

# 1 YEAR FREE RENT

## 2,842 SF AVAILABLE



## FREE BASE RENT FOR 1 YEAR LOW RETAIL RATES IN WALLA WALLA

**RETAIL RATE: \$14.00/SF**

**NNN RATE: \$5.34/SF**

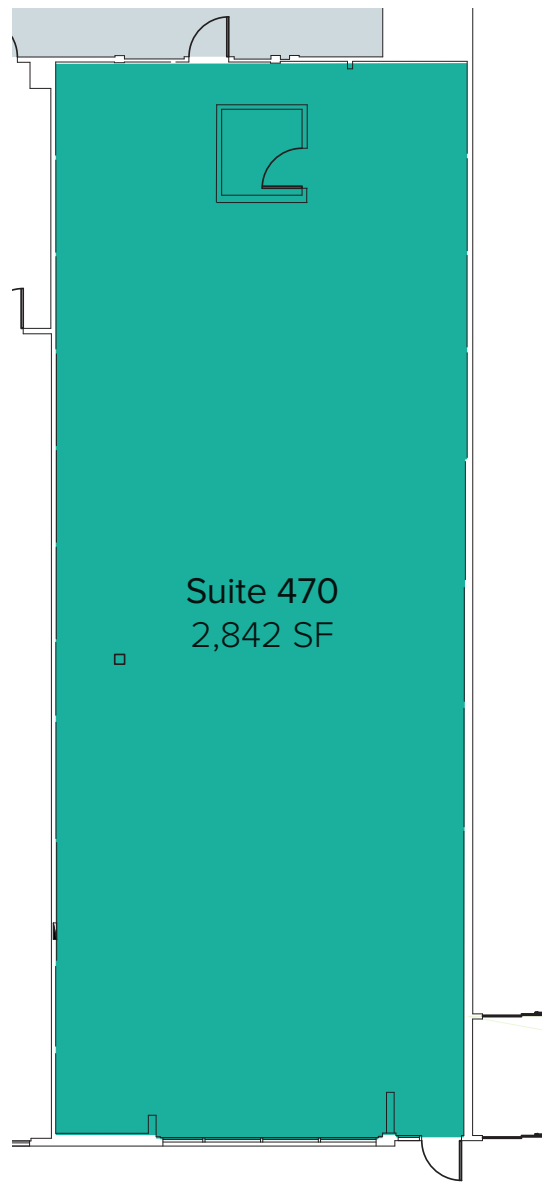
*\*Based on 5 year term beyond the free rent period*

### PROPERTY AMENITIES & DETAILS:

- Anchor tenants include Staples, Harbor Freight, & Safeway
- Building Signage
- Abundant parking
- Quick access to Highway-12 & Walla Walla Regional Airport
- Neighboring retailers include Papa Murphy's Pizza & McDonald's

### SUITE 470 FEATURES:

- Open retail space
- New light fixtures and paint
- Heavy electric power available
- Tenant improvement allowance available



**TAKE ADVANTAGE OF THE  
FREE RENT FOR 1 YEAR  
& MOVE YOUR BUSINESS HERE**

**2,842 SF Available  
\$14.00/SF, NNN**

**Schedule a tour/request info:**

**Caleb Farnworth, CCIM**

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**EASTGATE MARKETPLACE**

**460 - 520 N Wilbur Avenue, Walla Walla, WA**



**ROSEN HARBOTTLE**  
COMMERCIAL REAL ESTATE