

WANDERMERE VILLAGE



VANDERVERT
Developments

SPACE FOR LEASE

12908 US-395 | Spokane, WA 99218

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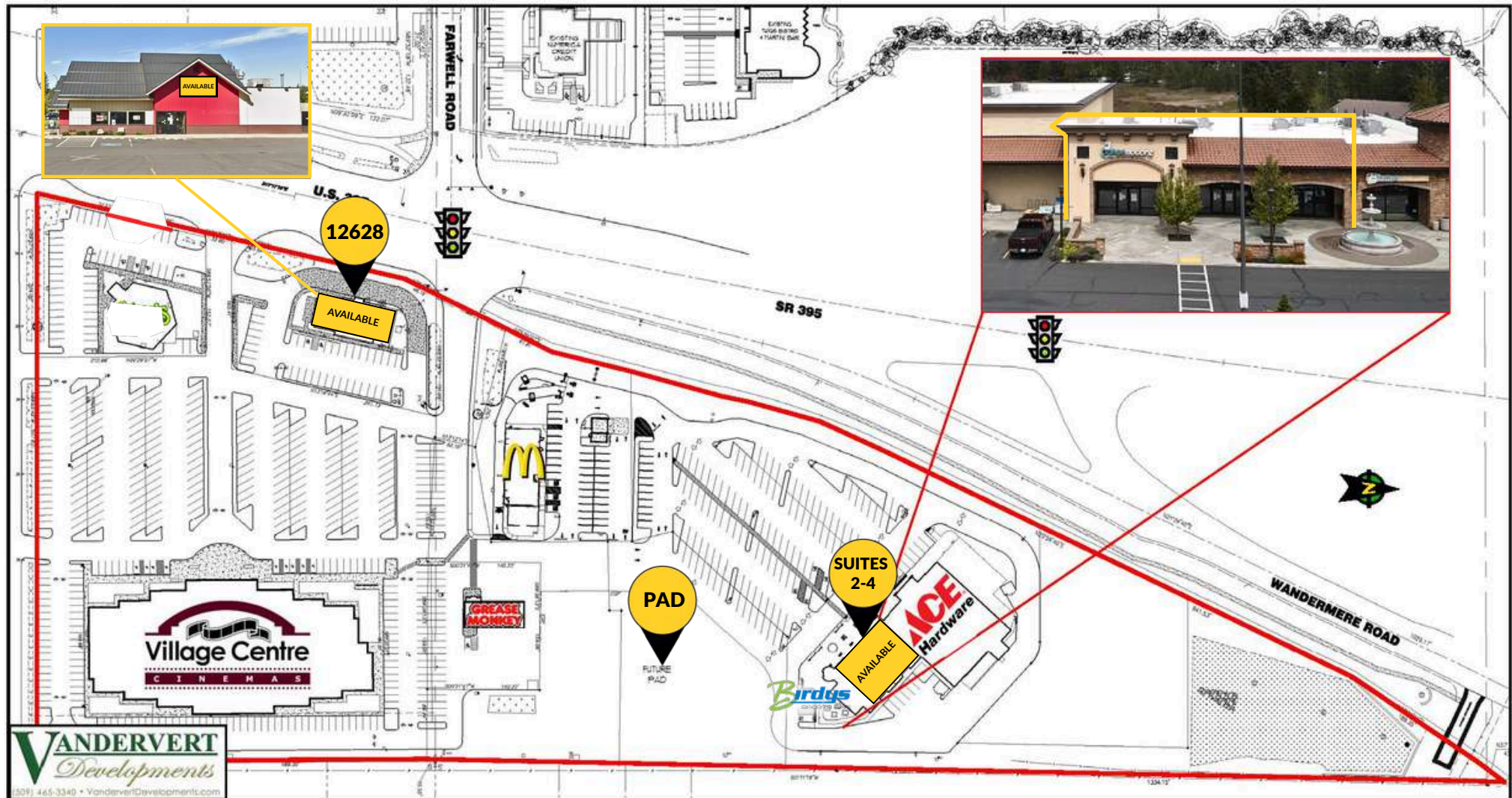
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AVAILABLE SPACE:

SPACE	SIZE	LEASE RATE
SUITES 2-4	±4,484 SF	\$20.00 PSF/YR + \$4.50 NNN
12628 US-395 (Former Restaurant)	±3,500 SF	\$36.00 PSF/YR + NNN
FUTURE PAD SITE	±1.2 Acres	Contact Listing Agents

CENTER ANCHORED BY

Village Centre Cinemas
ACE Hardware
McDonald's



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DEMOGRAPHICS	1 MI	3 MI	5 MI
EST POP U LATION 2025	8,307	40,112	103,420
PROJ. POPULATION 2030	8,241	40,164	102,406
PROJ. ANN GROWTH	0.79%	0.13%	0.98%
2025 AVERAGE HHI	\$119,090	\$124,097	\$115,992
2025 MEDIAN HHI	\$85,014	\$90,118	\$86,669

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