

FOR SALE

CENTRALLY LOCATED BUILDING

224 S Washington Street | Spokane, WA 99201

OFFERING PRICE	\$1,040,000
GROUND LEVEL	±6,840 SF
BASEMENT LEVEL	±1,500 SF (<i>Unfinished</i>)
TOTAL SF	±8,340 SF
YEAR BUILT RENOVATED	1912 2017
TENANCY	Multi-Tenant
LOT SIZE	±9,000 SF ±0.21 Acres
PARCEL NO.	35191.2907
ZONING	Downtown South (DTS)
WATER & SEWER	City of Spokane
ELECTRICITY & GAS	Avista Utilities
TRASH	City of Spokane
TENANTS	Arketa Salon & This Mission
AVAILABLE SF	Suite 230 ±3,717 SF
AVAILABLE SF	Suite 406 ±671

VIEW LOCATION



RICHARD FOX

509.755.7580

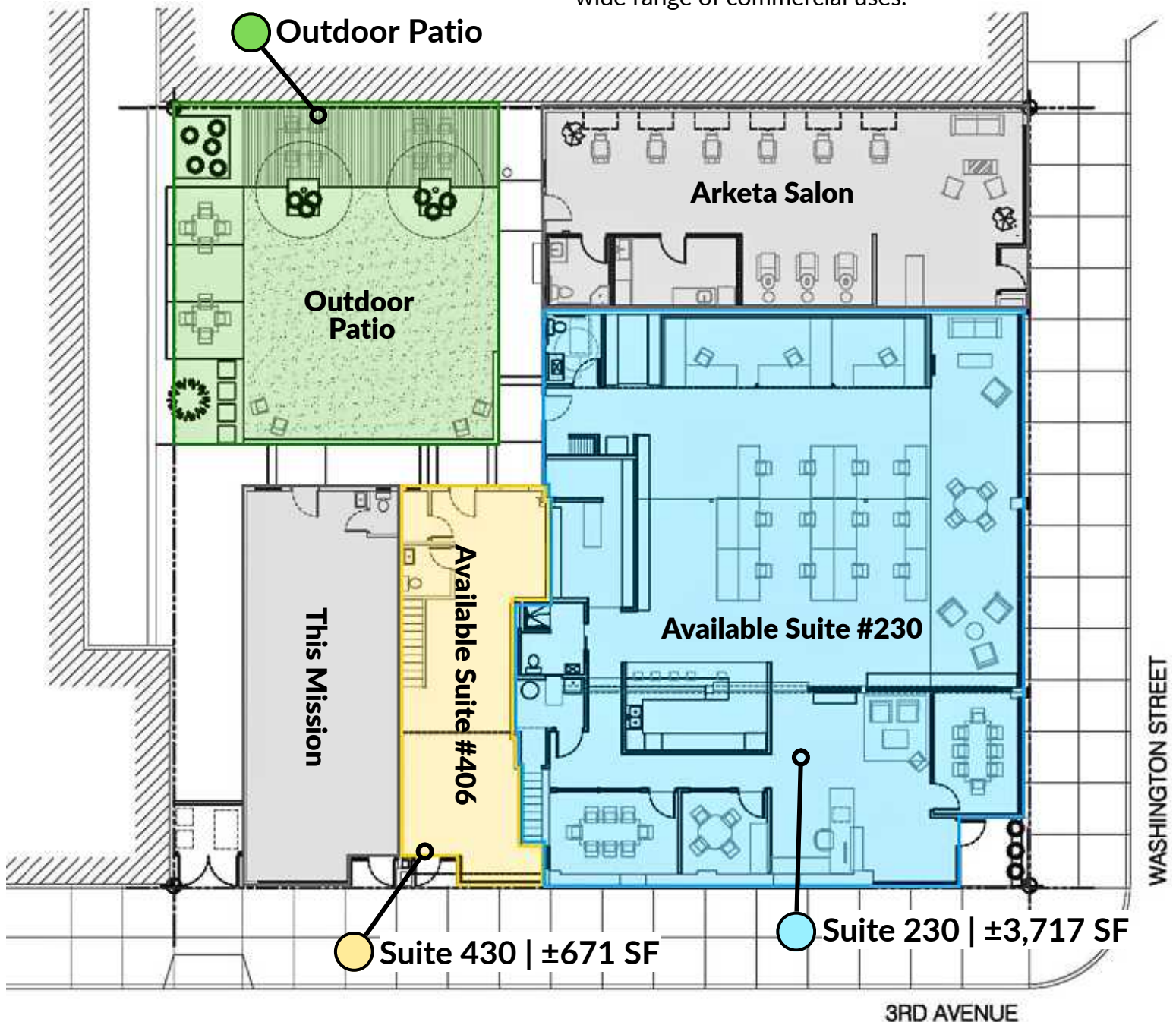
richard.fox@kiemlehagood.com

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Outdoor Patio

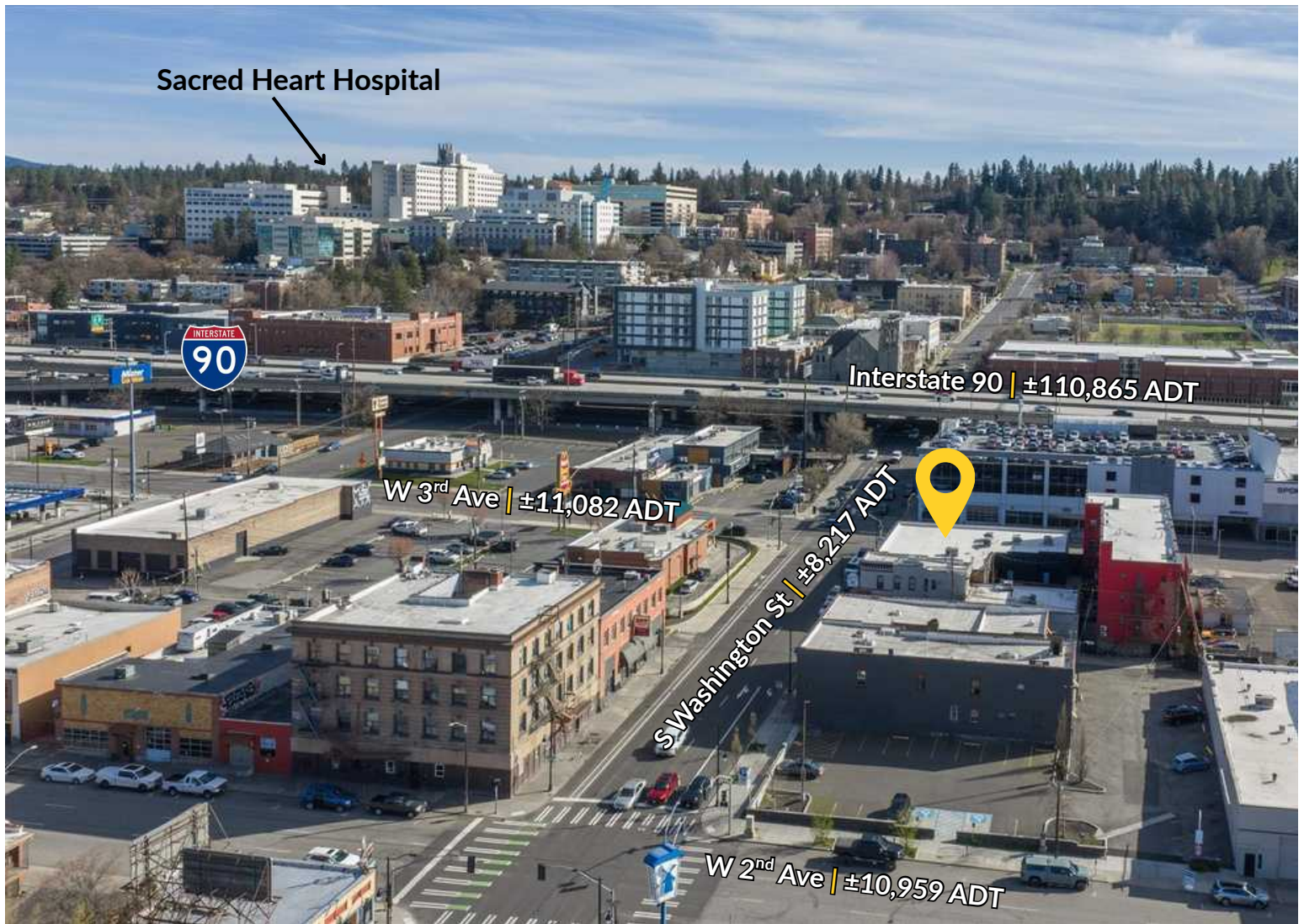
Excellent owner-user opportunity positioned in the heart of downtown Spokane. This $\pm 6,840$ SF commercial property, not including the basement, offers a truly one-of-a-kind outdoor patio, an exceptionally rare amenity for the area. Originally built in 1912 and thoughtfully renovated in 2017, the building blends historic character with modern functionality. Benefiting from high visibility, strong traffic counts, and convenient access to I-90, this property presents an outstanding opportunity for a wide range of commercial uses.



PHOTOS

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DISTANCE & DRIVE TIMES

Spokane International Airport (West):

± 9 Minutes, ± 6 Miles

Deer Park, WA (North):

± 36 Minutes, ± 22 Miles

Spokane Valley, WA (East):

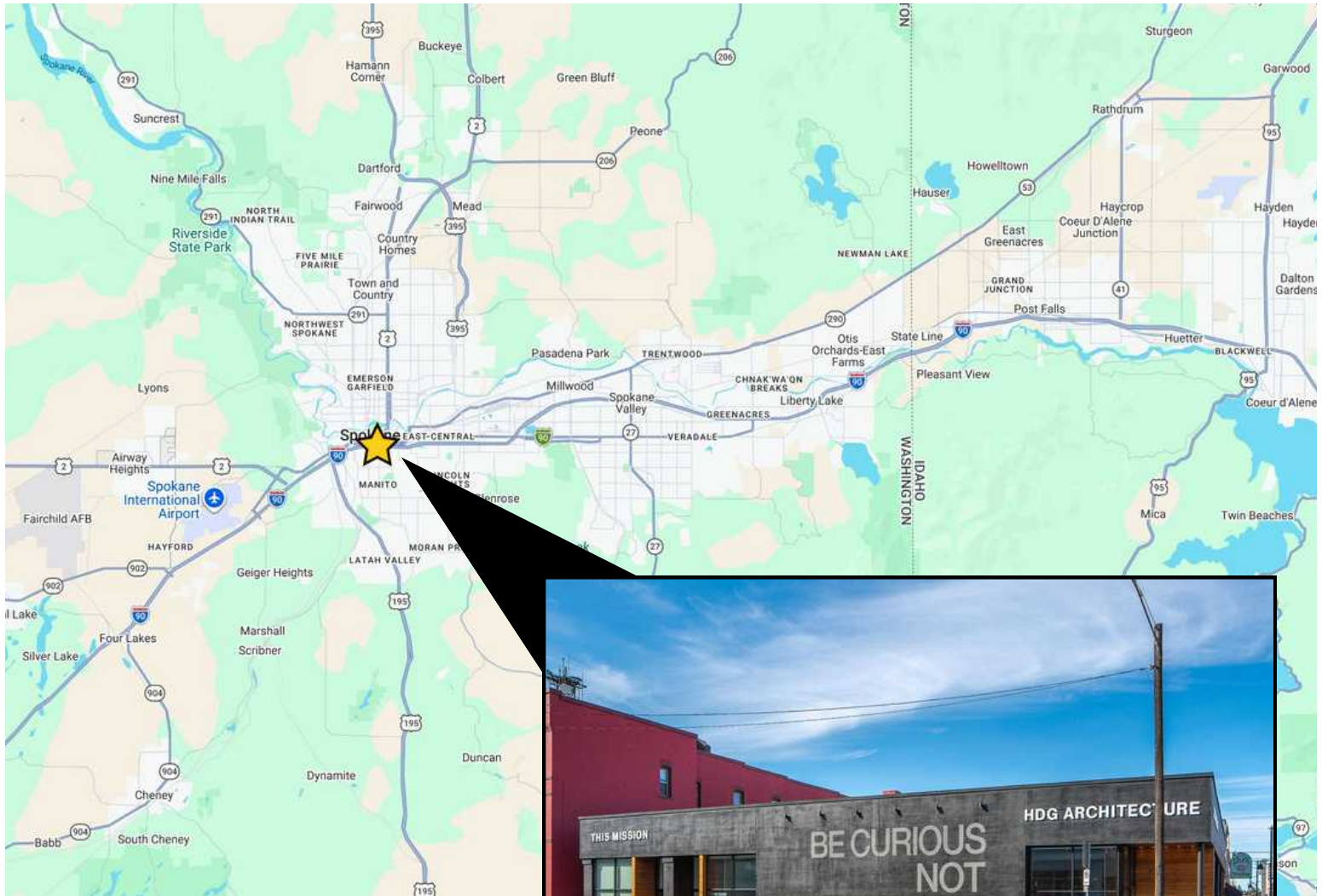
± 11 Minutes, ± 9 Miles

Coeur d'Alene, ID (East):

± 36 Minutes, ± 32 Miles

Pullman, WA (South):

± 1 Hour 20 Minutes, ± 75 Miles



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OFFICE LOCATIONS

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

601 W MAIN AVENUE, SUITE 400
SPOKANE WA 99201