

VACANT RESTAURANT FOR LEASE

120 W 3RD AVE

THE IMPERIAL
REDEVELOPMENT

Spokane, WA 99201

PRESENTED BY:

TAYLOR GIBBONS

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DETAILS

LEASE RATE:	Negotiable
BUILDING SIZE:	4,148 SF
ZONING	Downtown South
PARKING	Street
SIGNAGE	Existing Pole sign visible from Freeway

RESTAURANT REDEVELOPMENT OPPORTUNITY

Fantastic Opportunity to be part of The Imperial, a Brand New Downtown Spokane Renovation Project featuring 93 renovated hotel rooms into modern apartments. The New Owners of the Former Days Inn are renovating the rooms to be trendy and functional market rate apartments.

All the buildings and Pool area will be completely renovated. The restaurant opportunity is for a proven restaurant operator to bring a complimentary concept to fit the vibe and energy of the Apartment project. Leasing Cafe Tenant is also being sought.

Owners are most interested in the right concept and operators over anything else. Bringing ideas and concepts and vision is a great first step, the financial part can be worked out for the right operators.

Call Taylor for more details.

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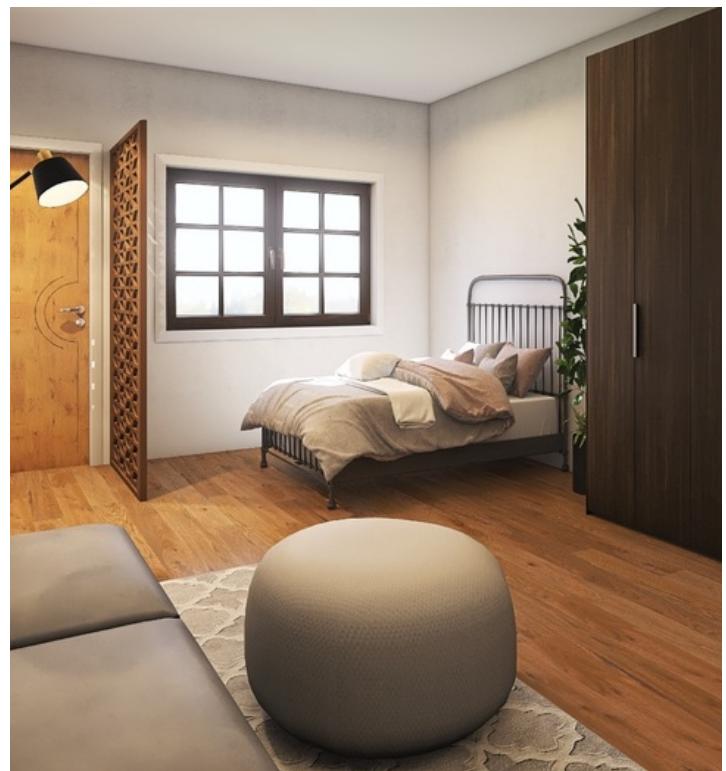
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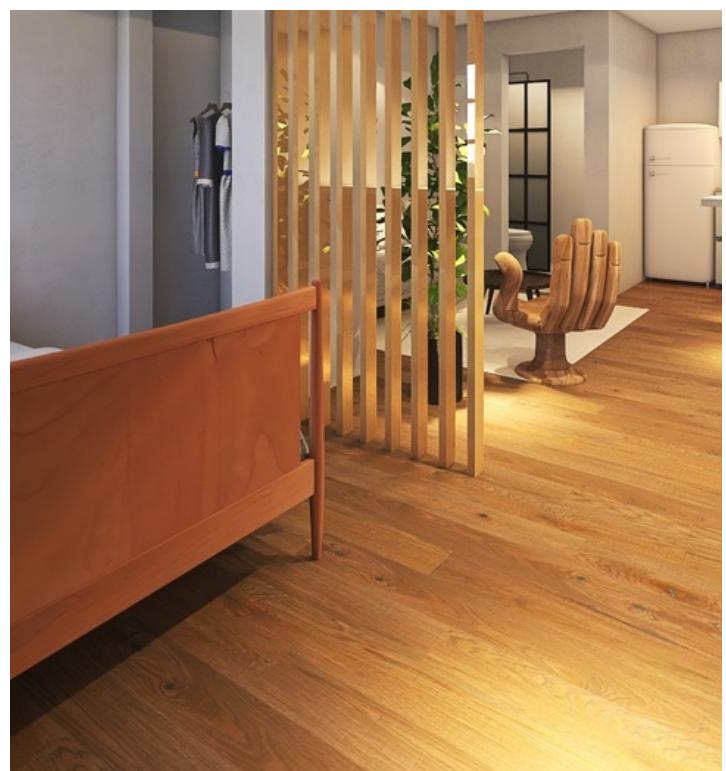
Proposed Rendering of Apartment Exterior



Proposed Rendering of Apartment Interior



Proposed Rendering of Apartment Interior



Proposed Rendering of Apartment Interior

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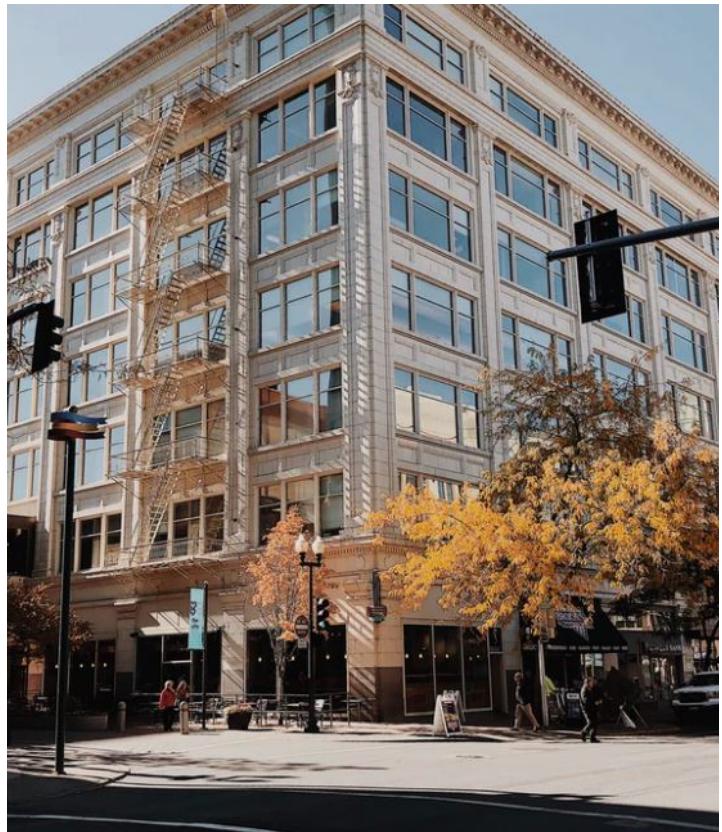
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SPOKANE, WA: NEAR NATURE, NEAR PERFECT

Spokane is the largest City between Seattle and Minneapolis and just 110 miles south of the Canadian border.

With the Spokane River running through downtown and Riverfront Parks Major new upgrades and a City Sportsplex currently under construction, the City is thriving.

Spokane is Home to the Gonzaga University known for their World Class Basketball Program. The Riverpoint Campus in the Downtown area has satellite campuses for Washington State University, Eastern Washington University ands Whitworth College.

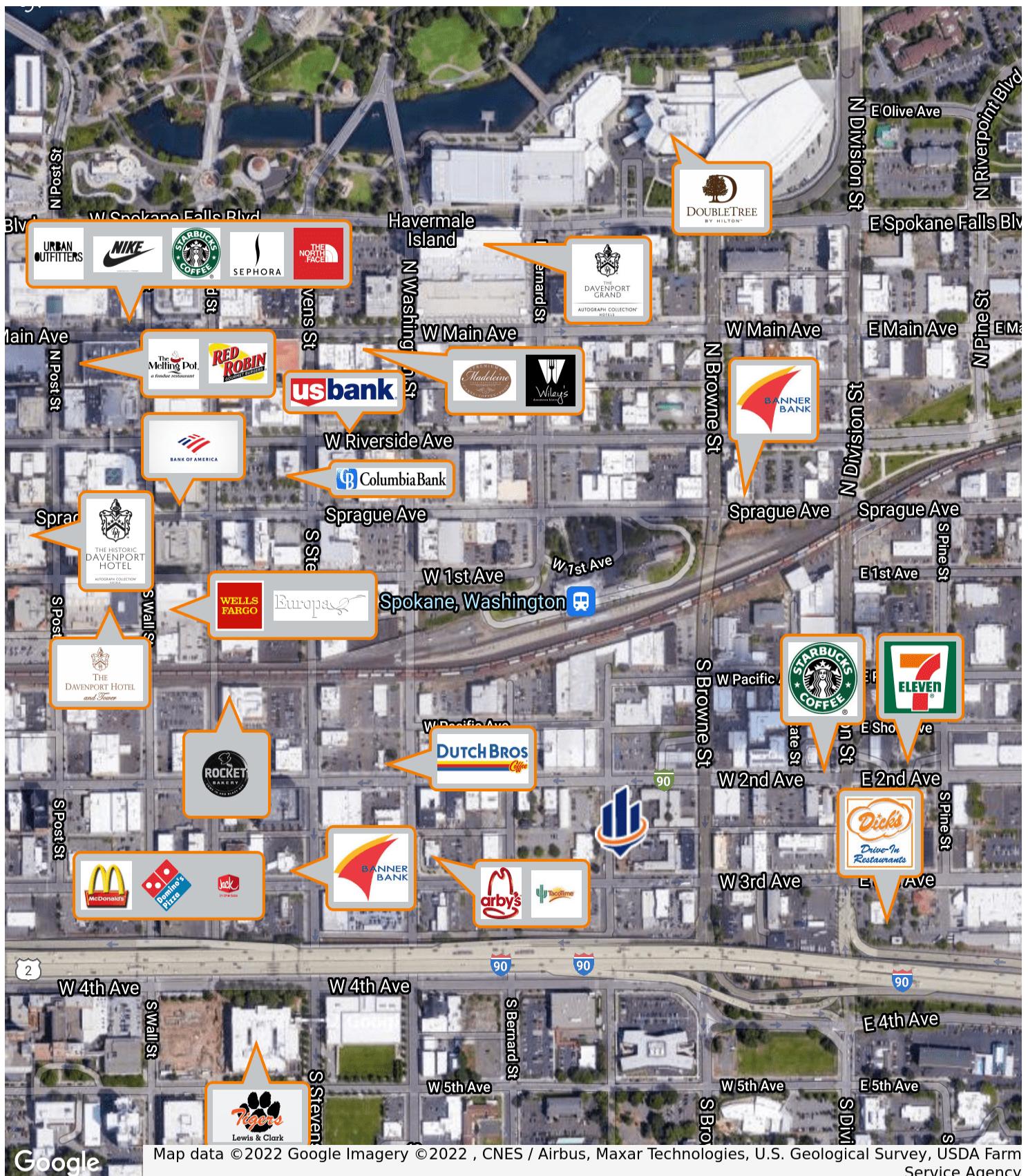
Lively Downtown Spokane, also known as Riverside, is a walkable area packed with laid-back eateries, hip pubs and clubs, and a mix of chain stores and indie boutiques. Restored buildings include the 1914 Historic Davenport Hotel and the art deco Martin Woldson Theater at the Fox, home of the Spokane Symphony.

Inspired restaurateurs, wine makers and craft brewers call Downtown Spokane home. Experience the best from our award-winning chefs, sip the state's most celebrated wines, and discover some of the tastiest craft beer in the country. In Downtown Spokane, it's about more than a great meal or drink, it's about the community's tastemakers and their spirit that turns culinary dreams into reality that you can literally savor.

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TAYLOR GIBBONS

Retail and Hotel Advisor

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PROFESSIONAL BACKGROUND

Taylor Gibbons specializes in Hotel and Retail Development. He is an SVN certified Land Specialist and a member of the SVN Hotels Team. Taylor has worked with most major Hotel flags. He recently completed a Marriott deal at the Spokane International Airport and the Staybridge Suites in Coeur d' Alene, ID.

He also currently works with National Retail Tenants looking for sites in the Northwest.

He grew up in Spokane and attended Gonzaga Preparatory School and then moved to Santa Barbara where he graduated from the University of California Santa Barbara, Majoring in Political Science.

He has lived in Santa Barbara, CA, Franklin, TN, Spokane, WA, and now currently resides in Phoenix, AZ with his family. He loves coaching baseball and soccer and doing all the other activities that come with family life.

EDUCATION

The University of California Santa Barbara

Santa Barbara City College

Gonzaga Preparatory School, Spokane, WA Institute of Integrative Nutrition in New York City

MEMBERSHIPS

Member of SVN Hotels Group

ICSC International Council of Shopping Centers Member

AADP American Association of Drugless Practitioners

NMTCB Certified Member of The Nuclear Medicine Technology Certification Board

R.T., C.T., ARRT Certified Member of The American Registry Of Radiologic Technologists SNMMI Society of Nuclear Medicine and Molecular Imaging

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