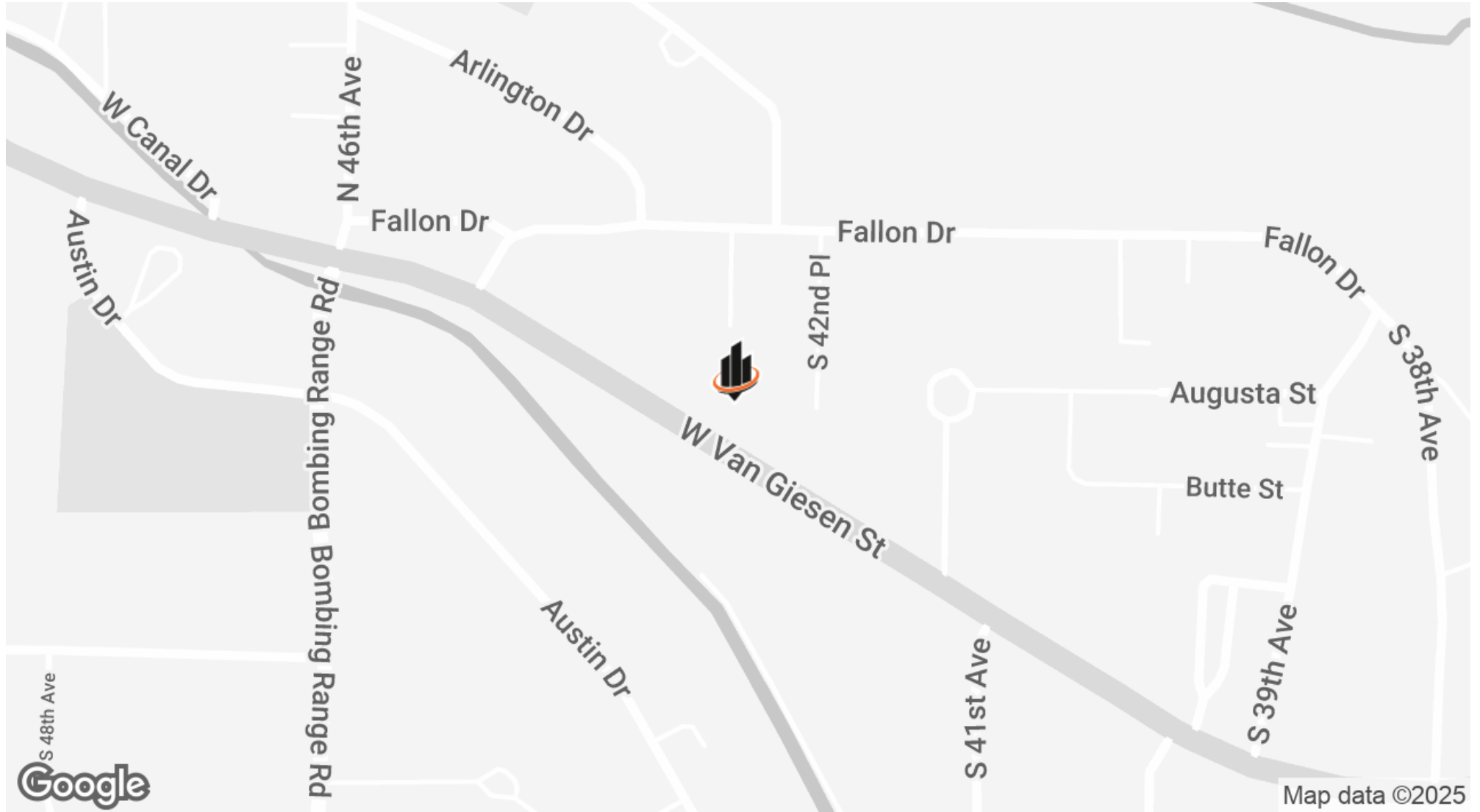
ADDITIONAL PHOTOS



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LOCATION MAP



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