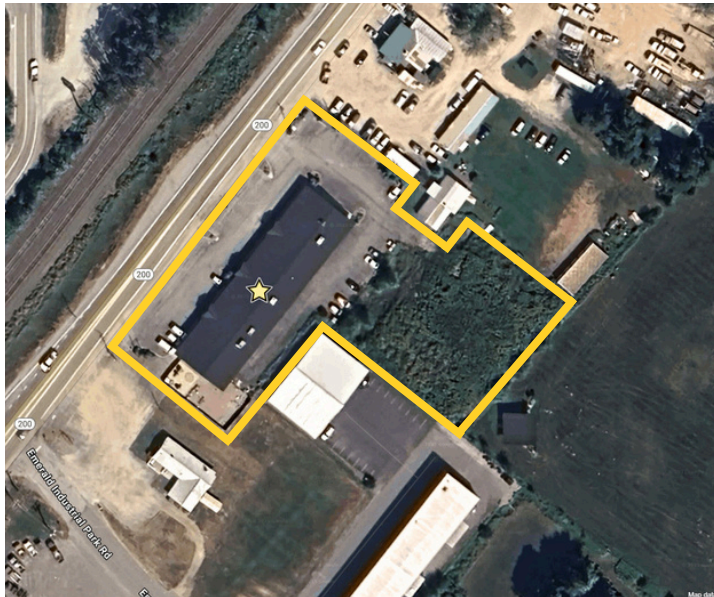


FOR LEASE



HIGHWAY 200 FRONTAGE SUITES

30736 Highway 200 | Ponderay, ID 83856



KIEMLE
HAGOOD

LEASE RATE	\$18.00 PSF /YR
LEASE TYPE	Modified Gross
SUITE SIZE (101 & 102)	±3,750 SF
YEAR BUILT	2006
LOT SIZE	±1.7 AC
PARCEL NO.	RPP00000114951A
ZONING	Commercial

CHRIS SCHREIBER, CCIM

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MARY KIENBAUM

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FORMER DAYCARE SUITE AVAILABLE FOR LEASE

Suite 101 & 102 **3,750+/- SqFt**

The floor plan illustrates a large, open-plan office space. Key features include:

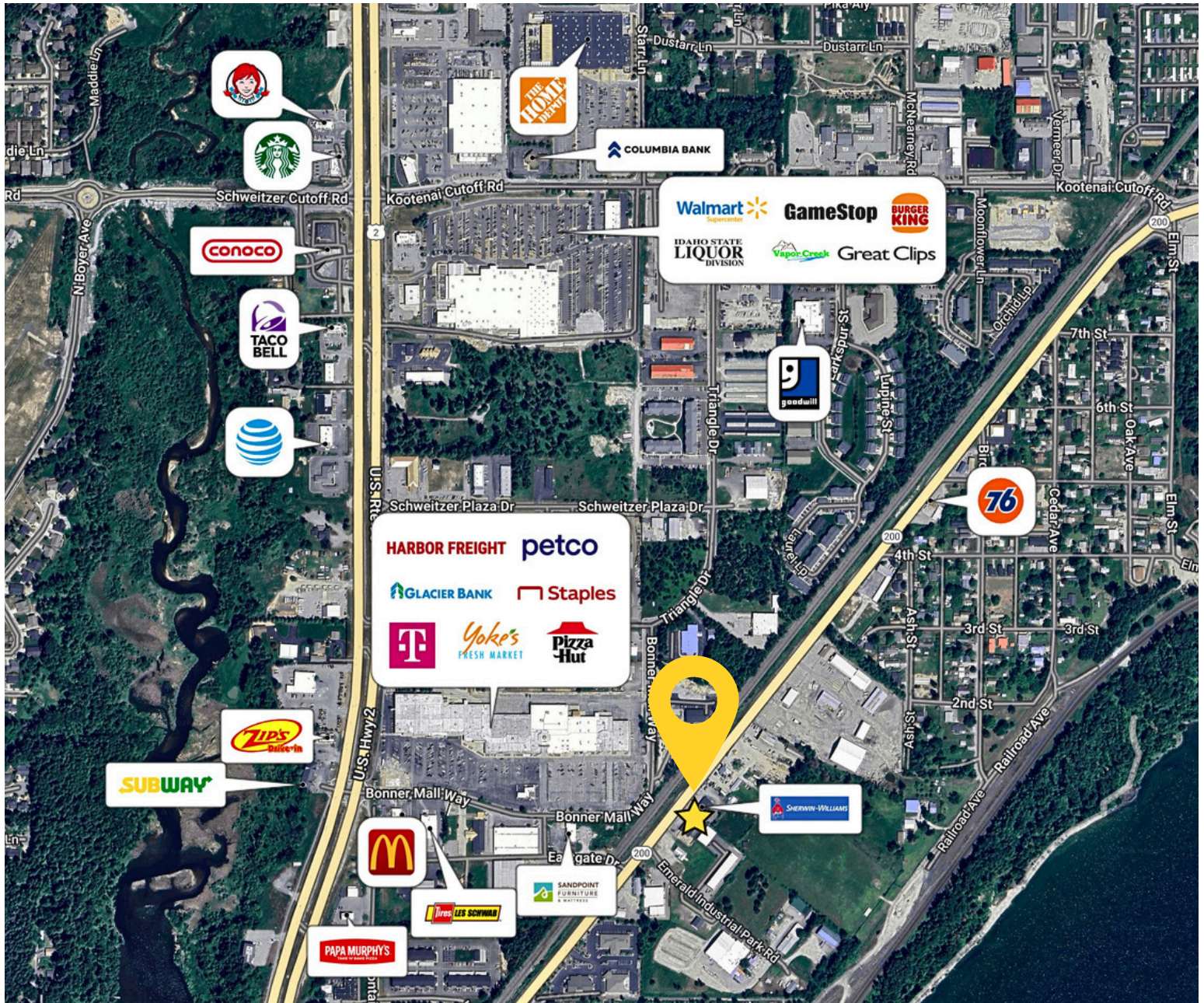
- Open Office Area:** A large central area with multiple tables and chairs, suitable for collaborative work.
- Kitchen:** Located in the upper left, featuring a sink, stove, and counter space.
- Office:** A dedicated workspace with a desk and chair, located in the lower left.
- Restrooms:** Several restrooms are distributed throughout the suite, including a full bathroom and several half-bathrooms.
- Storage:** Numerous lockers and storage units are provided along the walls.
- Dimensions:** Various measurements are provided for different sections, such as 14'-9", 24'-11 1/2", 16'-11 1/4", 11'-10", 20'-7 1/2", 12'-5 1/4", 24'-6 1/2", 9'-6 1/2", 9'-3", 15'-8 1/4", 5'-10 1/2", 4'-11 1/2", 11'-2 1/2", 5'-3 1/4", 6'-10", 14'-11 3/4", 15'-0 3/4", 20'-5", 15'-4 1/2", 13'-6 1/2", 8'-6 3/4", 5'-0 3/4", 4'-9", 5'-6 3/4", and 5'-6 3/4".



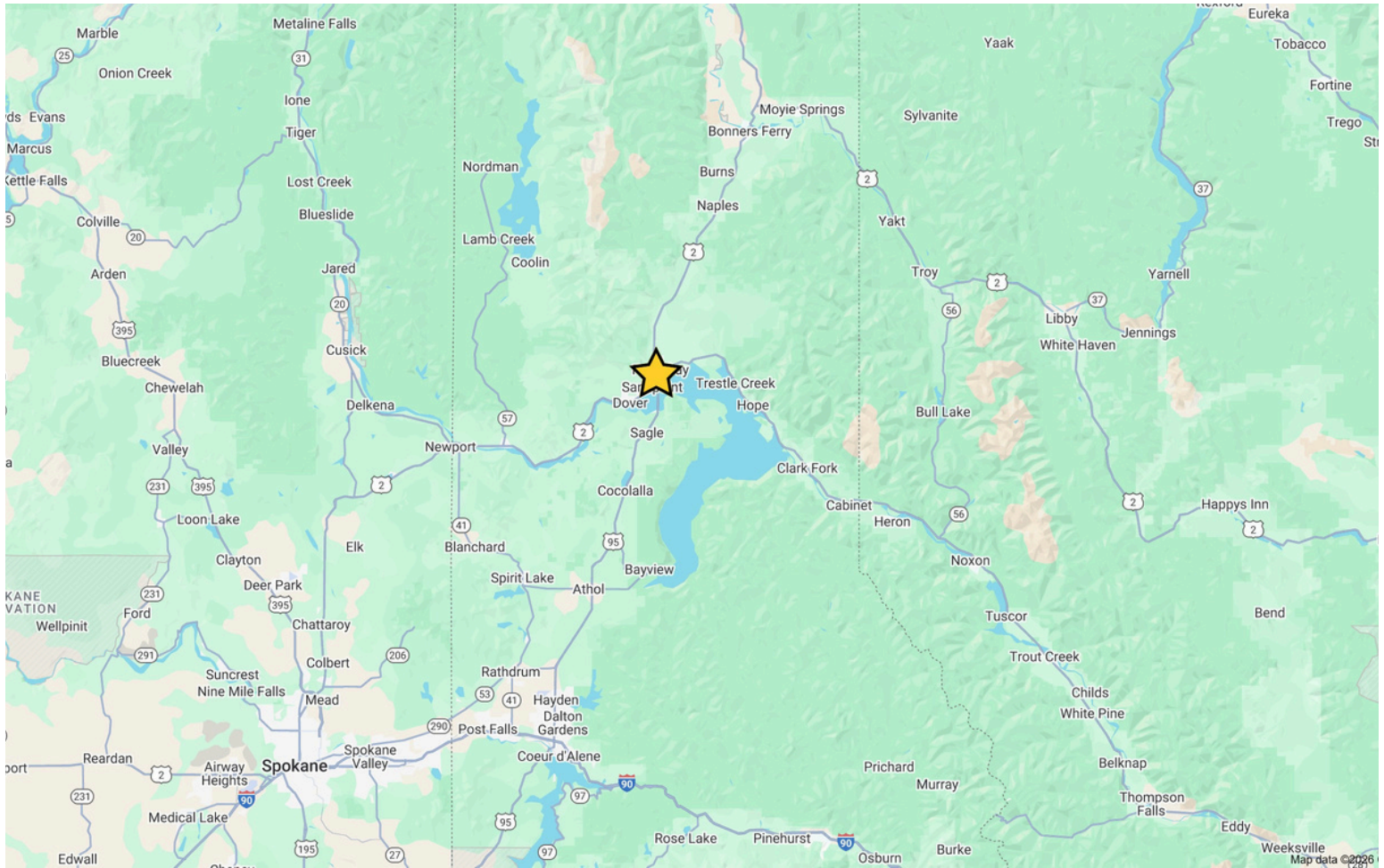








DEMOGRAPHICS	5 MI	10 MI	10 MI
Estimated Population 2025	17,117	27,998	43,301
Projected Population 2030	18,693	30,602	47,330
Projected Annual Growth (25-30)	1.8%	1.9%	1.9%
Estimated Daytime Population	15,935	21,755	30,617
Median Age	42.8	45.1	46.4
Estimated Households	7,191	11,681	18,005
2024 Average Household Income	\$96,701	\$102,299	\$101,475
2024 Median Household Income	\$72,305	\$74,205	\$71,451



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[VIEW LOCATION](#)



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OFFICE LOCATIONS

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

1579 W Riverstone Drive, Suite 102
Coeur d'Alene, ID 83814