

**Exclusive opportunity: Prime medical/office/retail  
location available November 1, 2026**

**Envision Your Business Here ...**

**509-863-2400**

[1720 North Hamilton St, Spokane WA 99207](#)



This single-story office building on the Hamilton Street Corridor near Gonzaga University was originally designed as an eye clinic/office/retail outlet. It is easily accessible from the Spokane Valley, South Hill, West Side and North Spokane being located just off blocks from the I-90 Hamilton Street exit. This high-traffic arterial is one of the busiest in Spokane and carries over 30,000 vehicles per day providing a tenant with an abundance of free advertising and visibility.

**Building Specifics:**

- 9 office or exam rooms (7 plumbed for sinks and Master office has private restroom).
- 2 storage rooms
- 1 meeting nook
- 3 built in back-office employee workstations (located outside main offices)
- 1 conference meeting room (plumbed for sink for coffee service etc.)
- 2 handicapped public/employee restrooms
- Break Room with refrigerator, microwave, etc.
- 1 mechanical room and storage.

- 1 server room (thermostatically controlled) with Cat 5 terminal panel.
- High speed internet accessible in all rooms and workstations.
- Tiled front entrance office area and restrooms.
- Open reception desk location with electrical and cat 5 connections at site.
- Private Admin office behind reception desk.
- 2 built in workstations (separate room) behind front office.
- Master office with private restroom.
- Large meeting room located off the front entrance
- Rear entrance (electronic key code)
- Exterior signage electrical hook ups on both the North and West sides with associated timers
- AC/Natural gas heat
- Etc.