

**[FOR SALE]**



# Premera Headquarters

## Sale Price: \$14,000,000

3900 E. Sprague, Spokane, WA 99202



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# Property Overview

## Premera Spokane Campus

Spokane | Washington

This well-maintained Class A asset is now available for sale to an Investor or User. Three buildings containing  $\pm 103,000$  square feet plus structured parking facility on the  $\pm 5.8$  Acre site is ideal for a corporate headquarters or redevelopment opportunity.





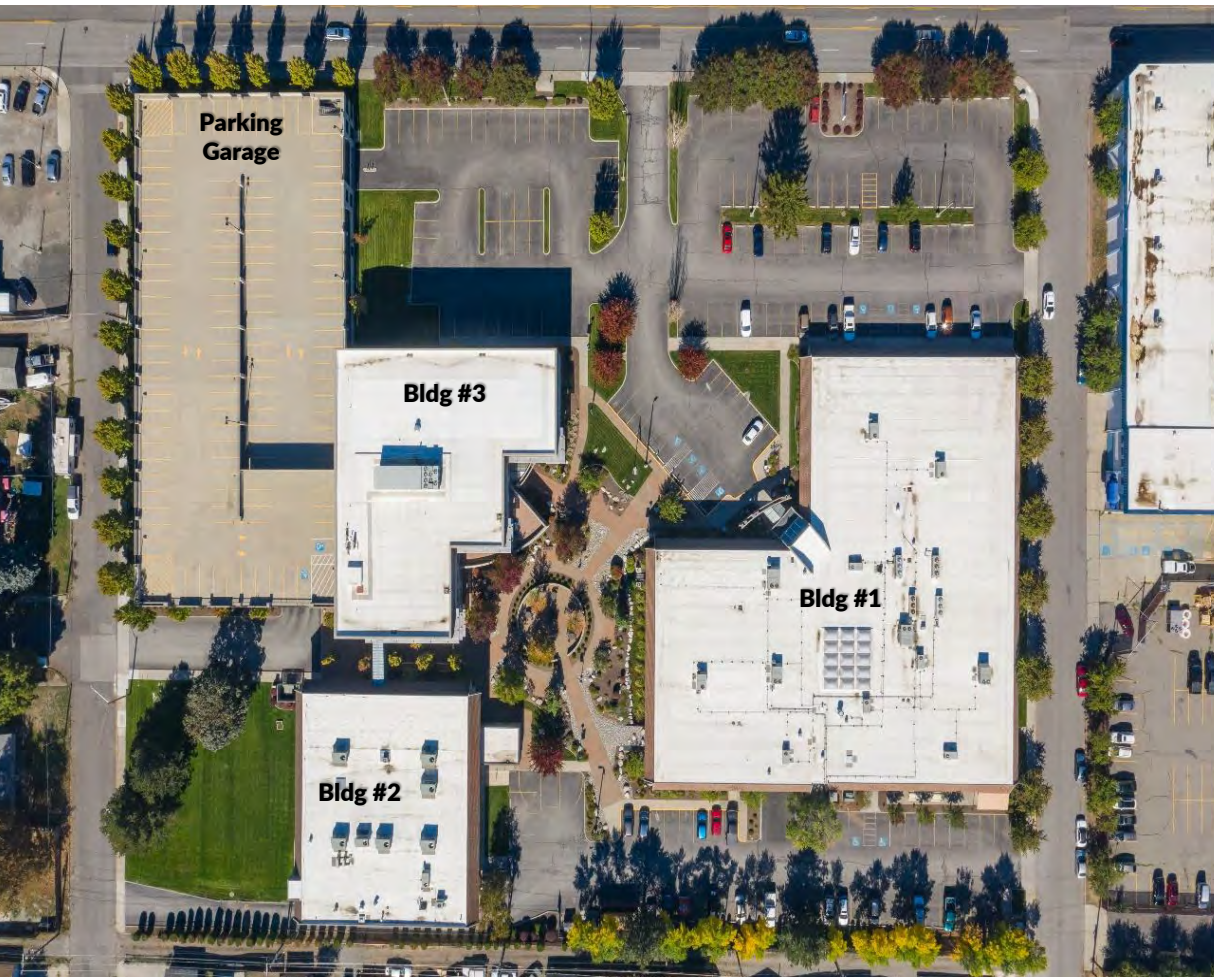
# Property Details

**Parcel #:** 35221.0311

**Zoning:** CB-55 / GC-70

**Premera Spokane Campus**

Spokane | Washington



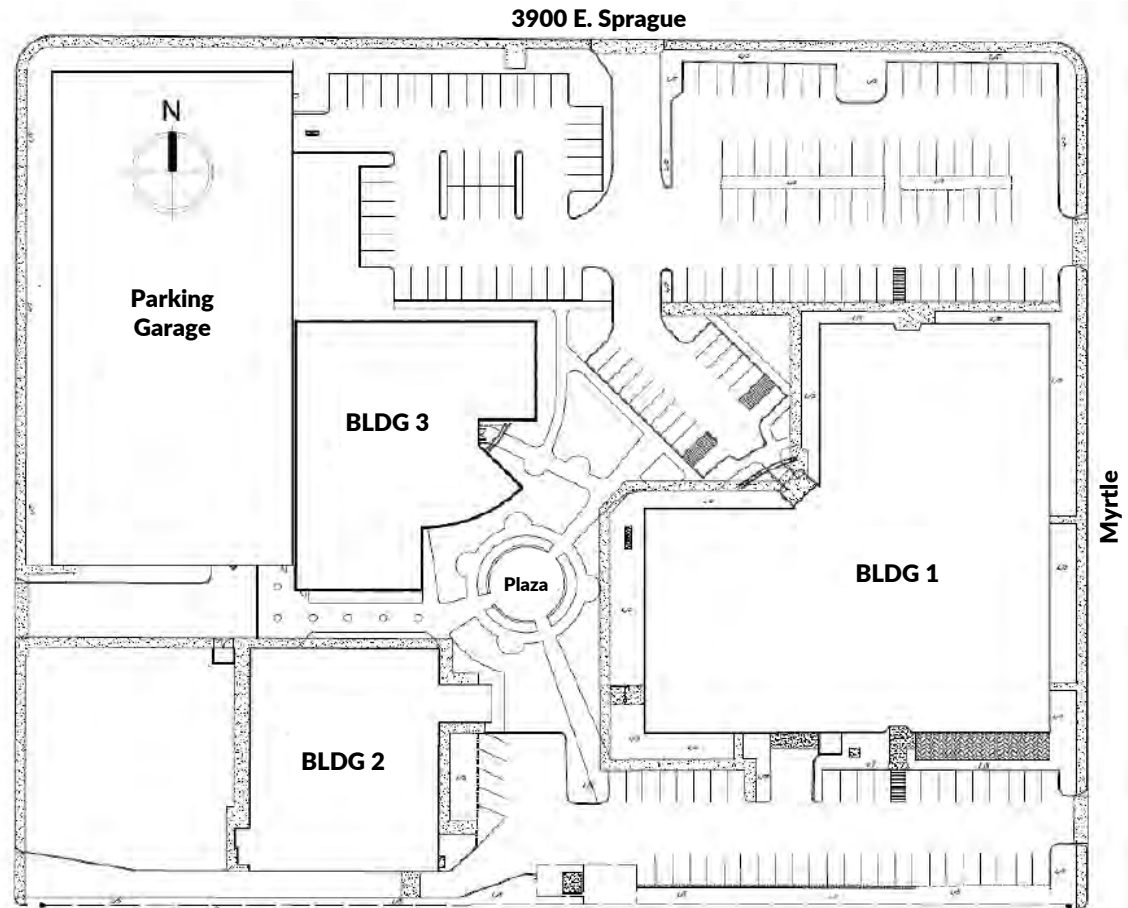
- Well maintained campus in excellent condition
- 491 on-site parking stalls, both surface and structured, a ratio of 4.77:1000 Square Feet
- Data Center and Large Cafeteria located in Building 1, with small Cafeteria in Building 3
- Emergency generators in place
- Easy access to I-90 via Freya interchange
- Existing furniture available for plug and play users

# The Campus

The 5.8 Acre Spokane campus consists of 3 office buildings plus a 308 space parking structure constructed in 2006.

Surface parking consists of 167 employee spaces and a separate 16-stall customer parking area.

Located on East Sprague in the City of Spokane, the campus sits within one half mile of I-90 and near the future North/South freeway couplet.



Each building is laid out in a basic open office concept with hard wall private offices, conference rooms, and quiet rooms. Buildings 1 and 2 are of tilt up construction while building 3 and the parking garage is of post tension design.

Building #	RSF	Year Built/ Remodeled
One	41,759	1982/2001
Two	19,973	1992/2001
Three	40,980	2006
Garage		2006



# The Location

## Premera Spokane Campus

Spokane | Washington





## Spokane | Washington





# Campus Photos





# Interior Photos



Conference Room



Office Furniture



Cafe



Loading Dock





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Creating Real Estate Solutions 



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For more information on this opportunity:

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