

# FOR LEASE



## Liberty Lake Medical Center

2207 N Molter Rd  
Liberty Lake WA 99019

### SUITE 103

**LEASE RATE** \$21.75 PSF/YR, NNN  
**SUITE SIZE** ±2,350 SF  
**EST. NNN'S** \$1,560 /MO

### SUITE 201

**LEASE RATE** \$21.75 PSF/YR, NNN  
**SUITE SIZE** ±2,500 SF  
**EST. NNN'S** \$1,560/MO

**KIEMLE  
HAGOOD**

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**JON HAGER**

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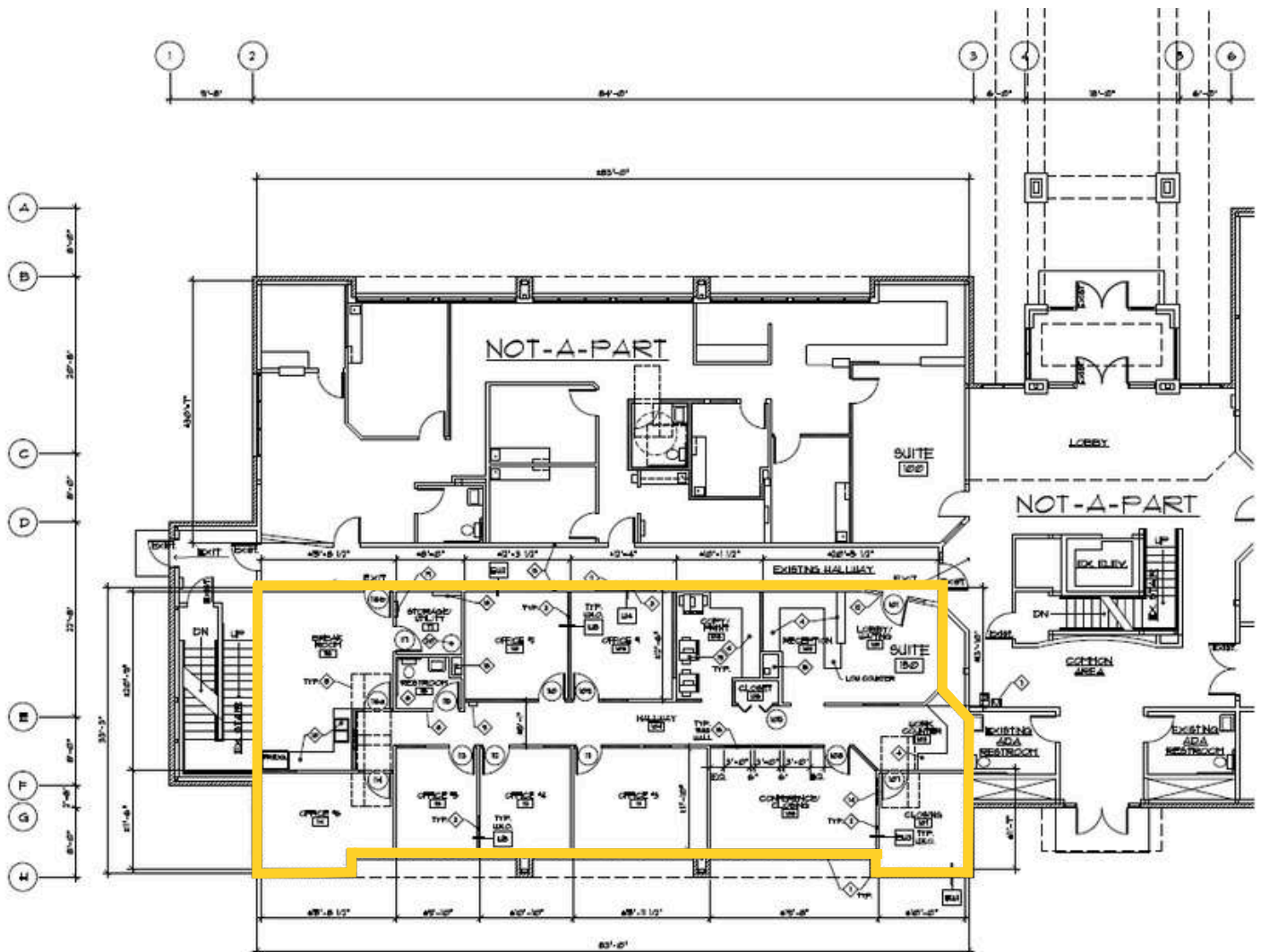
# PARCEL DETAILS

<b>SUITE 103</b>	±2,350 SF
*Available 8/1/2025	
<b>SUITE 201</b>	±2,500 SF
<b>BUILDING SIZE</b>	±38,940 SF
<b>LOT SIZE</b>	±2.93 Acres
<b>YEAR BUILT</b>	1999 / 2000
<b>PARCEL NO</b>	55104.9126
<b>ZONING</b>	Liberty Lake - C1

# TENANTS

Custom Medicine  
 Washington Title & Escrow Company  
 Rudeen Management Company  
 Baker Direct Primary Care  
 Kingsford Physical Therapy and Wellness  
 Liberty Lake Spine and Disc

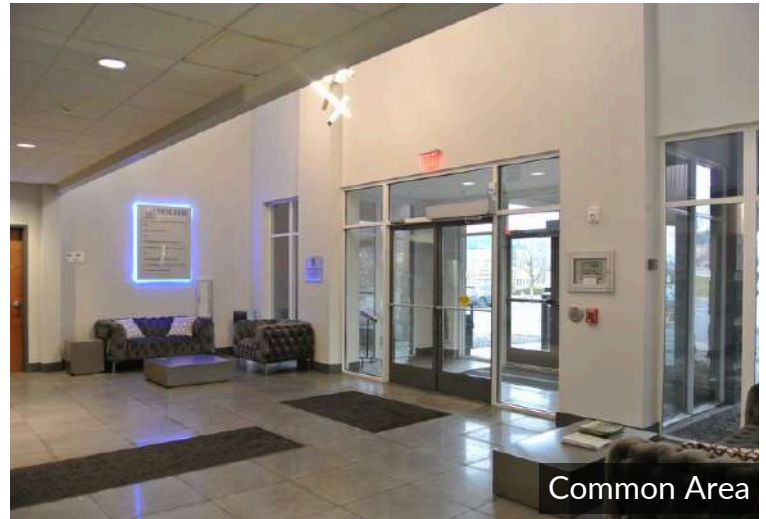
## SUITE 103



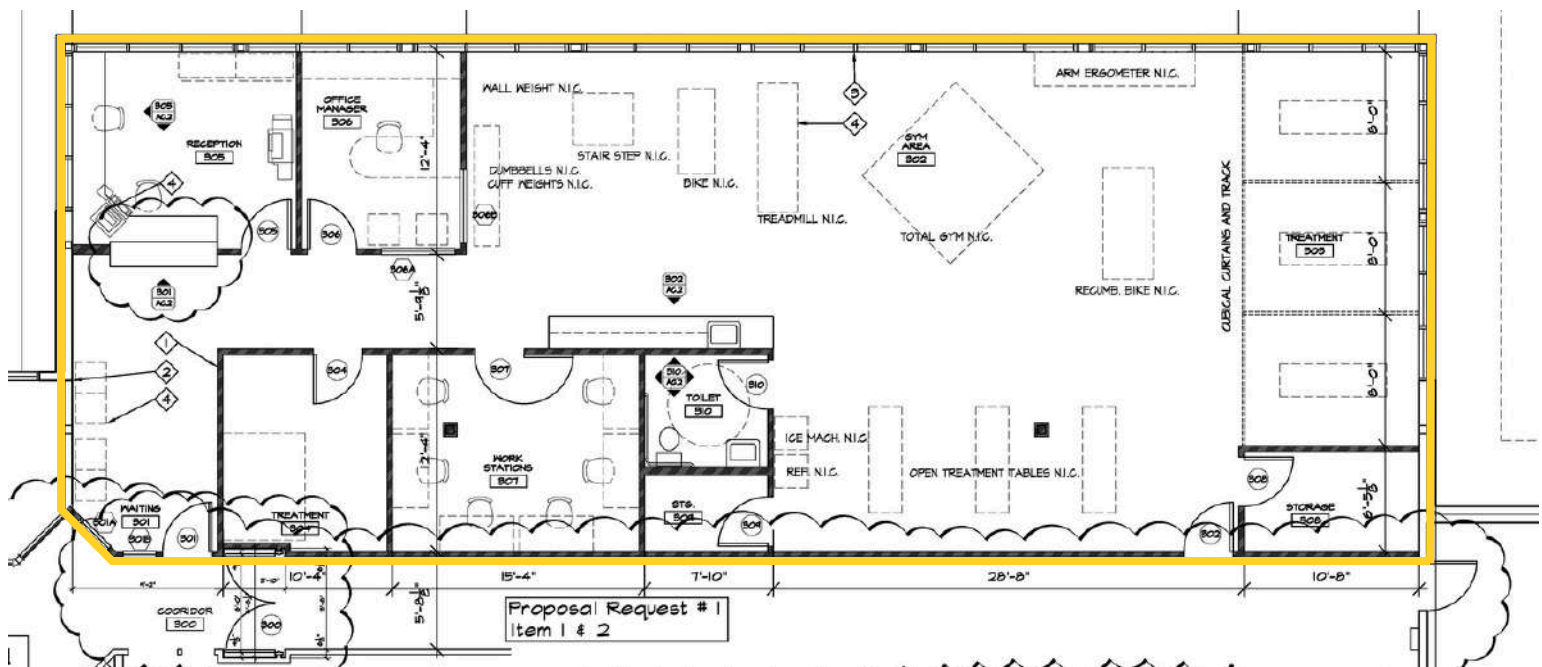
7 offices, reception, breakroom, private restroom

Main Level - Floor Plan  
 SCALE: 3/8" = 1'-0"  
 North



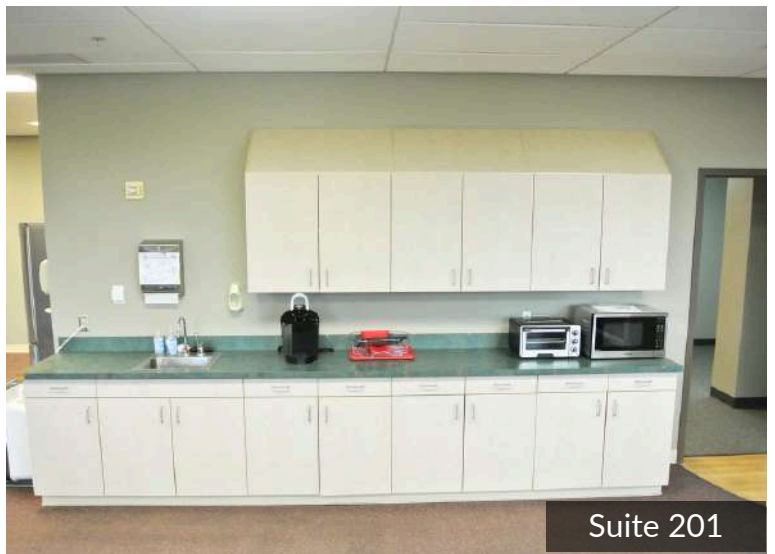
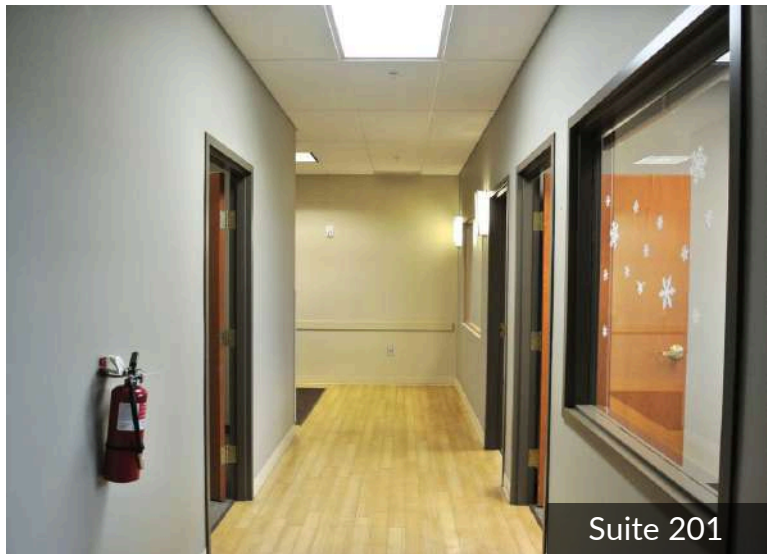


## SUITE 201



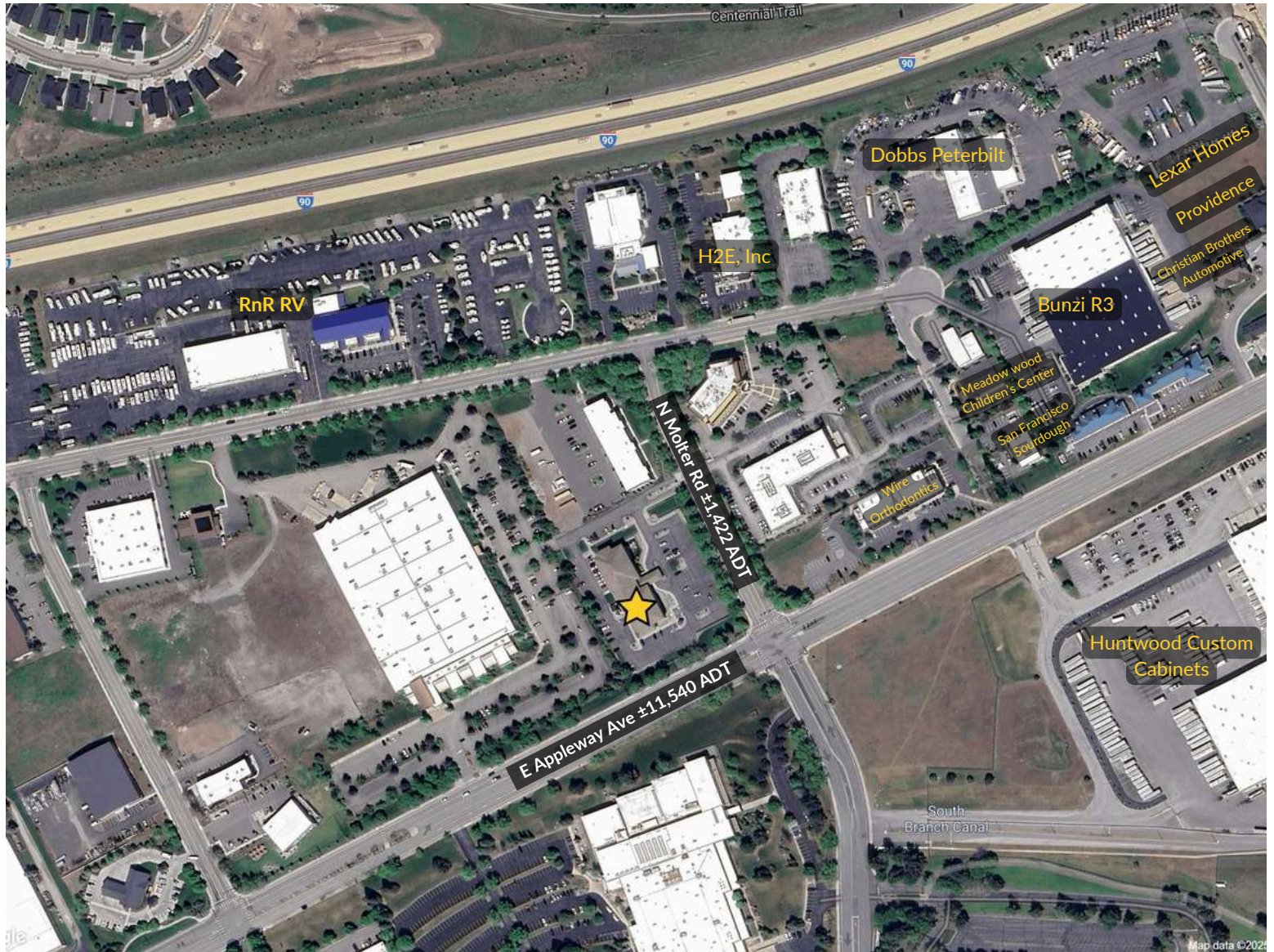


# SITE PHOTOS





# TRAFFIC COUNTS



Map data ©2025

## DEMOGRAPHICS

### 1 MI

### 3 MI

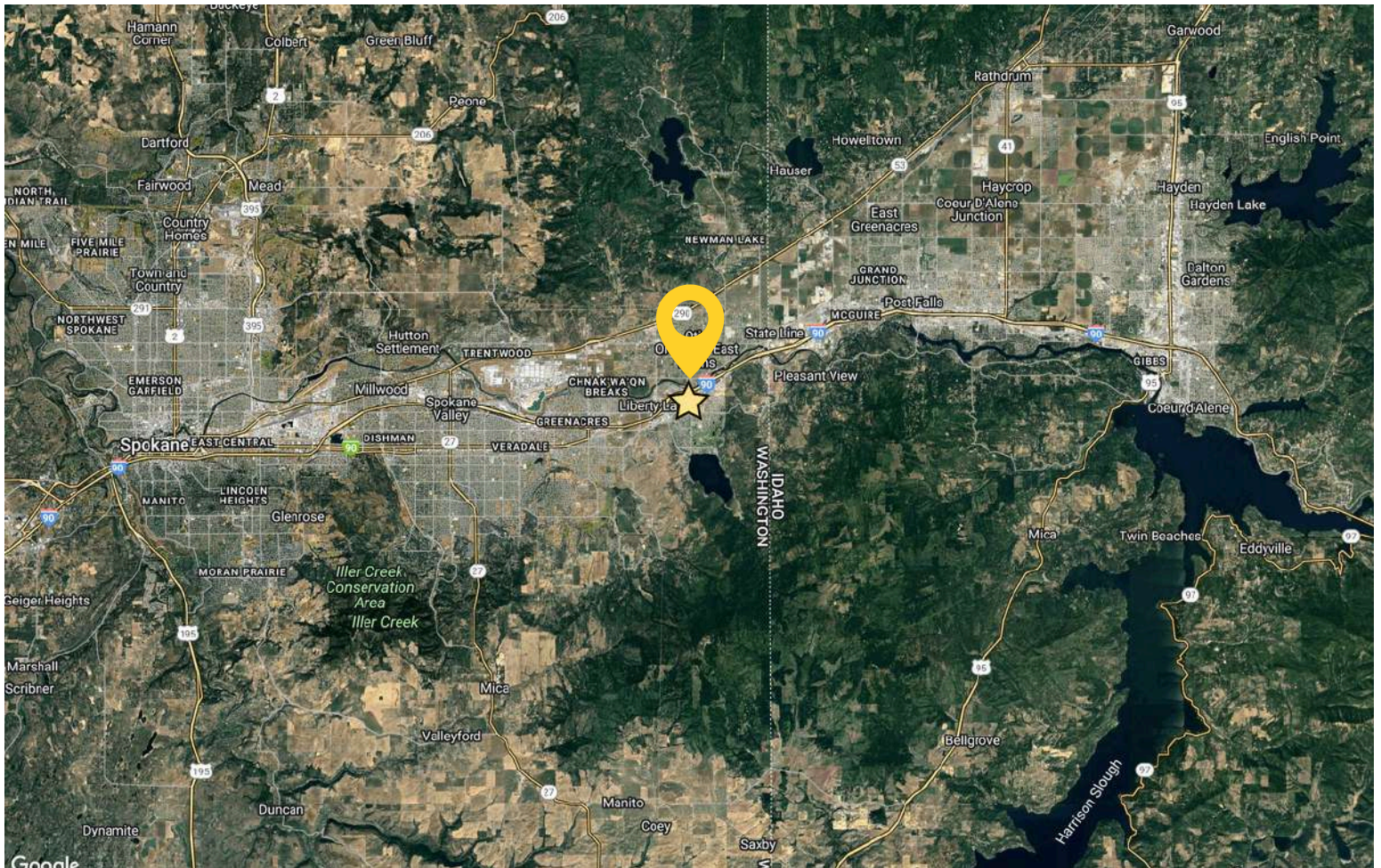
### 5 MI

### 10 MI



Est Pop 2024	6,716	26,169	53,916	197,854
Projected Pop 2029	6,966	26,857	55,986	202,883
Proj Ann Growth (24-29)	3.72%	2.63%	3.84%	2.54%
Est Daytime Pop	6,618	16,401	37,705	122,808
2024 Average HHI	\$149,699	\$140,874	\$127,726	\$109,457
2024 Median HHI	\$118,371	\$105,516	\$97,938	\$85,293





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### OFFICE LOCATIONS

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

1579 W RIVERSTONE DRIVE, SUITE 102  
COEUR D'ALENE, ID 83814