



DAINES CAPITAL
COMMERCIAL REAL ESTATE

FLEX/WAREHOUSE FOR LEASE

10903 E. Trent Ave. Unit 106
Spokane Valley, WA 99206



STEVEN DAINES
SETH PETERSON

• 509.209.4920 • SETH@DAINESCAPITAL.COM

WWW.DAINESCAPITAL.COM

INDUSTRIAL FLEX FOR LEASE

FLEX/WAREHOUSE

10903 E. TRENT AVE. UNIT 106
SPOKANE VALLEY, WA 99206



OFFERING SUMMARY

Lease Rate \$1.25/SFT/MO/NNN

Est. NNN \$0.20/SFT/MO

Office SFT 266 SFT

Warehouse SFT 1,866 SFT

Total SFT 2,132 SFT

Available Within 30 Days Notice

*Gas unit heater in warehouse & electric wall heaters in office/bathroom



[PROPERTY VIDEO - CLICK HERE](#)

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PROPERTY DETAILS

TOTAL UNITS	6	CLEAR HEIGHT	16' - 18'	YEAR BUILT	2024
LAND AREA	0.94 AC	ZONING	IMU	OHD	6 TOT. 16' W X 14' H
PARKING	28 STALLS TOTAL	CONSTRUCTION	WOOD FRAME	POWER	200A 120/220V

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Downtown Spokane -
8.1 miles

Spokane Valley
Mall - 3.4 miles

Liberty Lake -
8.8 miles

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10903 E. TRENT AVE. SPOKANE VALLEY, WA

RSFT: 12,792 SFT

Lease Rate: \$1.25/SFT/MO

Lease Type: NNN

OHD: 6 - 16' x 14'

YR Built: 2024



6040 W. SELTICE WAY, POST FALLS, ID

RSFT : 25,012 SFT (proposed)

Lease Rate: \$1.50/SFT/MO

Lease Type: NNN

OHD: 7 - 12' x 14'

YR Built: 2027



3275-3325 E QUAD PARK CT. POST FALLS, ID

Size: 6,960 SFT

Lease Rate: \$1.10/SFT/MO

Lease Type: NNN

OHD: 6 - 16' x 14'

YR Built: 2018



3830 E. OLYMPIC AVE. SPOKANE, WA

RSFT : 11,897 SFT

Lease Rate: \$1.26/SFT/MO

Lease Type: NNN

OHD: 4 - 16' x 16'

YR Built: 2025

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DEMOGRAPHICS	1 MILE	3 MILE
Population	6,157	60,157
Households	2,542	24,845
Median Age	35	38
Median HH Income	\$46,071	\$60,452
Daytime Employees	4,343	36,181
Population Growth '24-'29	6.87%	6.50%
Household Growth '24-'29	7.12%	6.65%

COLLECTION STREET	CROSS STREET	TRAFFIC VOL
E. Trent Ave.	N. Lockwood Rd. W	21,548
E. Trent Ave.	N. Stegner Rd. W	21,369
E. Trent Ave.	N. Fowler Rd. E	20,793



No representation, express or implied, is made as to the accuracy of information contained herein. All information is from sources deemed reliable and submitted subject to errors, omissions, change or terms and conditions without notice. Buyers are solely responsible to conduct their own due diligence to their independent satisfaction.

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