



# west plains logistics I

10015 W HALLETT RD  
SPOKANE, WA 99224

**BLDG A 87,279 SF**

**CLASS A INDUSTRIAL  
AVAILABLE NOW**

Exclusively marketed by:

**Darren Slackman, SIOR**  
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**Patricia Loveall, SIOR**  
+1 206 292 6139  
patricia.loveall@cbre.com

**NAI**Black

**CBRE**

 **PANATTONI**

**CROW HOLDINGS**  
CAPITAL



# PROPERTY HIGHLIGHTS

visit: [www.westplainslogistics.com](http://www.westplainslogistics.com)

- Available for sale or lease
- Located near Spokane Int. Airport & Amazon Fulfillment Center
- Immediate I-90 Access
- Planned spec construction, office, and generous TI package
- Divisible to 50,000 SF
- Zoned Light Industrial
- 30' Clear Height
- 18 Dock Doors
- 574 parking spaces
- ESFR sprinklers
- Call for rates and sale pricing

**87,279**

Total SF

**concrete tilt**

Construction

**single loaded**

Loading

**18**

Dock Doors

**TI allowance**

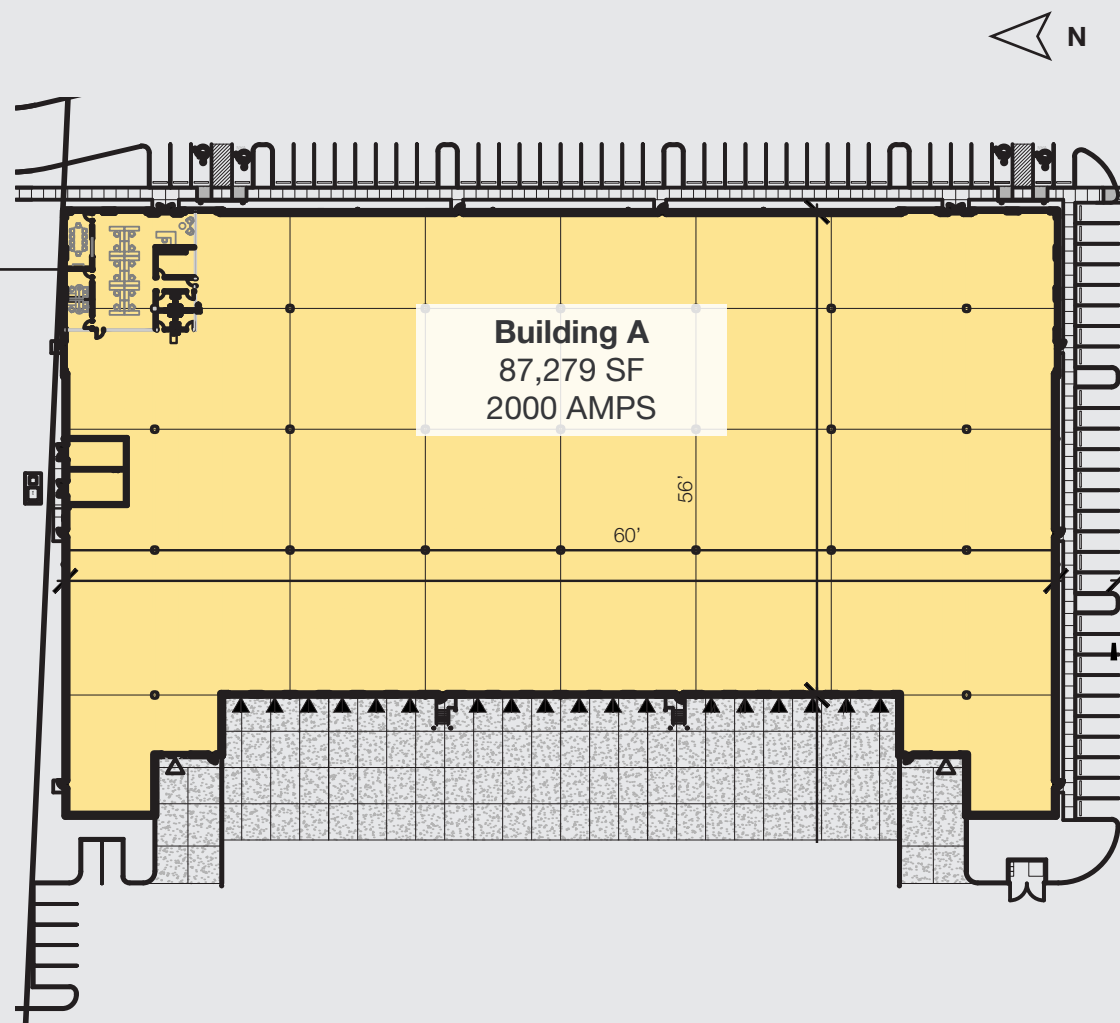
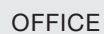
Customization

**Available Now**

Delivery



# SITE PLAN



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CBRE  
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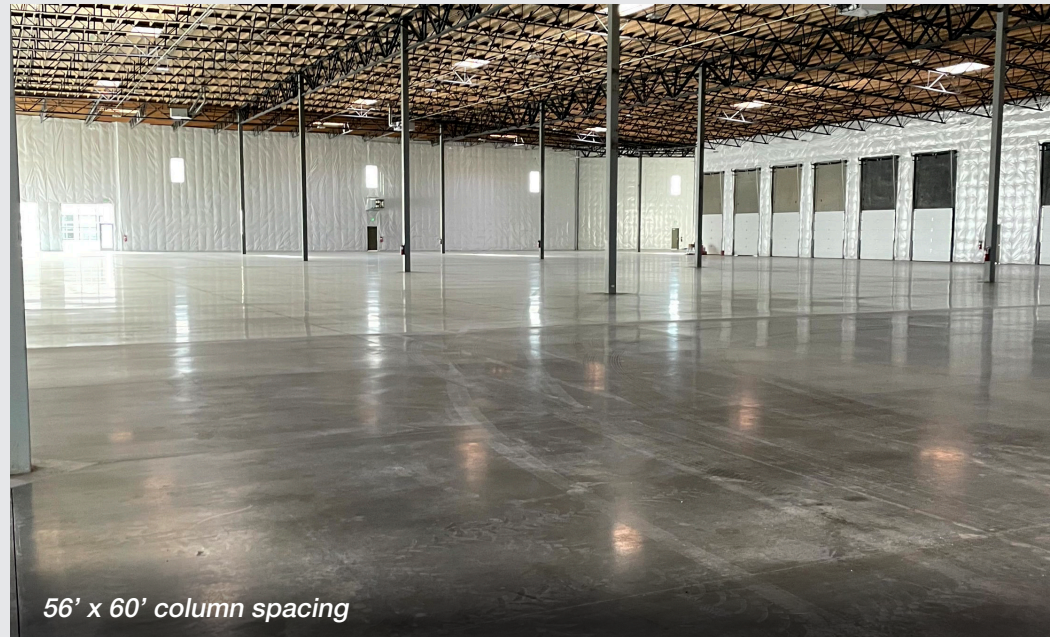


# BUILDING A

## PHOTOS



Building A Office TI



56' x 60' column spacing



Docking Bay



# BUILDING A

## PHOTOS



Building A Office TI

56' x 60' column spacing



# BUILDING A

## OFFICE PHOTOS



*Office Entrance*



*Spacious office layout*



*Contemporary kitchenette aesthetics*



*Generously-sized office windows*



*Lofty ceilings*



# LOCATION



Spokane  
International  
Airport

Amazon Fulfillment Center GEG1

Amazon Cross-Dock GEG5

Peirone  
Produce

Caterpillar Inc. Spokane  
Distribution Center

Bobcat of  
Spokane

Freightliner NW

Utility Trailer Sales

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Jensen  
Distribution Services

Cummins  
Sales & Service

UTC Aerospace Systems



# WHY SPOKANE COUNTY?

The Spokane region is the capital of the Intermountain Northwest, serving a population of almost 2 million people from Eastern Washington, North Idaho, British Columbia, and as far away as Alaska and Montana. It is a major health care, transportation, education and recreation hub.

Spokane has a diversified economy that includes advance manufacturing, aerospace, agriculture, education, finance, insurance, life sciences, health services, logistics and distribution and is also the largest labor market in Eastern Washington and Northern Idaho.

Spokane is one of the most affordable areas to operate or start a business. Labor costs, residential and commercial real estate and utility rates are among the lowest in the region and across the nation.

**For more  
information  
on why you  
should be  
in Spokane  
County**  
[\*\*CLICK HERE\*\*](#)



**559,775**

Total Population



**2.22%**

2020 to 2024 Growth



**\$30.93**

Average Hourly Wage



**4.2%**

Unemployment



**\$50,064**

Average Annual Wage



# DRIVE TIMES FROM SPOKANE

**west  
plains**  
logistics I

**Seattle, WA**  
4 hours, 12 minutes  
279 miles

**Portland, OR**  
5 hours, 28 minutes  
528 miles

**Yakima, WA**  
3 hours, 3 minutes  
202 miles

**Tri-Cities, WA**  
2 hours, 8 minutes  
143 miles

**Reno, NV**  
12 hours, 41 minutes  
773 miles

**Helena, MT**  
5 hours, 12 minutes  
315 miles

**Billings, MT**  
8 hours, 34 minutes  
547 miles

**Boise, ID**  
6 hours, 44 minutes  
417 miles

**Salt Lake City, UT**  
11 hours, 7 minutes  
712 miles

**Denver, CO**  
17 hours  
1,098 miles

The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. G:\Shared drives\ADMIN TEAM\MARKETING\FLYERS\Outside Market County\Spokane County\West Plains Logistics\West Plains Logistics I (10015 W Hallett Road)\West Plains Logistics I (10015 W Hallett Road)



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**559,775**

Total Population



**3.76%**

2021 to 2023 Growth



**\$23.69**

Average Hourly Wage



**3.1%**

Unemployment



**\$49,266**

Average Annual Wage