

FOR SUBLEASE

MANUFACTURING/WAREHOUSE, NORTH IDAHO



850 Hawthorne Avenue | Ponderay, ID 83852

KIEMLEHAGOOD

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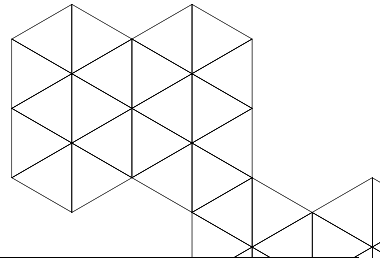
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850 Hawthorne Avenue
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BUILDING DETAILS:

- LEASE RATE** | \$12.00 PSF /YR, + NNN
- SUBLEASE AVAILABLE** | Through April 2028 (longer term possible with new lease)
- *Do Not Disturb Tenant**
- TOTAL BUILDING SIZE** | ±37,000 SF, Including ±8,100 SF Office
- LOT SIZE** | ±2.32 AC
- PARCEL NO.** | RPP39490020010A
- ZONING** | Industrial
- YEAR BUILT** | 2019
- PARKING** | 84 Parking Spaces

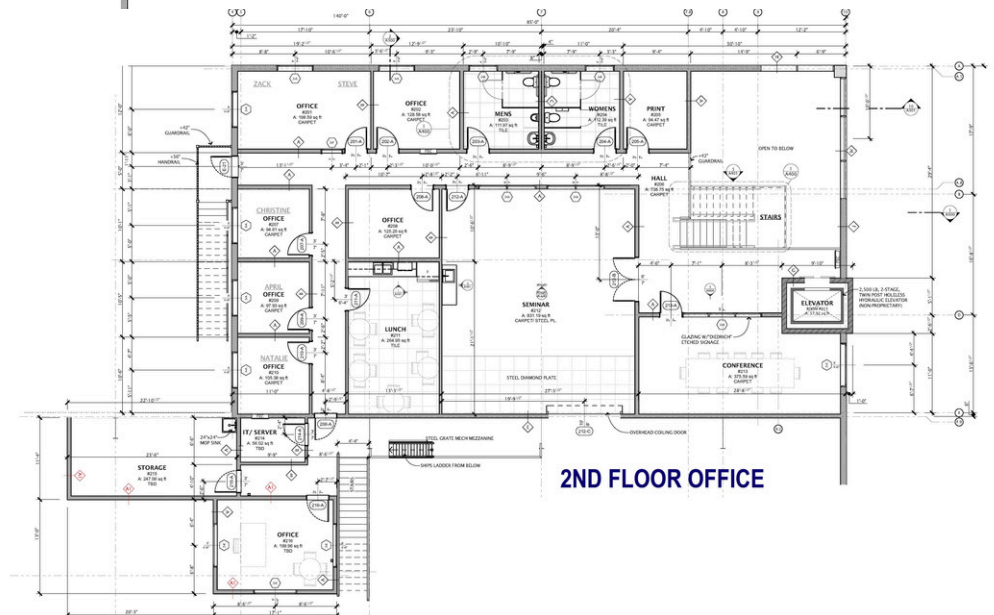
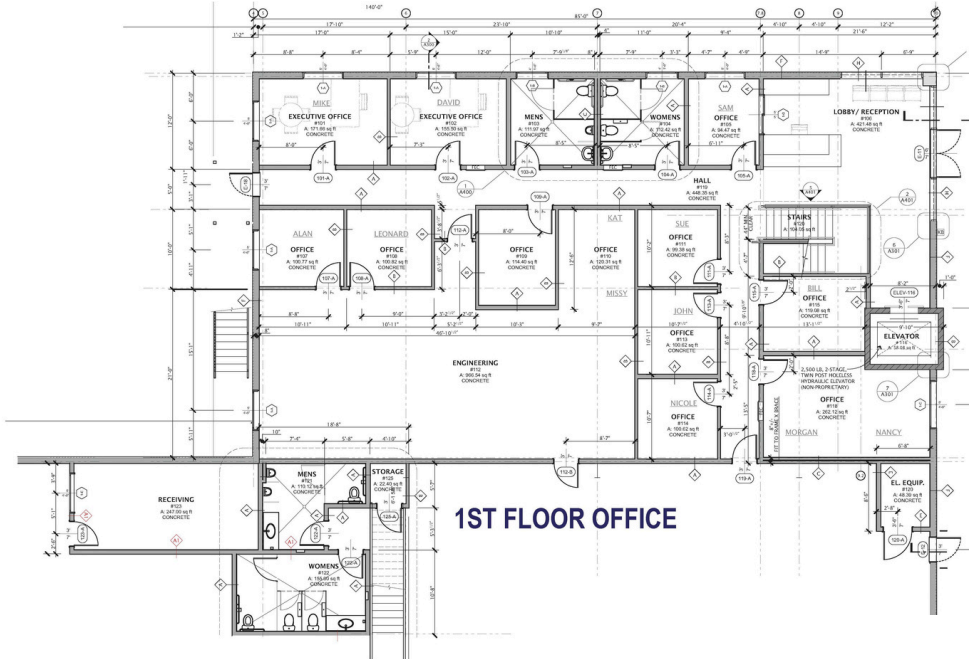


Available for Sublease – ±37,000 SF

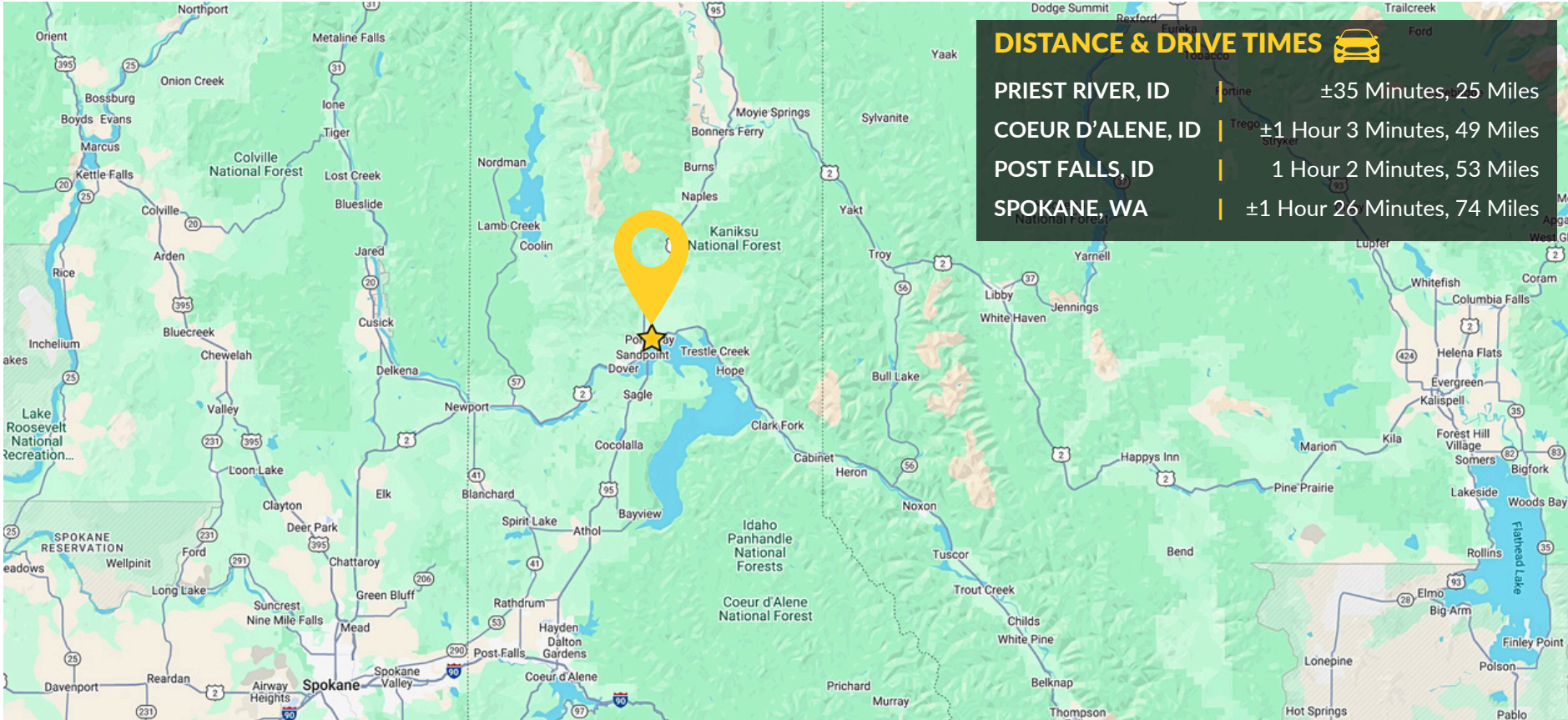
This modern and highly functional property offers ±37,000 SF, including ±8,100 SF of Class A office space. The site features ample onsite parking, convenient loading, and excellent access to both Highway 200 and Highway 95. Located in desirable Bonner County, the property is equipped with 3-phase power, fiber internet, natural gas, and propane, making it ideal for a wide range of uses.












DISTANCE & DRIVE TIMES 

PRIEST RIVER, ID | ±35 Minutes, 25 Miles

COEUR D'ALENE, ID | ±1 Hour 3 Minutes, 49 Miles

POST FALLS, ID | 1 Hour 2 Minutes, 53 Miles

SPOKANE, WA | ±1 Hour 26 Minutes, 74 Miles

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