

FOR SALE



*Property lines are approximate and for illustrational purposes only.

4175 W 24th Ave

4175 W 24th Avenue | Kennewick, WA 99337

Located in Kennewick, this 1.02-acre commercial parcel offers a prime opportunity for a variety of development uses. With flexible commercial zoning, the site is well-suited for retail, office, or service-oriented businesses. Positioned in a growing area with strong surrounding development, it provides excellent potential for both investors and owner-users seeking a presence in the Tri-Cities market.

KIEMLE
HAGOOD

OFFERING PRICE

| \$533,174.40

(\$12.00 PSF)

LOT SIZE

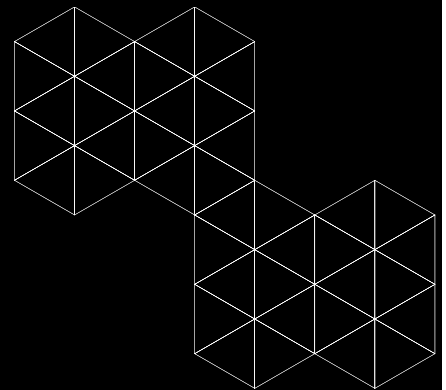
| ±1.02 Acres

PARCEL NO.

| 110893BP448010

ZONING

| Commercial



LANCE BACON

509.430.6547

lance.bacon@kiemlehagood.com



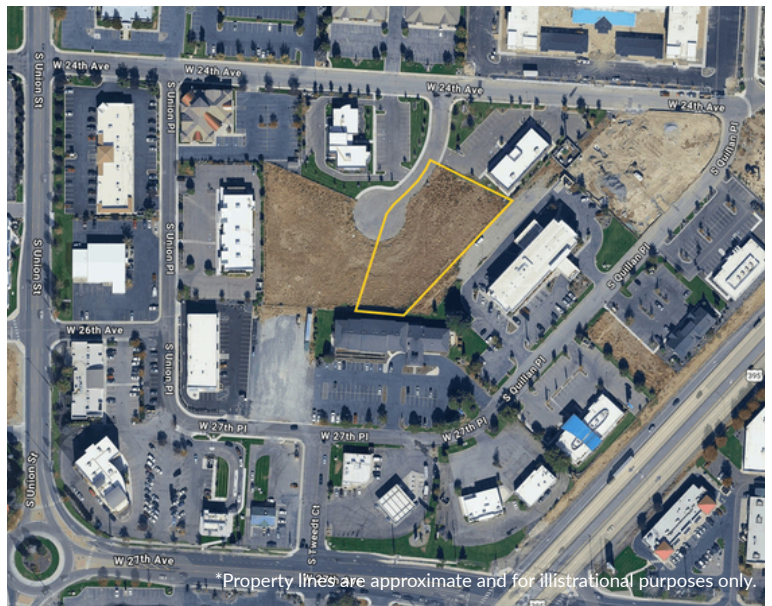
*Property lines are approximate and for illustrational purposes only.



*Property lines are approximate and for illustrational purposes only.



*Property lines are approximate and for illustrational purposes only.

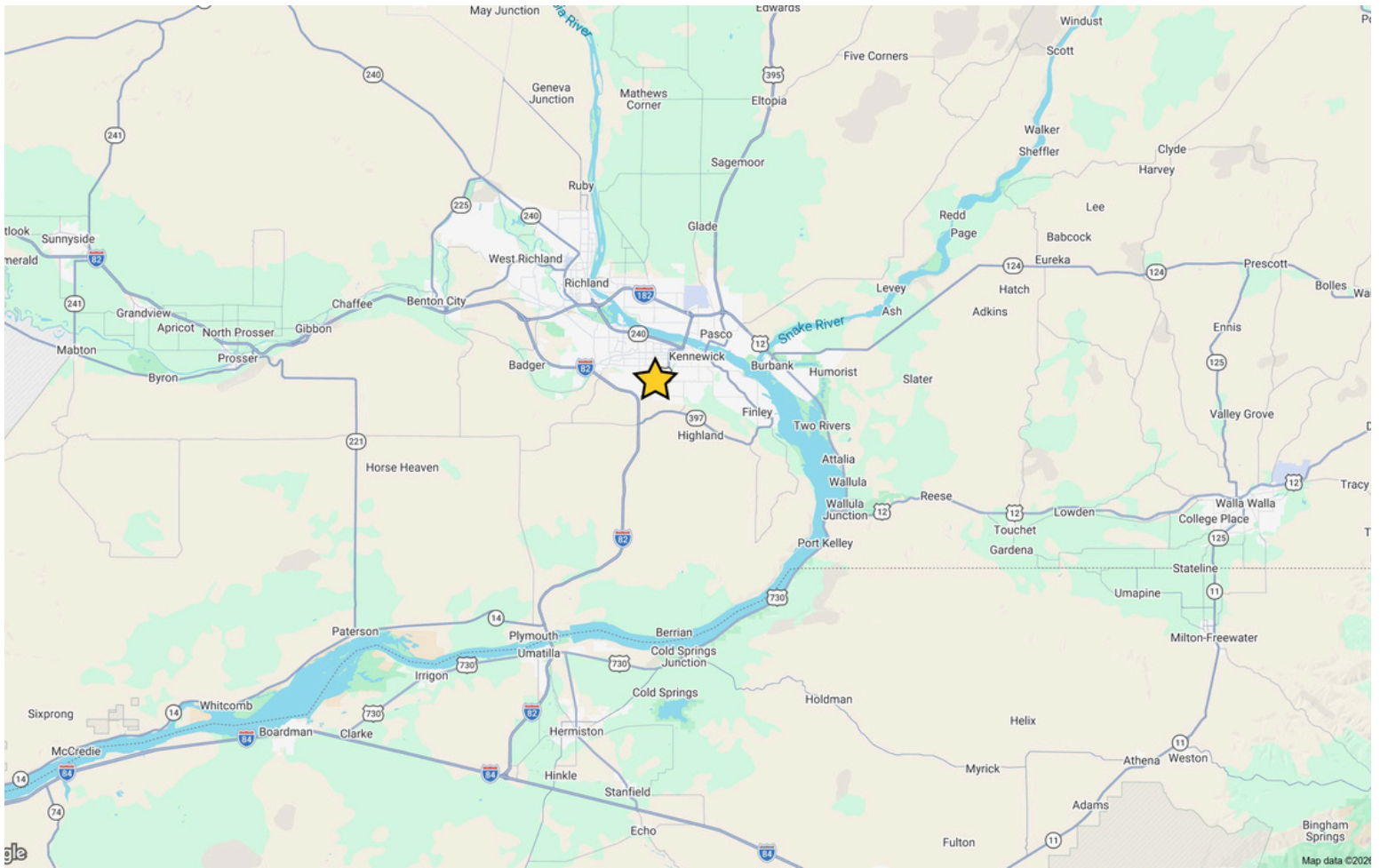


*Property lines are approximate and for illustrational purposes only.



DEMOGRAPHICS	1 MI	3 MI	5 MI
EST POPULATION 2025	8,091	70,517	130,227
PROJ. POPULATION 2030	8,567	72,457	133,634
EST. HOUSEHOLDS 2025	3,076	26,001	47,775
MEDIAN AGE	41.6	34.5	34.2
2025 AVERAGE HHI	\$123,791	\$106,576	\$111,550
2025 MEDIAN HHI	\$96,719	\$85,374	\$87,173





4175 W 24th Ave

4175 W 24th Avenue | Kennewick, WA 99337

[VIEW LOCATION](#)



LANCE BACON

509.430.6547 | lance.bacon@kiemlehagood.com



No warranty or representation, expressed or implied, is made by Kiemle Hagood, its agents or its employees as to the accuracy of the information contained herein. All information furnished is from sources deemed reliable and submitted subject to errors, omissions, change of terms and conditions, prior sale, lease or financing, or withdrawal without notice. No one should rely solely on the above information, but instead should conduct their own investigation to independently satisfy themselves. Kiemle Hagood respects the intellectual property of others: If you believe the copyright in your work has been violated through this Website, please contact our office for notice of claims of copyright infringement. For your complaint to be valid under the Digital Millennium Copyright Act of 1998 (DMCA), you must provide the following information when providing notice of the claimed copyright infringement: Identify the material on the Website that you believe infringes your work, with enough detail so that we may locate it on the Website; provide your address, telephone number and email address; provide a statement that you have a good faith belief that the disputed use is not authorized by the copyright owner, its agent, or the law; provide a statement that the information in the notification is accurate, and under penalty of perjury, that the complaining party is authorized to act on behalf of the owner of an exclusive right that is allegedly infringed; and provide your physical or electronic signature. Upon receiving your complaint, Kiemle Hagood will, upon review, remove content that you believe infringes your copyright if the complaint is found to be valid.

OFFICE LOCATIONS

SPOKANE | COEUR D'ALENE | TRI-CITIES | MISSOULA

7025 W GRANDRIDGE BLVD, SUITE B-2
KENNEWICK, WA 99336