

## FOR LEASE OR SALE

UP TO 7,000 SF AVAILABLE

FLEX SPACE OPTIONS  
INCLUDING

- FULL COMMERCIAL KITCHEN
- READY TO OPEN BAR
- OFFICE SPACE
- OPEN/EVENT SPACE
- CRAFT BREWING AREA (OPTIONAL)

OFF STREET DEDICATED  
PARKING LOT

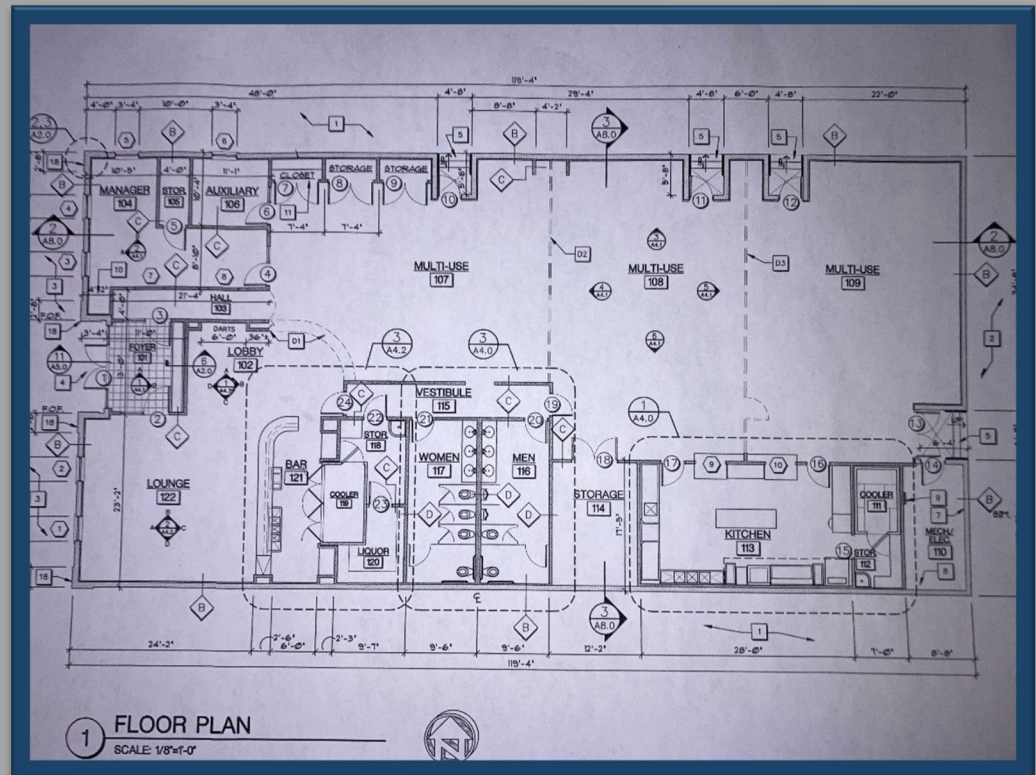
ADA COMPLIANT LARGE  
COMMERCIAL BATHROOMS



*“THE MOOSE BUILDING”*  
206 N MAIN ST, ELLENSBURG, WA  
509-929-4820 ~ [STALDERMW@GMAIL.COM](mailto:STALDERMW@GMAIL.COM)



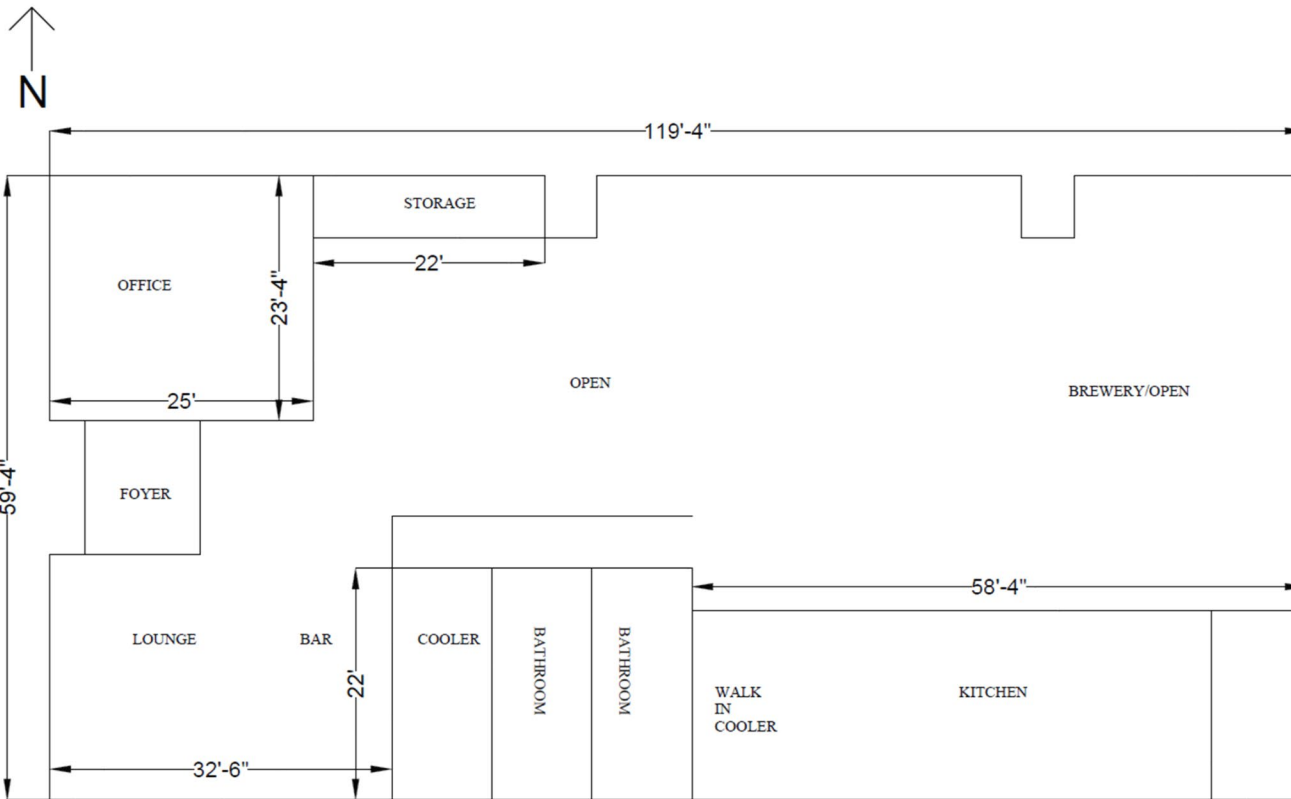
MODERN CONSTRUCTION WITH THE ABILITY TO PARTITION SECTIONS FOR MULTIPLE TENANT USES OR KEEP AS OPEN CONCEPT





LOCATED IN DOWNTOWN ELLENSBURG IN WALKING DISTANCE TO THE BUSINESS DISTRICT AND TO CENTRAL WASHINGTON UNIVERSITY CAMPUS





Measurements/Layout are approximate

## Terms

SPACE WILL BE LEASED AT A FLAT RATE AT \$1.5/ SF PER MONTH  
UTILITIES INCLUDED

IF LEASING WHOLE BUILDING RATE IS AT \$1.25/ SF PER MONTH  
NNN

FOR ACQUISITION ASKING PRICE IS APPRAISED VALUE AT \$1.57M