

FOR LEASE



[VIDEO LINK](#)



PREMIER OFFICE SPACE AVAILABLE AT THE HISTORIC FLOUR MILL

621 W Mallon Avenue, Suite 200 | Spokane WA 99201

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**KIEMLE
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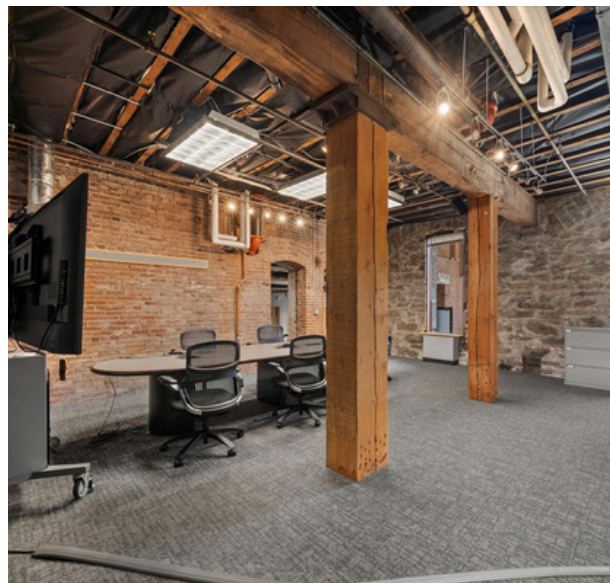
PROPERTY DESCRIPTION

Discover a rare opportunity to lease $\pm 5,930$ sq. ft. of premium office space at the iconic Historic Flour Mill, located on Spokane's scenic North Bank. This beautifully finished space offers a unique blend of historic charm and modern sophistication, with breathtaking views of the Spokane River just outside your windows.

Property Highlights:

- 11 private offices with natural light and flexible layouts
- Two spacious conference rooms:
- Large conference room: ± 600 sq. ft.
- Second conference room: ± 391 sq. ft.
- Open area ideal for cubicles or collaborative workstations
- Break room with full kitchen and modern finishes
- Top-of-the-line interior finishes throughout
- Located directly on the Centennial Trail, offering easy access to scenic riverfront recreation
- Steps from Clinkerdagger's Restaurant, Spokane Arena, and downtown Spokane
- On site parking available for staff and clients
- Position your business in a setting that reflects both prestige and functionality. The Historic Flour Mill offers an unmatched work environment surrounded by culture, dining, events, and the vibrant Spokane riverfront.

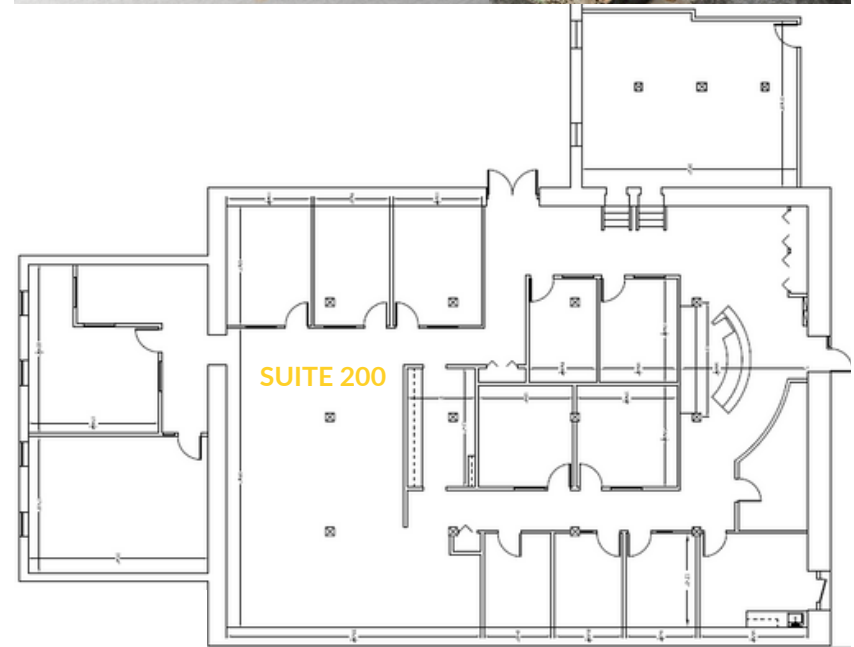
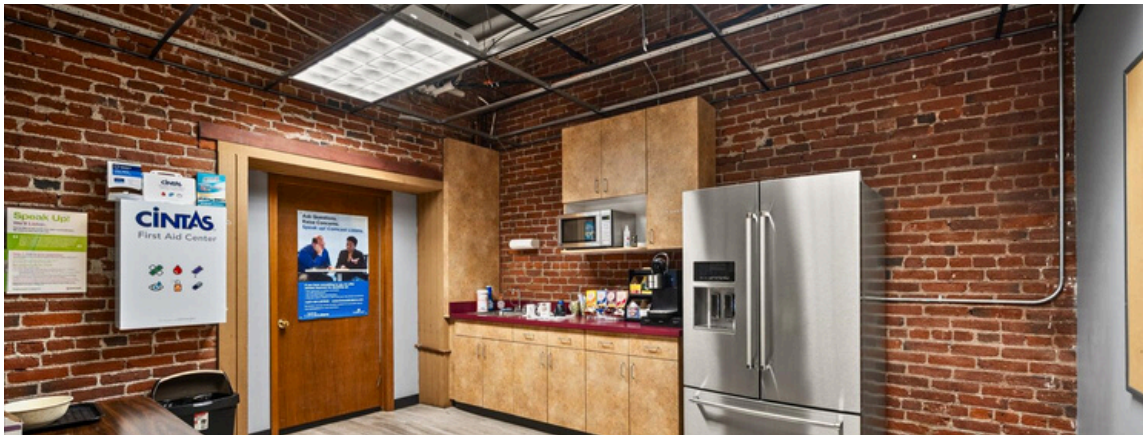
****Incentives available! Call listing broker today!****



INTERIOR PHOTOS



| | |
|----------------------|--|
| SUITE NO. | Suite #200 |
| LEASE RATE | \$18.00 PSF/YR |
| LEASE TYPE | Modified Gross |
| SUITE SIZE | ±5,930 SF |
| PARCEL | 35185.4922 |
| BUILDING SIZE | ±74,219 SF |
| LOT SIZE | ±95,757 SF |
| YEAR BUILT | 1896 |
| ZONING | DTG - Downtown General |
| PARKING | 8 Spaces currently reserved through CarPark at \$100 /Month per space |



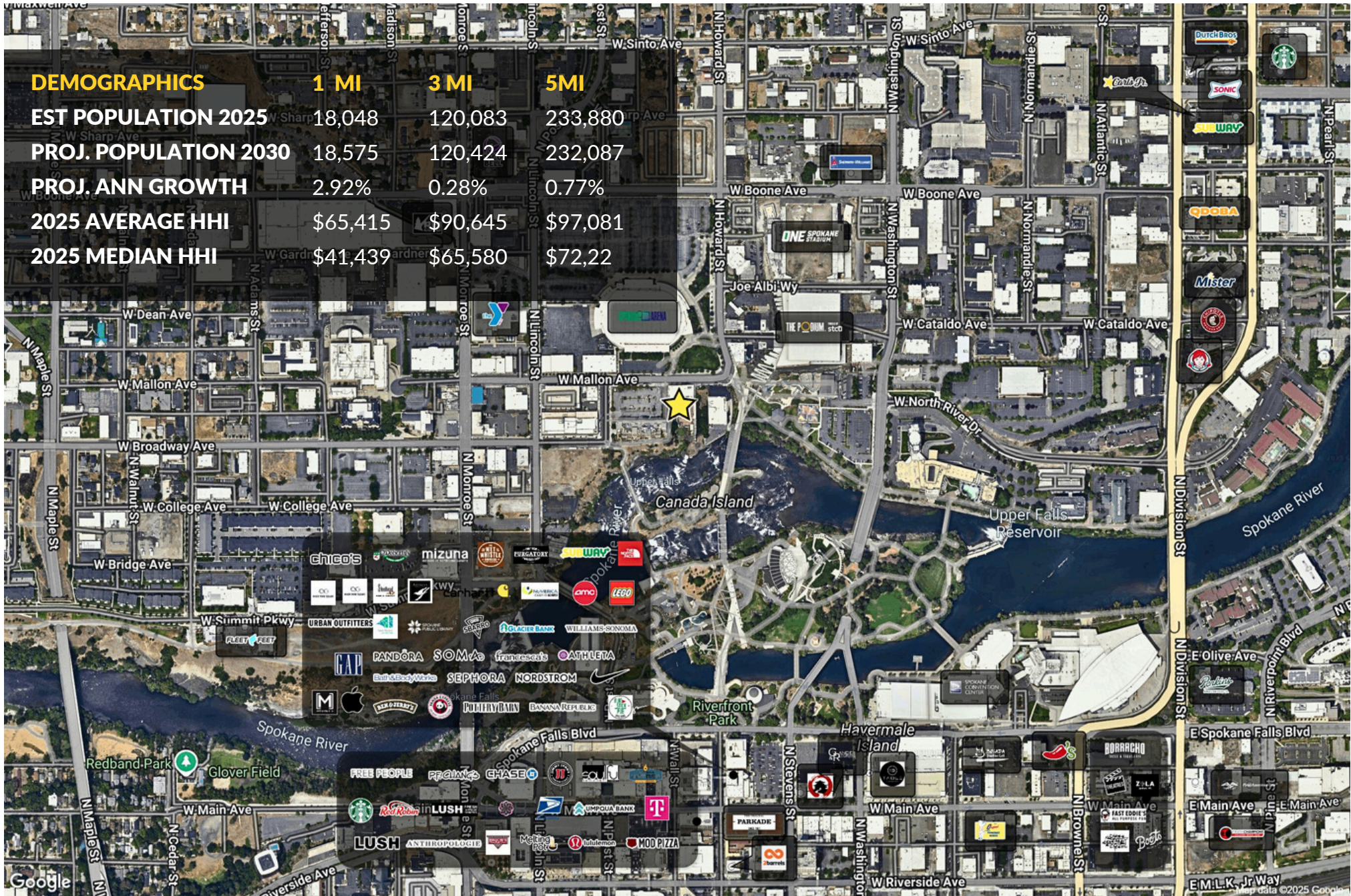
EXTERIOR PHOTOS



SURROUNDING AREA / DEMOGRAPHICS

DEMOGRAPHICS

| | 1 MI | 3 MI | 5 MI |
|-----------------------|----------|----------|----------|
| EST POPULATION 2025 | 18,048 | 120,083 | 233,880 |
| PROJ. POPULATION 2030 | 18,575 | 120,424 | 232,087 |
| PROJ. ANN GROWTH | 2.92% | 0.28% | 0.77% |
| 2025 AVERAGE HHI | \$65,415 | \$90,645 | \$97,081 |
| 2025 MEDIAN HHI | \$41,439 | \$65,580 | \$72,22 |



HISTORY OF THE FLOUR MILL

The Flour Mill is a physical reminder of the centrality of water power in Spokane's history; nearly all of the early development of the city was directly related to the majestic falls of the Spokane River. The Spokane Flour Mill, built in 1895, was one in a series of mills built along the falls prior to 1900. It did not come into operation, however, until 1900 because the property became mired in a complex international lawsuit that was one of the most explosive and longest-fought battles in the city's legal history. The mill was adaptively renovated as a shopping center in conjunction with preparations for the World's Fair that Spokane hosted in 1974. Shoppers and diners at the Flour Mill now enjoy a view of Riverfront Park, the legacy of Expo '74 and the centerpiece of the city. The Flour Mill stands as a unique reminder that Spokane's history and wealth began in the power of the falls and endured through the bounty of the surrounding countryside.

— Spokane City | County Historic Preservation Office

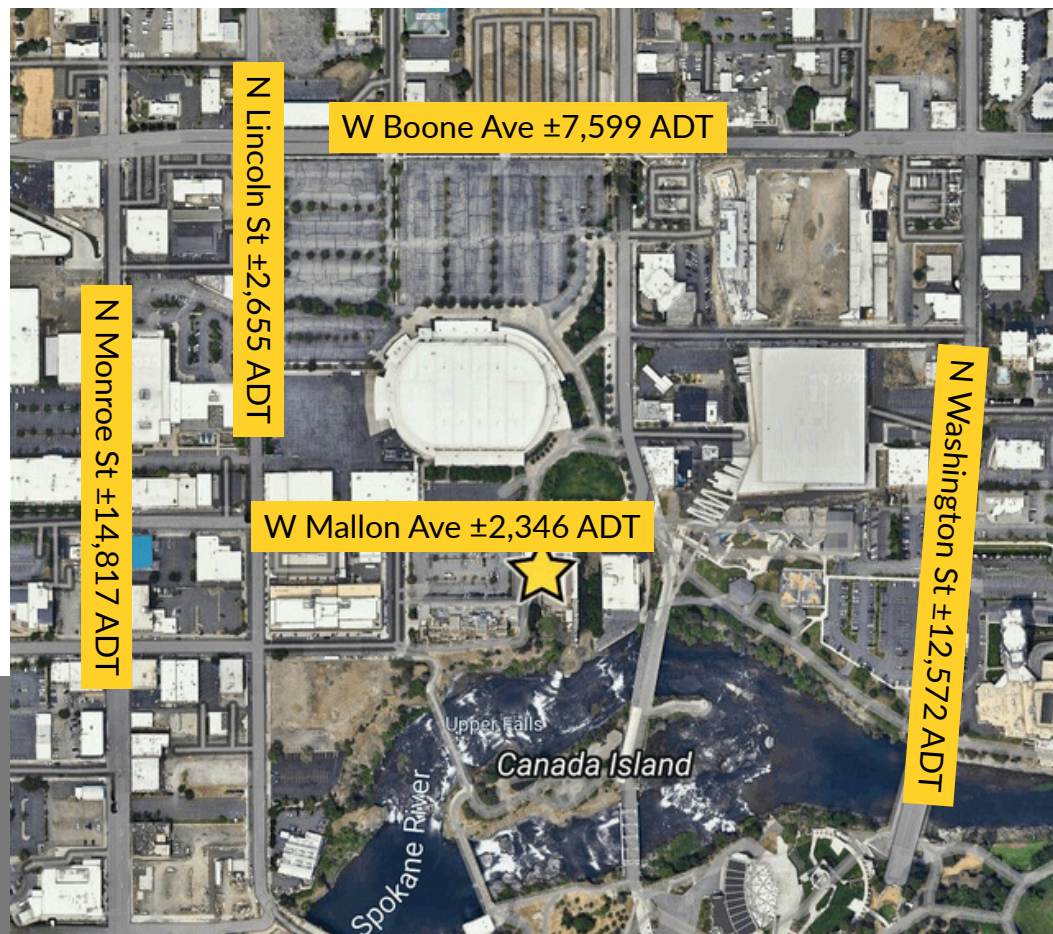
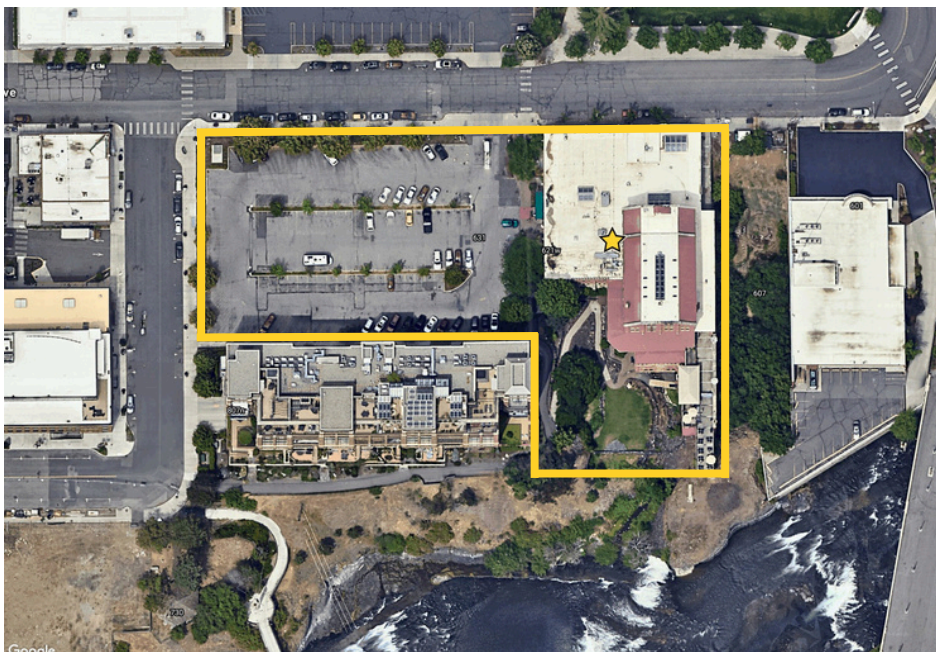


SPOKANE HISTORY / AREA



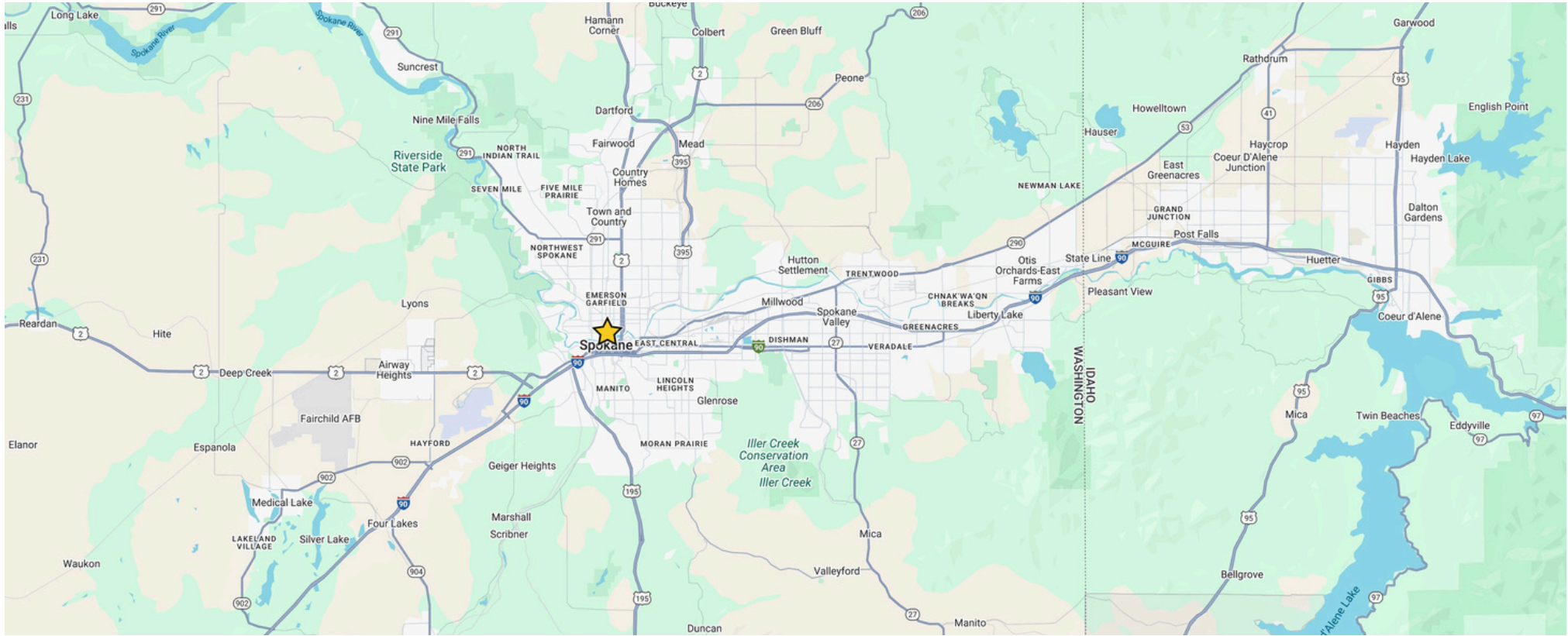
Spokane's history is deeply rooted in its location at the Spokane River Falls and the arrival of the Northern Pacific Railroad, which transformed the area into a regional hub for mining, timber, and agriculture. The city's growth was further fueled by the nearby Coeur d'Alene mining district and the Grand Coulee Dam project. Spokane's history also includes the presence of the Spokane Tribe, its hosting of Expo '74, and its role as a gateway to the Inland Northwest.

DISTANCE & DRIVE TIMES



Distance and Drive Time

| | |
|--------------------------------------|---------------------------------|
| Spokane International Airport (East) | ±7 Miles, ±12 Minutes |
| Spokane Valley, WA (East) | ±10 Miles, ±16 Minutes |
| Post Falls, ID (East) | ±26 Miles, ±30 Minutes |
| Coeur d'Alene, ID (East) | ±34 Miles, ±42 Minutes |
| Seattle, WA (West) | ±279 Miles, ±4 Hour, 13 Minutes |
| Newport, WA (North) | ±49 Miles, ±1 Hour |
| Pullman, WA (South) | ±75 Miles, ±1 Hour, 23 Minutes |



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[VIEW LOCATION](#)



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OFFICE LOCATIONS

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

601 W Main Avenue, Suite 400
Spokane, WA 99201