

# FOR LEASE RETAIL BUILDING

101 E. HASTINGS RD.  
SPOKANE, WA 99218

CONTACT LISTING BROKER  
FOR MORE INFORMATION



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801 W RIVERSIDE AVE STE 300 SPOKANE, WA 99201

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# FOR LEASE

SUITE C: 1,862 SF - \$24 PSF NNN

SUITE D: 1,148 SF - \$27 PSF NNN

SUITE E: 1,630 SF - \$24 PSF NNN

## PROPERTY DESCRIPTION

Strategically located at the corner of Hastings Rd. And near N. Division Street, 101 E Hastings Rd offers high visibility and easy access in one of North Spokane's busiest commercial corridors. This versatile property sits near major retailers, restaurants, and medical offices, making it ideal for a variety of commercial uses. Surrounded by strong demographics and steady traffic counts, the site presents an excellent opportunity for owner-users or investors looking to capitalize on a prominent location in a growing area. *Two blocks from Mead High School.*



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# FOR LEASE - RETAIL

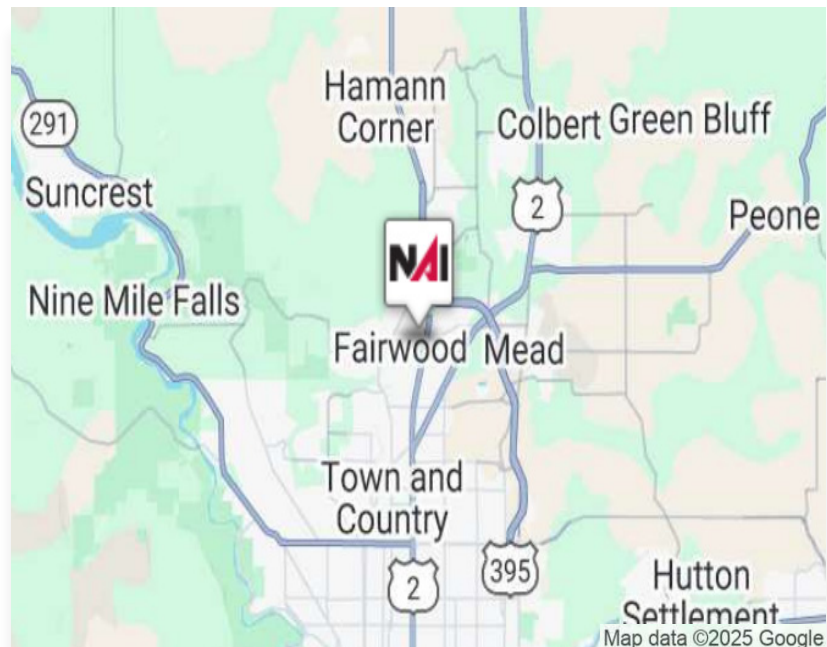
101 E. HASTINGS RD.  
SPOKANE, WA 99218



## PROPERTY OVERVIEW

- Professional Glass Front Shared Entrance for Suites C and D
- Excellent Exposure to Hastings Rd.
- TIA Available
- Professional Management - Black Realty Management
- Tenants Include:
  - Kuni's Thai Cuisine
  - Elements Massage
  - Advanced Prosthetics Solutions
  - Fashion Nail Spa
  - B&B Driving School.

**Prime opportunity for retail or medical office/  
patient care (e.g. physical therapy, dental, fitness/  
training, specialty medical provider).**



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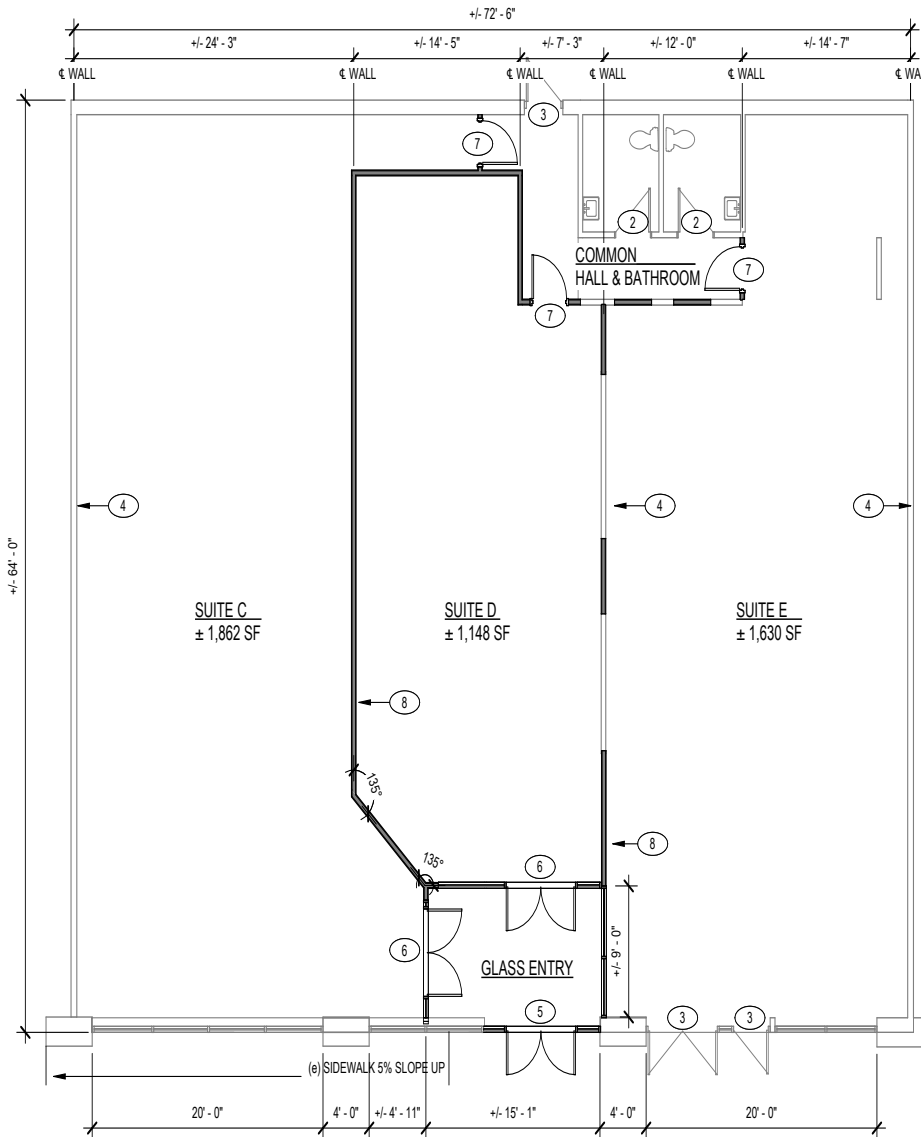
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### Keyed Notes

- 1 DEMO
- 2 EXISTING RESTROOM DOOR
- 3 EXISTING EXIT DOOR
- 4 EXISTING TENANT DEMISSING WALL
- 5 MODIFY EXISTING STOREFRONT TO ADD ENTRY DOORS
- 6 NEW EXIT DOOR
- 7 NEW INTERIOR DOOR
- 8 NEW TENTANT DEMISSING WALL

### Legend

- NEW DOOR
- EXISTING DOOR
- EXISTING PARTITION
- DEMO
- NEW PARTITION

### Area Tabulation

Suite C	+/- 1,862 SF
Suite D	+/- 1,148 SF
Suite E	+/- 1,630 SF
Total (Assumed)	+/- 4,640 SF

**Bernardo Wills**

Floor Plan: 3 Suites

1/8" = 1'-0" ± 4,640 SF

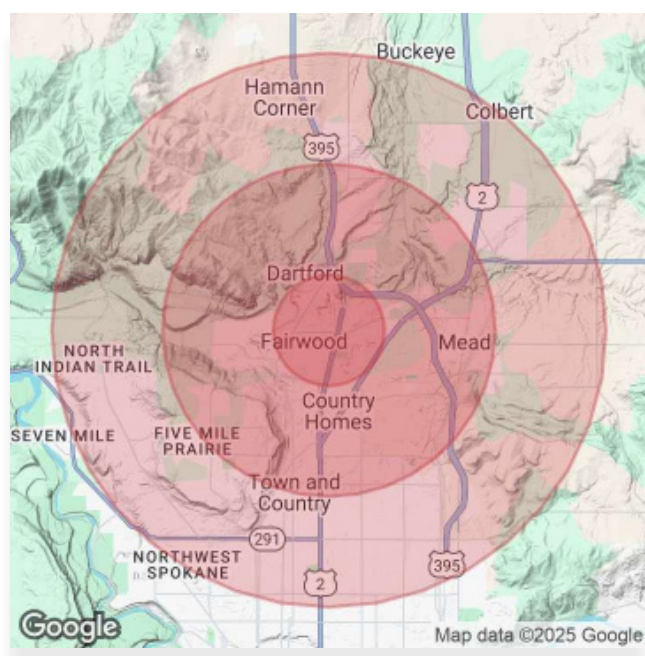
Optional 3 Suites  
 101 E Hastings Rd  
 25-07-089 | 08.05.2025

**3**



Map data ©2025 Google Imagery ©2025 Airbus, Maxar Technologies, USDA/FPAC/GEO

POPULATION	1 Mile	3 Miles	5 Miles
Total Population	10,587	42,859	121,558
Avg. Age	43.6	39.3	39.6
Avg. Age (Male)	40.7	37.9	37.8
Avg. Age (Female)	45.4	40.2	40.7
HOUSEHOLDS & INCOME	1 Mile	3 Miles	5 Miles
Total Households	4,068	16,134	47,017
# of Persons per HH	2.51	2.56	2.54
Avg. HH Income	\$118,770	\$114,675	\$104,260
Avg. House Value	\$301,429	\$264,959	\$227,713



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