

Industrial
Buildings
±85,000 SF

Proposed Future Development

Flex Space
±17,000 SF

2-Story
Office Buildings
±20,000 SF

FOR LEASE: INDUSTRIAL, FLEX AND OFFICE

Hayford Business Park

S HAYFORD RD & 21ST AVE

Airway Heights, WA 99224

PRESENTED BY:

GUY D. BYRD

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WA #17968

PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE INDUSTRIAL:	CLA for Quote Subject to Build Out
INDUSTRIAL/WH.DIST	170,000 SF
BUILDING SIZE:	227,000 SF
FLEX SPACE	17,000 SF
OFFICE SPACE	40,000 SF
TOTAL SPACE	227,000 SF
LAND SIZE:	18.12 Acres
ZONING:	Light Industrial

PROPERTY OVERVIEW

The Hayford Business Park is a new built combination of Industrial Warehouse, Flex and Office spaces. This development is intended to accommodate larger and small users with state of the art amenities.

PROPERTY HIGHLIGHTS

- Highly-prominent & visible Business Park with up to 227,000 SF of leasable space
- New construction Light Industrial & Office with modern finishes
- Expected delivery available 2023 - 2024
- 18' 35' ceiling clear height WH, Fire sprinklered Dock and Grade loading doors
- Located on Hayford Road with access to I 90 and Hwy 2
- Located close to Spokane International Airport, I-90 and Hwy 2
- Road Improvements are planned for Hayford and 21st Avenue
- Locally-owned and managed, Please CLA for competitive pricing and more info

DEVELOPMENT RENDERING



SITE RENDERINGS



HAYFORD BUSINESS PARK SITE PLAN



PROPERTY LOCATION



ADVISOR BIO



GUY D. BYRD

Designated Broker

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WA #17968 // ID #DB35767

PROFESSIONAL BACKGROUND

Guy is the founder, owner and Managing Director of SVN Cornerstone in Spokane. A native of Montana, Guy grew up in Western Washington and graduated from Montana State University. His 36 years in the Commercial Real Estate and industry has concentrated on the Northwest region of the United States with a primary area of focus in the retail and industrial sectors. Guy also specializes in property sales, leasing and development on behalf of his regional and national clients.

Guy continues to be an active CCIM Candidate, member of ICSC, and Greater Spokane Inc., and is a former president and current member of the Spokane Commercial Real Estate Traders Club and serves on the Red Cross Board of Directors for the Northwest Region. He is also involved with the community in support of Public and Parochial Schools on which he has served on numerous boards, panels and fundraising campaigns.

Guy is an active outdoor enthusiast who enjoys his summer lake time and an occasional round of golf. Married to Shawna Byrd since 1987, Guy and Shawna have three children.

EDUCATION

Bachelor of Arts degree in Business Marketing from Montana State University
Designated Broker's Real Estate License in the States of Washington and Idaho

MEMBERSHIPS

ICSC ; CCIM ; Greater Spokane Incorporated (GSI) member
Spokane Commercial Real Estate Traders Club (President 1995)
National Association of Realtors; Washington State Commercial Association of Realtors; Manito Golf and Country Club member

SVN | Cornerstone

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