



703-713 W Main St, Walla Walla WA

MLS 293930 Sale | MLS 293943 Lease
±0.57 Acre Lot For Sale & Lease

NAITri-Cities



VISUAL MEDIA

Property Highlights

- Prime main street / arterial road location
- Excellent frontage with strong signage opportunities
- Strong daily traffic counts driving customer exposure
- Surrounded by established retail and service businesses
- Consistent daytime and evening customer activity
- Ideal for drive-thru QSR, coffee, service retail
- Convenient access and strong consumer demographics
- Excellent ingress and egress



FLYER | 703-713 W Main 703 -713 W Main St Walla Walla, WA 99362

703-713 W Main St

Walla Walla, Washington 99362

Property Overview

Exceptional opportunity to acquire a highly visible commercial development site located on a heavily traveled arterial roadway. Positioned along a prominent main street corridor, this vacant lot offers outstanding exposure, strong traffic counts, and excellent accessibility, making it ideal for a variety of retail, restaurant, and service-oriented uses.

The site's visibility, frontage, and development flexibility make it particularly well-suited for drive-thru food and beverage concepts, quick-service restaurants, coffee shops, specialty retail, and other high-traffic commercial uses.

Offering Summary

Sale Price:	\$600,000
Lease Rate:	\$3 PSF + (NNN)
Available SF:	±0.57 Acres
Lot Size:	±0.57 Acres

[View Property Video](#)

For More Information

Todd Sternfeld

Principal / Commercial Broker
C: 509 539 3998
todd@naitcc.com





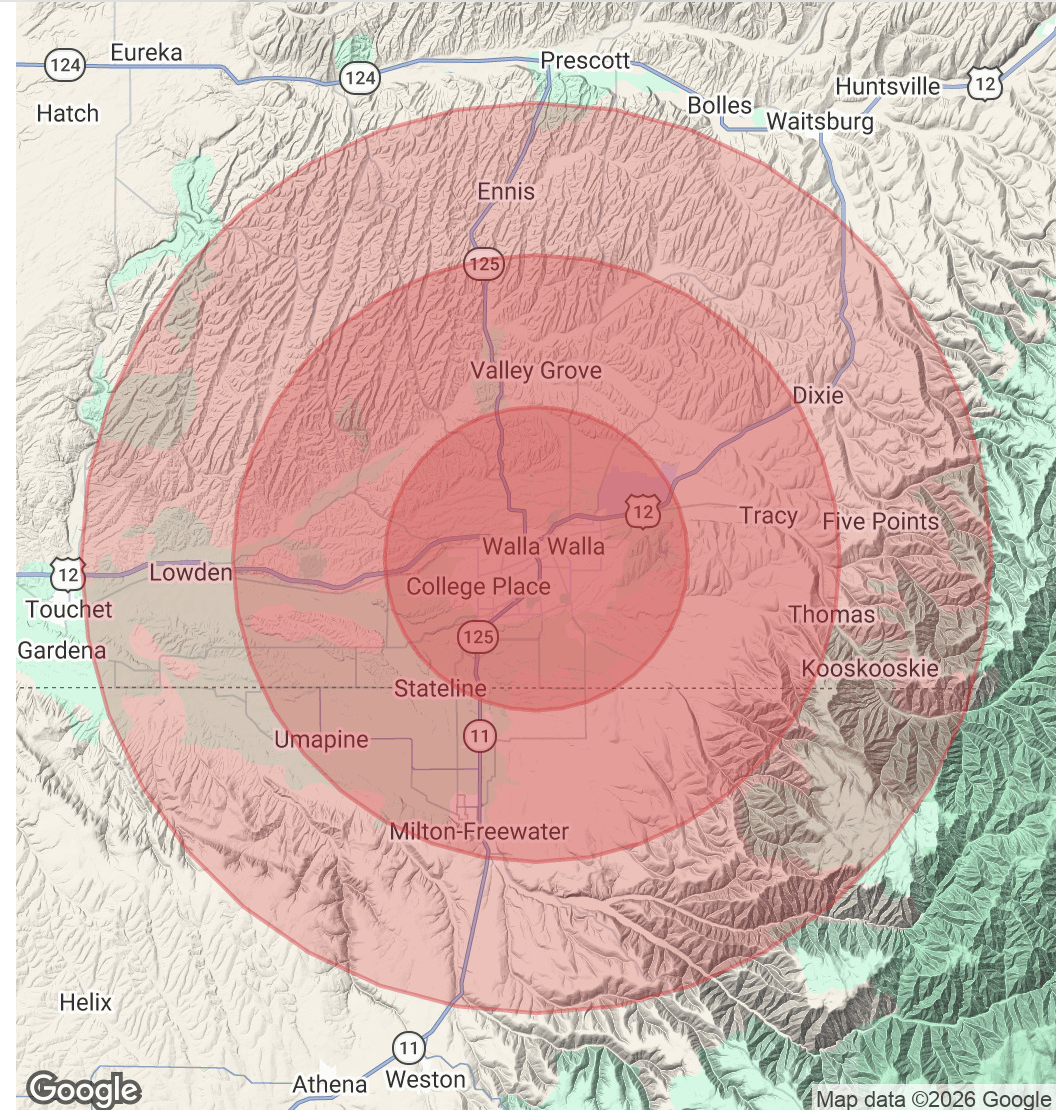
Map data ©2026 Google Imagery ©2026 Airbus, Landsat / Copernicus, Maxar

FLYER | 703-713 W Main 703 -713 W Main St Walla Walla, WA 99362

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

	5 Miles	10 Miles	15 Miles
Population			
Total Population	48,475	62,364	66,616
Average Age	39.5	39.9	39.9
Average Age (Male)	38.5	39.0	39.1
Average Age (Female)	38.2	39.1	39.4
Households & Income			
Total Households	18,512	23,550	25,199
# of Persons per HH	2.6	2.6	2.6
Average HH Income	\$90,880	\$91,349	\$91,517
Average House Value	\$375,836	\$375,014	\$376,662

2023 American Community Survey (ACS)



Map data ©2026 Google