



206 N Benton St, Ste A

Kennewick, Washington 99336

Property Overview

Introducing a flexible leasing opportunity in Kennewick with a showroom, loading dock, high-bay warehouse space, and a spacious mezzanine with an office and restroom. This space is available with 4 months of free rent (not including NNN's) on a 5-year lease.

This practical property is designed to support your business operations with ease and functionality.

Property Highlights

- Showroom with natural lights
- Loading dock with roll up door
- High bay warehouse space
- Large mezzanine with office and restroom

Offering Summary

Lease Rate:	\$5,000 per month (NNN)
Building Size:	±21,404 SF
Available SF:	±8,681 SF
Lot Size:	±0.753 Acres





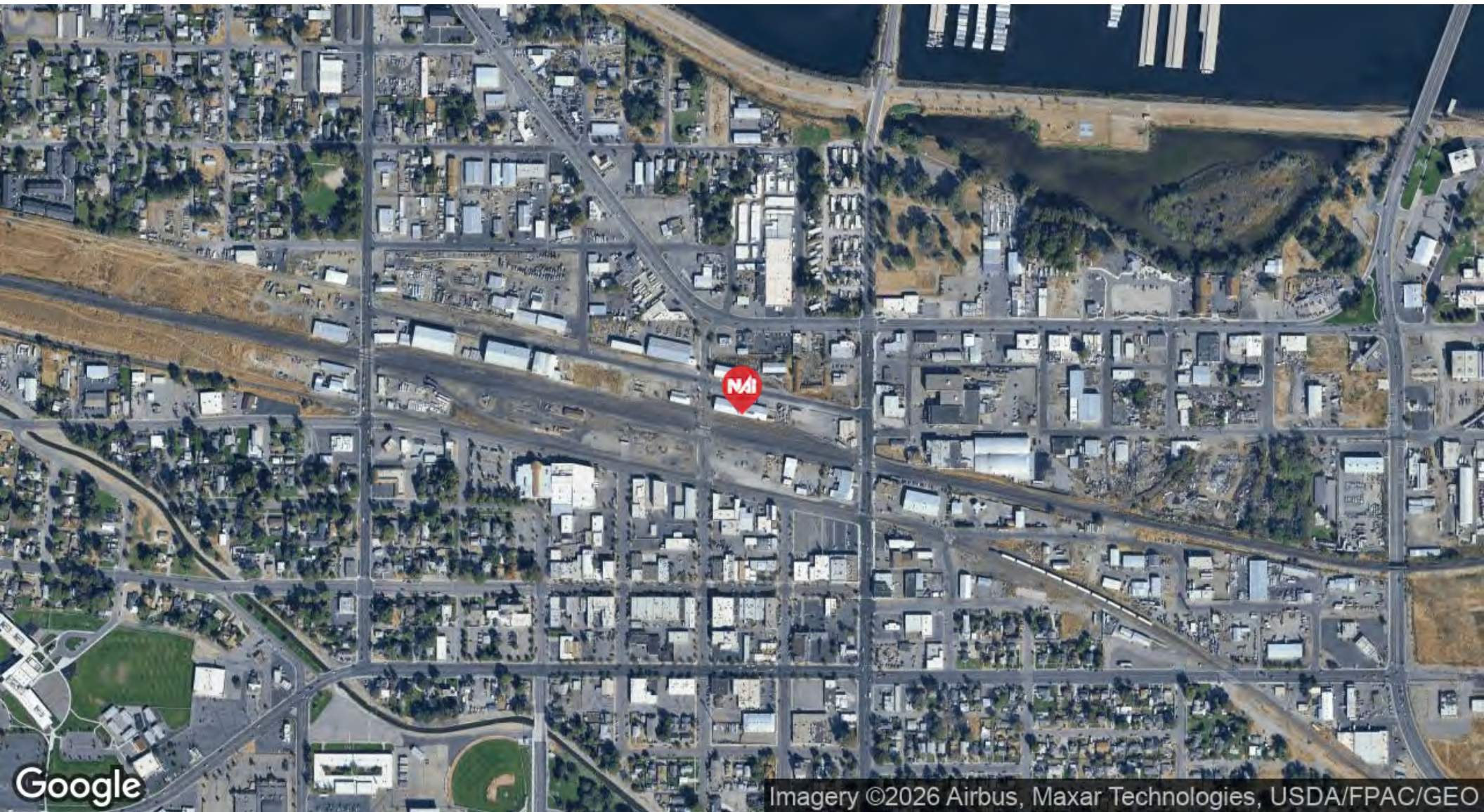
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89 Gage Blvd
Richland, WA 99352
509 943 5200 tel
natri-cities.com



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Population	5 Miles	10 Miles	15 Miles
Total Population	133,934	226,457	271,956
Average Age	33.9	35.0	35.2
Average Age (Male)	33.9	34.8	35.1
Average Age (Female)	34.2	35.8	35.8
Households & Income	5 Miles	10 Miles	15 Miles
Total Households	44,836	78,979	94,919
# of Persons per HH	3.0	2.9	2.9
Average HH Income	\$91,645	\$106,925	\$111,173
Average House Value	\$335,198	\$382,197	\$392,635

2023 American Community Survey (ACS)

