

CLARK PACIFIC

REAL ESTATE COMPANY
2320 N. Atlantic St
Spokane, WA 99205

For Sale Or Lease

For Information Call:
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Restaurant Space 11519 E. Sprague Spokane, WA. 99206

Property Details:

- Sale Price: **\$650,000**
- Lease Rate: **\$3,900/ Mo NNN**
- Building Size: 3,279 SF
- Lot Size: 37,665 SF
- Taxes: \$7,689.26 (2016)
- Zoning: CMU
- Parcel #: 45164.0512 &
45164.0565
- Parking Stalls: 50 ±

Demographics (est.) 3 Mile 5 Mile

Population	69,098	111,512
Median HH Income:	\$42,975	\$45,023

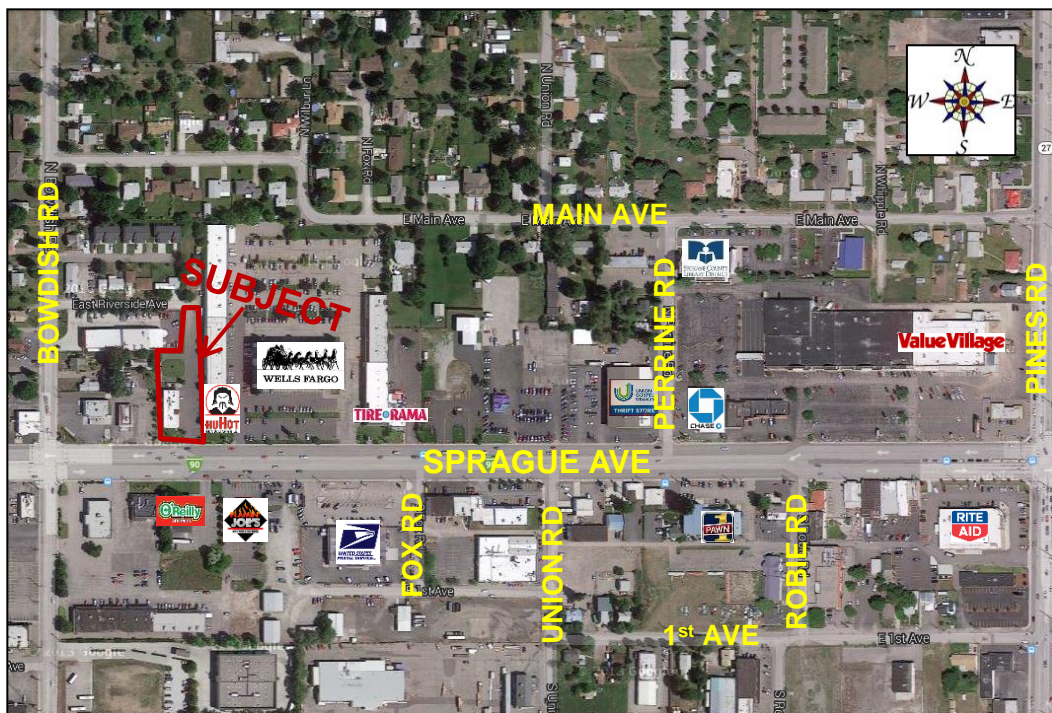
Traffic Counts (ADT) Est.

E. Sprague 22,500 ±



Notes: Just east of Bowdish on Sprague.

- Drive-thru window
- Back street Riverside Ave entrance



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