



# COSTCO Bldg. Redevelopment

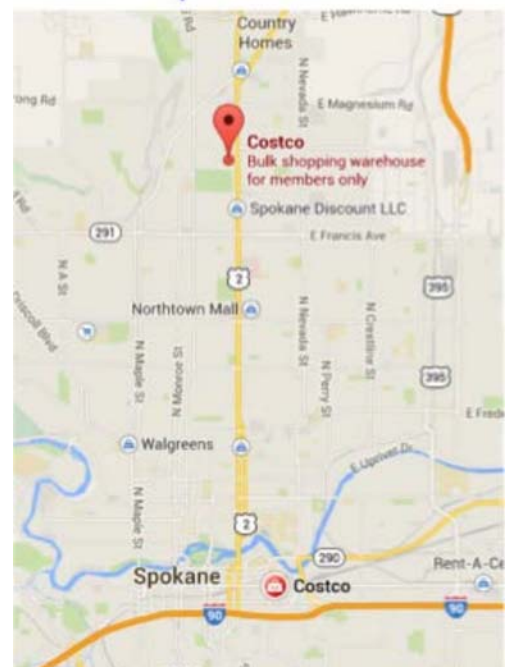
7619 North Division (Hwy 395)  
Spokane WA

**NOW LEASING – Flex Space – 100% Location**  
**Retail • Medical • Lt. Indus. • Warehouse • Storage**



## Complete Remodel to Create Multi-tenant Retail and Mixed Use Center

- Building GLA – Approx. 133,931 SF
- Land – Approx. 15.49 AC (674,709 SF)
- Parking - 665 Stalls
- High Barriers to Entry in Market
- Demised Multi-tenant Project
- Warm Shell to BTS Lease Opportunities
- Outparcels For Lease or For Sale
- Full Movement Signalized Access
- Occupancy First Quarter 2019
- [Link to Drone Video/Photography](#) [HERE](#)



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105 N 1<sup>st</sup> St., Ste 300,

Coeur d'Alene, ID 83814

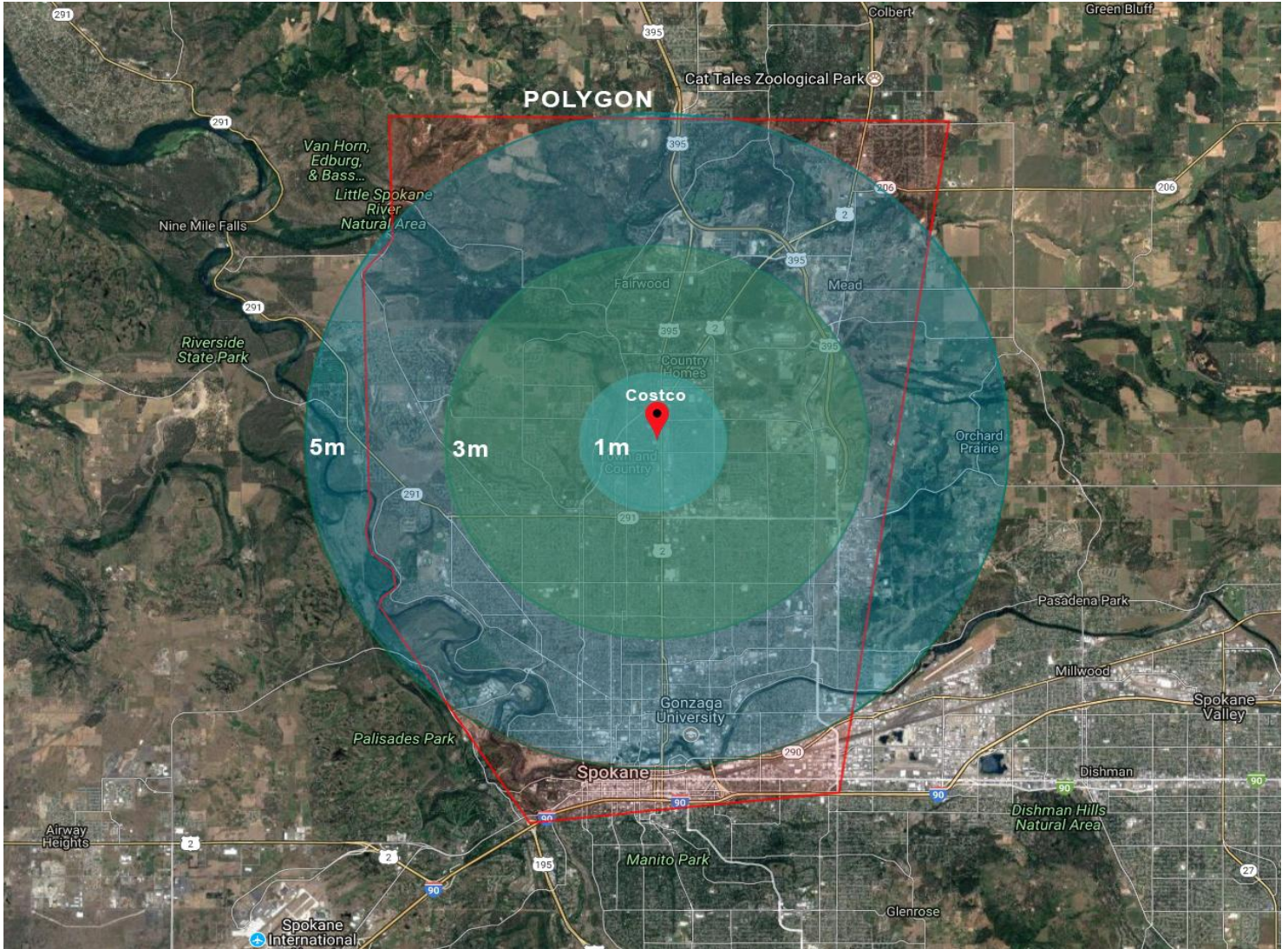
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### AERIAL PHOTO



## Demographic Map



Demographics	1 Mile	3 Mile	5 Mile	Polygon
<b>POPULATION</b>				
2017 Population	16,078	101,139	178,037	186,353
2022 Projected Population	16,563	104,620	184,584	193,177
<b>HOUSEHOLDS</b>				
2017 Households	7,147	40,341	70,099	74,417
2022 Projected Households	7,360	41,556	72,467	76,898
2017 Average HH Income	\$55,306	\$60,997	\$61,072	\$61,162
2022 Projected HH Income	\$61,592	\$68,577	\$68,395	\$68,441



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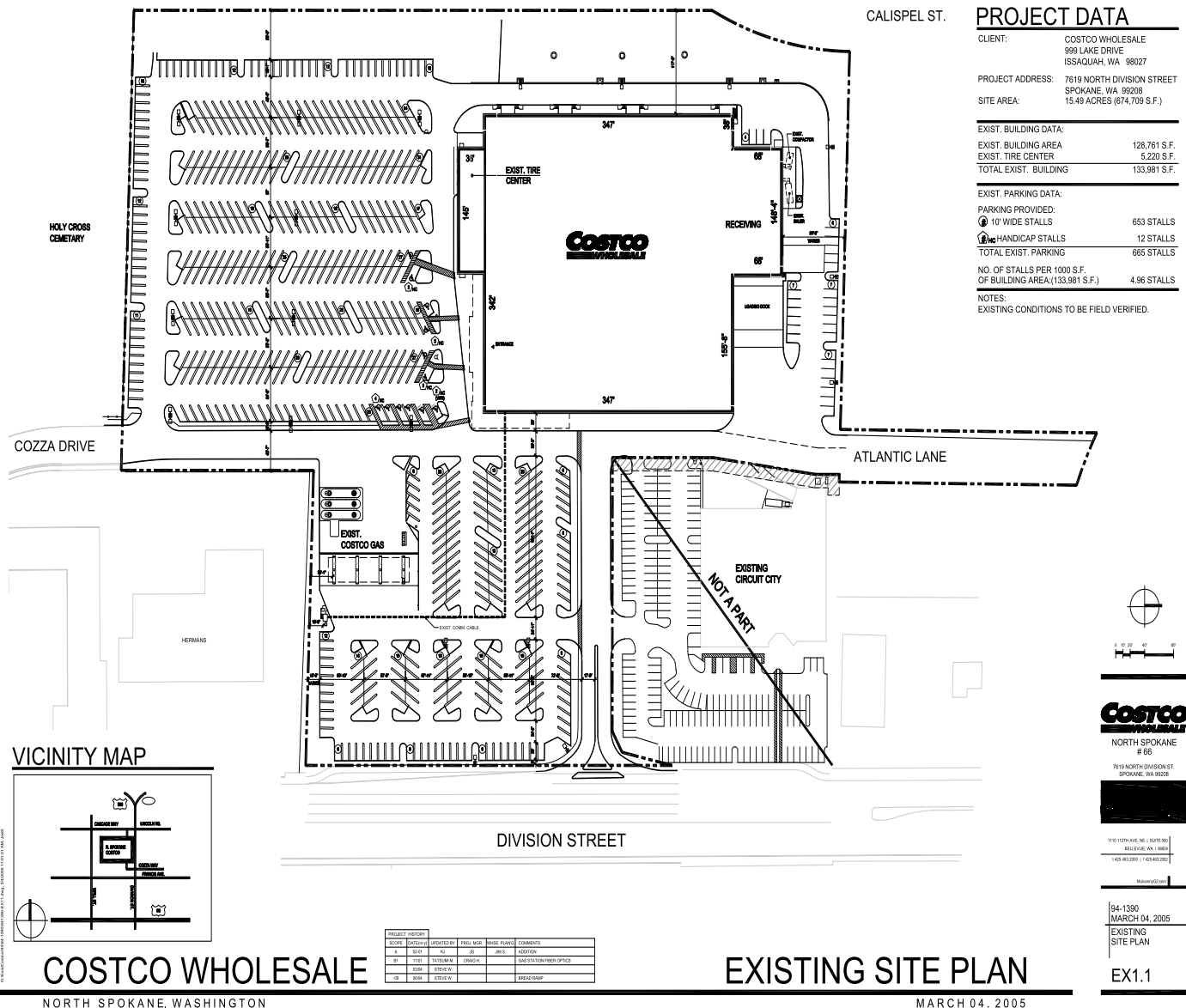
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## SITE PLANS

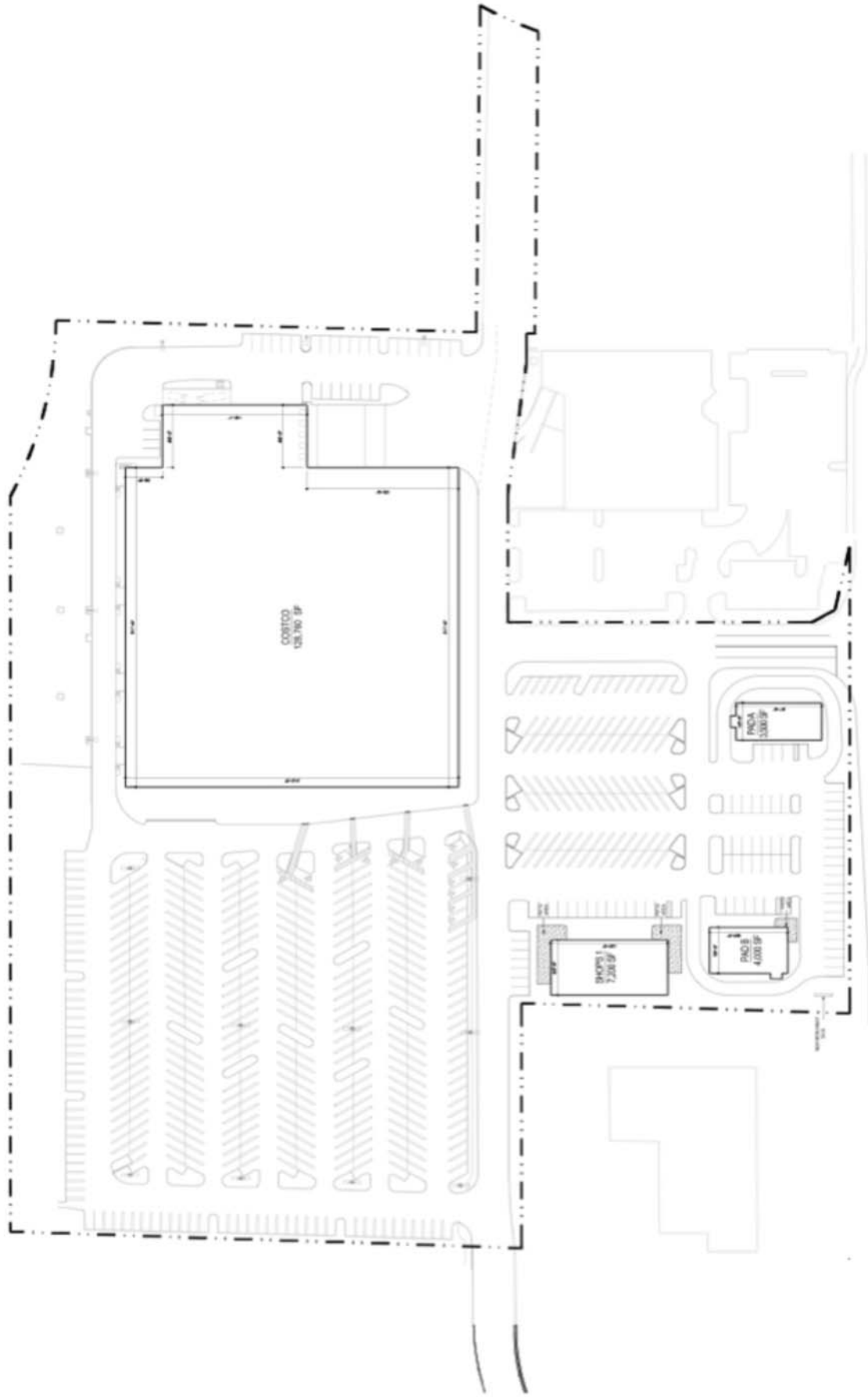


**COSTCO WHOLESALE**

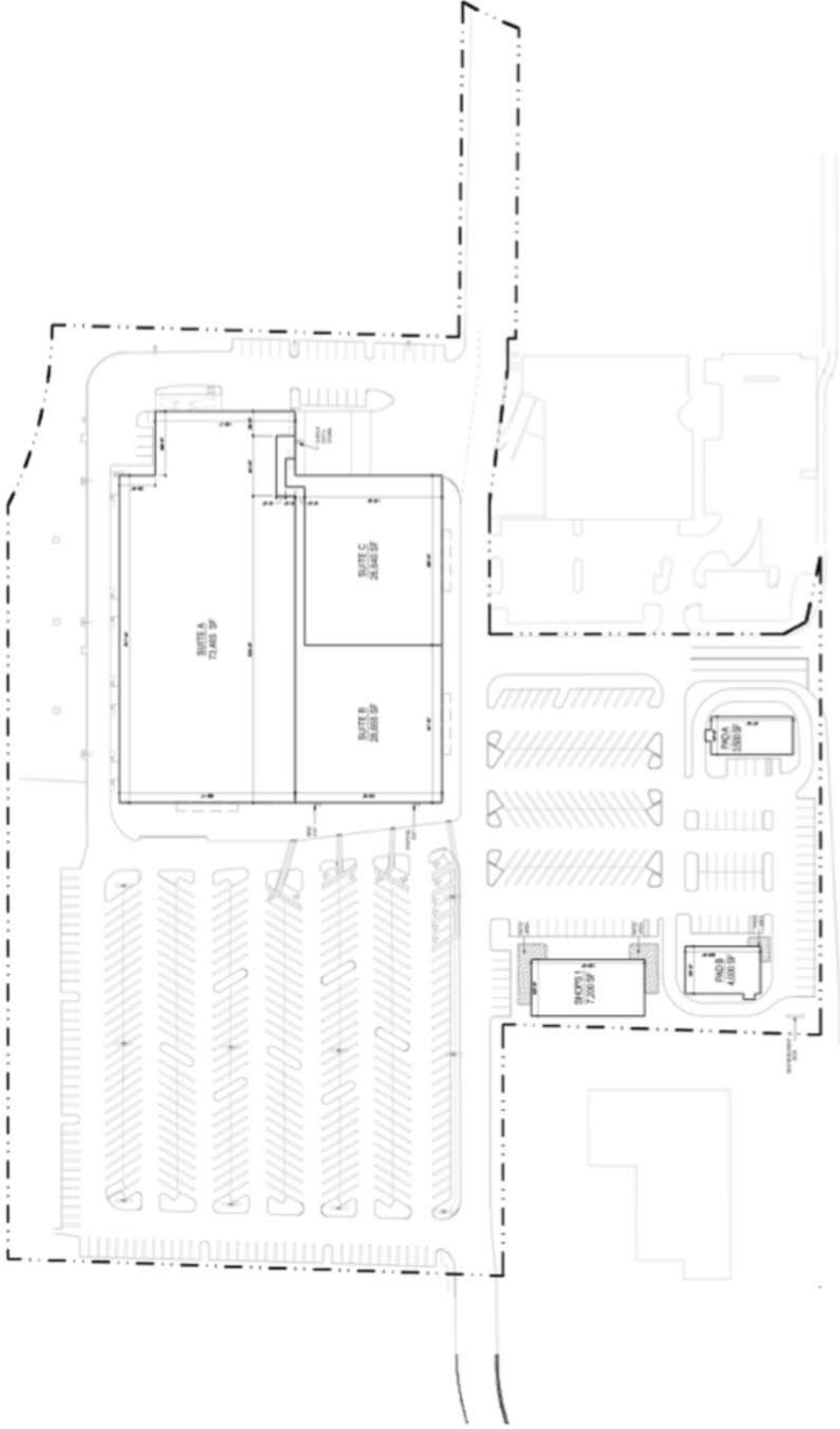
**EXISTING SITE PLAN**

NORTH SPOKANE, WASHINGTON

MARCH 04, 2005



# Preliminary Site Plan



# Concept Demising Plan