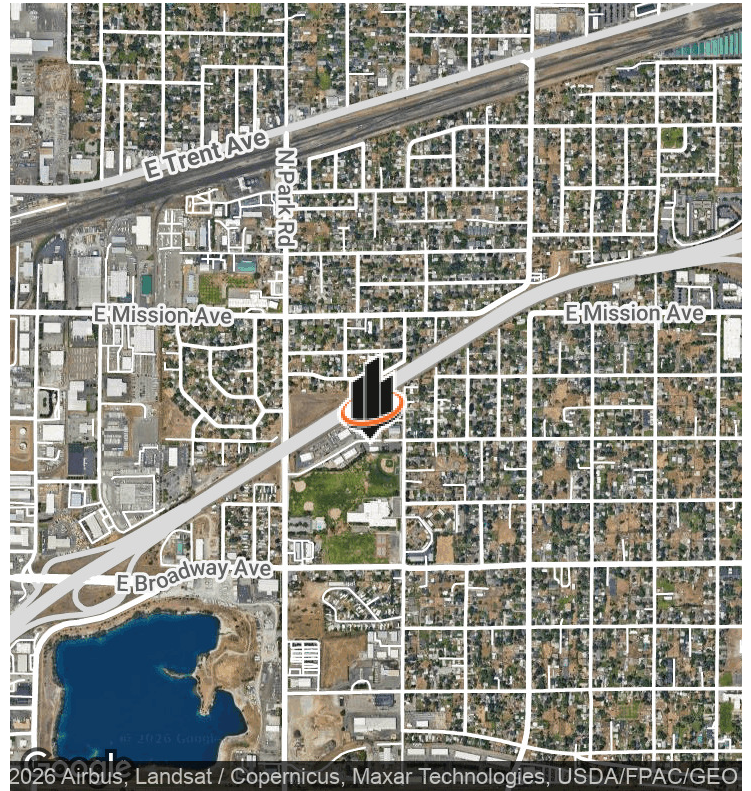


# PROPERTY SUMMARY



## OFFERING SUMMARY

<b>LEASE RATE:</b>	\$12.00 SF/YR (NNN) \$4,672/MO (NNN)
<b>BUILDING:</b>	Bldg 5
<b>AVAILABLE SF:</b>	4,672 SF
<b>NNN EST:</b>	±\$915/Month
<b>LOT SIZE:</b>	20,190 SF
<b>ZONING:</b>	Industrial

## PROPERTY OVERVIEW

Johnson Business Park offers well-positioned industrial space in the heart of Spokane Valley's established business corridor. The property provides functional warehouse and service-commercial space designed to support efficient day-to-day operations, with convenient access to I-90 and key arterials connecting tenants throughout the greater Spokane and North Idaho markets.

Surrounded by established industrial and commercial users, the location benefits from a strong employment base, excellent connectivity, and a business-friendly environment. This is a compelling opportunity for companies seeking practical, accessible space in one of Spokane Valley's most active and in-demand industrial submarkets.

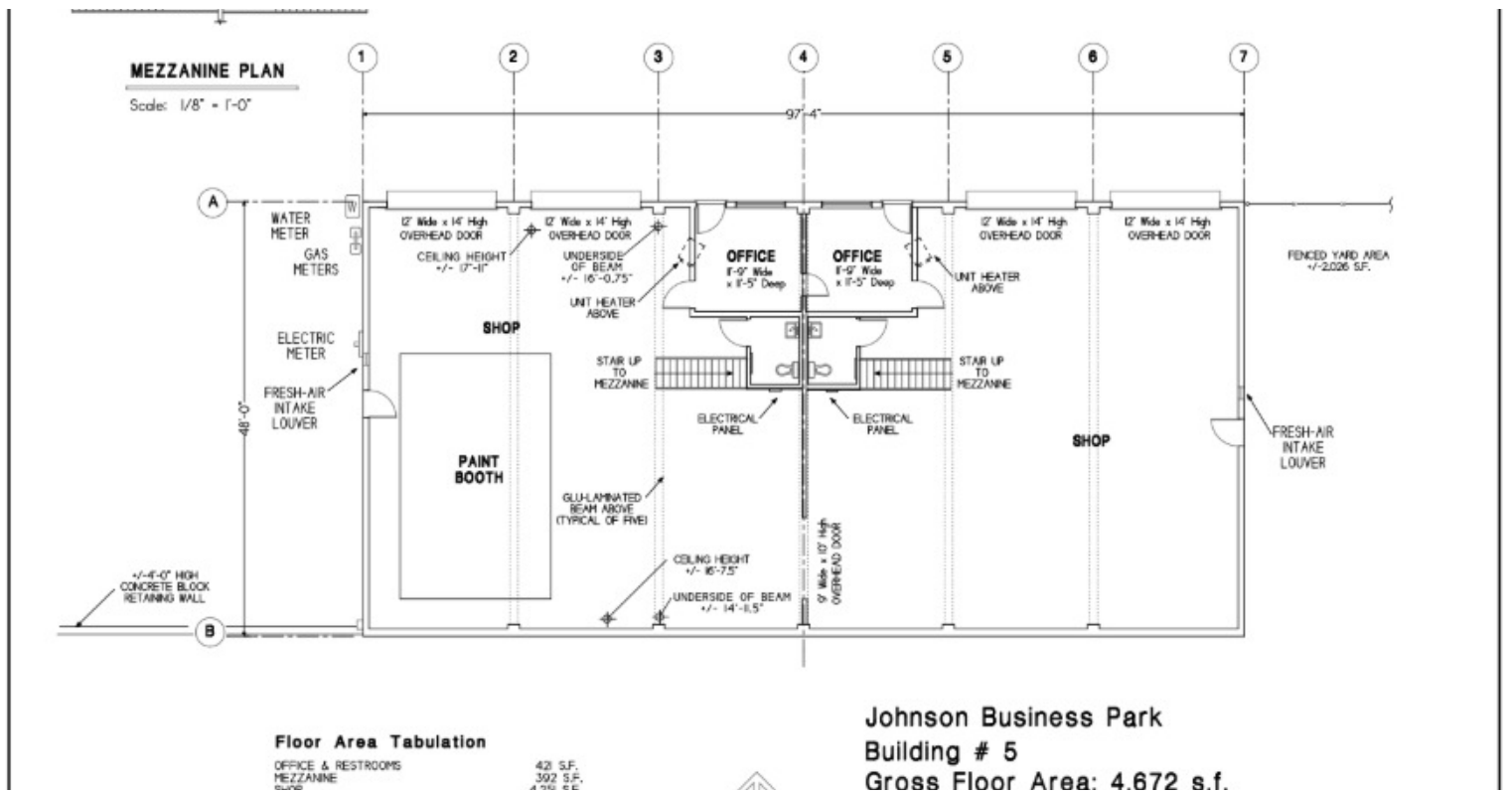
## BUSINESS PARK HIGHLIGHTS

- Located in Johnson Business Park totaling 37,849 SF across five buildings
- Situated on ±6.65 acres
- Parcels are separately platted
- Industrial zoning

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# SITE PLAN & FLOOR PLAN



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