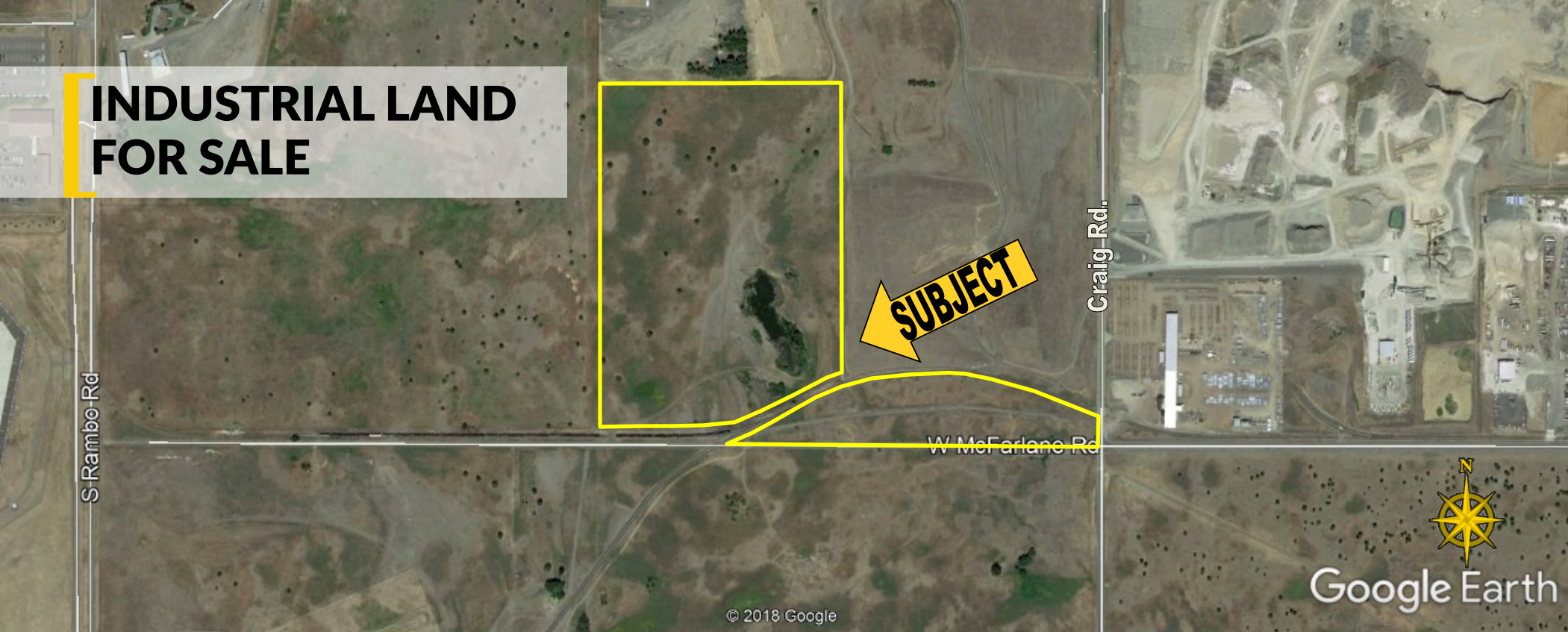


# INDUSTRIAL LAND FOR SALE



## FOR SALE | INDUSTRIAL LAND

14000 Block West McFarlane Road, Medical Lake, WA 99022

- LOCATION:** Great west Spokane location two blocks south of Highway 2 on McFarlane between Craig and Rambo Roads
- SITE:** ±2,895,433 SF (66.47 acres); Parcel #s: 15274.9005 & 15274.9007
- ZONING:** Spokane County, LI, Light Industrial; within the APZ I airport overlay zone which may have restrictions regarding use, building height & orientation, and population density. All development requests will be required to be reviewed by the Planning Director for compliance with the overlay zone.
- WATER:** Water service main just south of the SEC of McFarlane Road and Craig Rd. Buyer would have to petition City of Spokane for service north of McFarlane Rd. Contact Tim Ness @ City of Spokane Developer Service 509-755-6342
- SEWER:** 21" sewer in Craig Road
- POWER:** Inland Power services electric and Avista Utilities services gas
- RAIL :** The rail line adjacent to the property is owned by Spokane County and operated by Washington Eastern Railroad. Call listing agent for a copy of railroad rules including switching and storage.
- SALE PRICE:** \$1,500,000.00

**Mark Lucas , SIOR** | 509.755.7524  
or mlucas@kiemlehagood.com

**Tracy Lucas** | 509.755.7558 or  
tracyl@kiemlehagood.com

All information herein is furnished by the owner and believed to be complete and correct. The Agent, however, cannot be responsible for changes, errors, omissions or withdrawals of this offering without notice. The above information is from sources deemed reliable but should be verified by parties that could be adversely affected by any statements or information. This is not an offering of sub-agency, with commission splits to be determined. 05/01/19/tp J:\BROKERS\LUCAS\DOCS\FLYERS\McFarlane W 14000 Block .PUB

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# AERIAL

★ **SUBJECT**

 **FAIRCHILD AIR FORCE BASE**

 **Spokane International Airport**

 **amazon**

 **CAT**

 **Google Earth**

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**INDUSTRIAL LAND | For Sale**

**14000 Block West McFarlane Road**

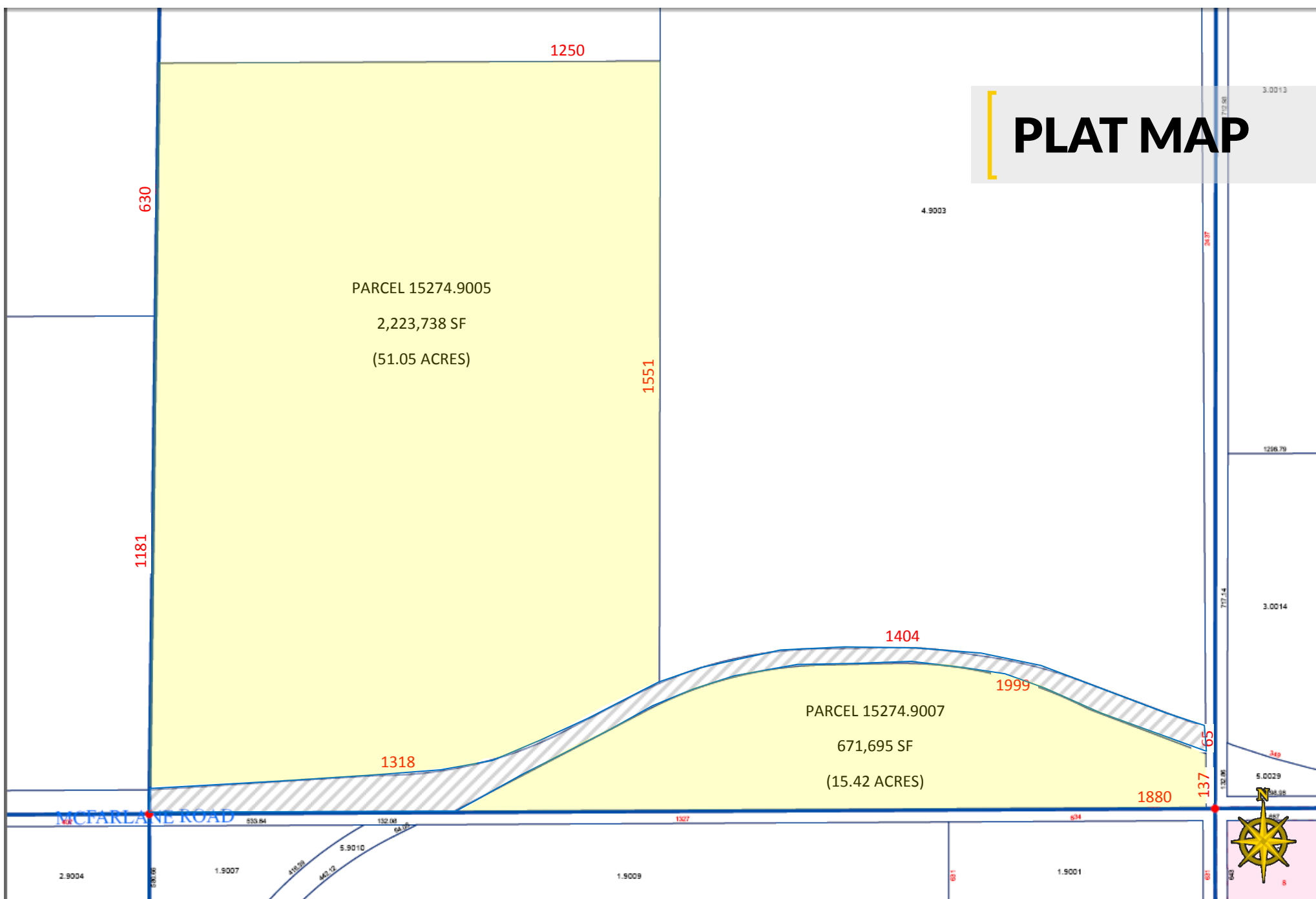
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# PLAT MAP



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