

EUCLID LOGISTICS CENTER at



THE PARK
SPOKANE BUSINESS & INDUSTRIAL PARK



16621 E EUCLID AVENUE

120,802 SQUARE FEET

Divisible to 18,000 SF

An additional 120,000 - 240,000 SF

Build-to-Suit pad available

**LEED
CERTIFIED!**



DEAN STUART

VICE PRESIDENT
dstuart@crownwest.com

CHASE BRECKNER

LEASING MANAGER
cbreckner@crownwest.com

3808 N Sullivan Road • Building #N-15, Suite 202 • Spokane Valley, WA 99216 • 509.924.1720 • 800.334.4131 • thepark.biz

PROPERTY FEATURES

BUILDING SITE: Grade Level

SQUARE FOOTAGE: 120,802 SF
Divisible to 18,000 SF

OFFICE AREA: Build to Suit

CLEAR HEIGHT: 36'

POST CONFIGURATION: 56' X 53'

INSULATION: R-30 Roof Deck
R-16 Wall

OVERHEAD DOORS: 8 - Grade Level
40 - Dock High

LIGHTING: LED

ELECTRICAL: 1,600 amp; 480 volt
Additional Available

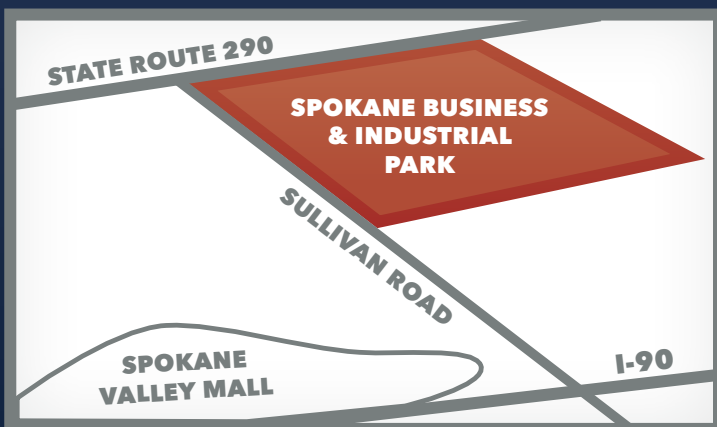
TYPE OF LEASE: NNN

TERM: 5 - 10 Years

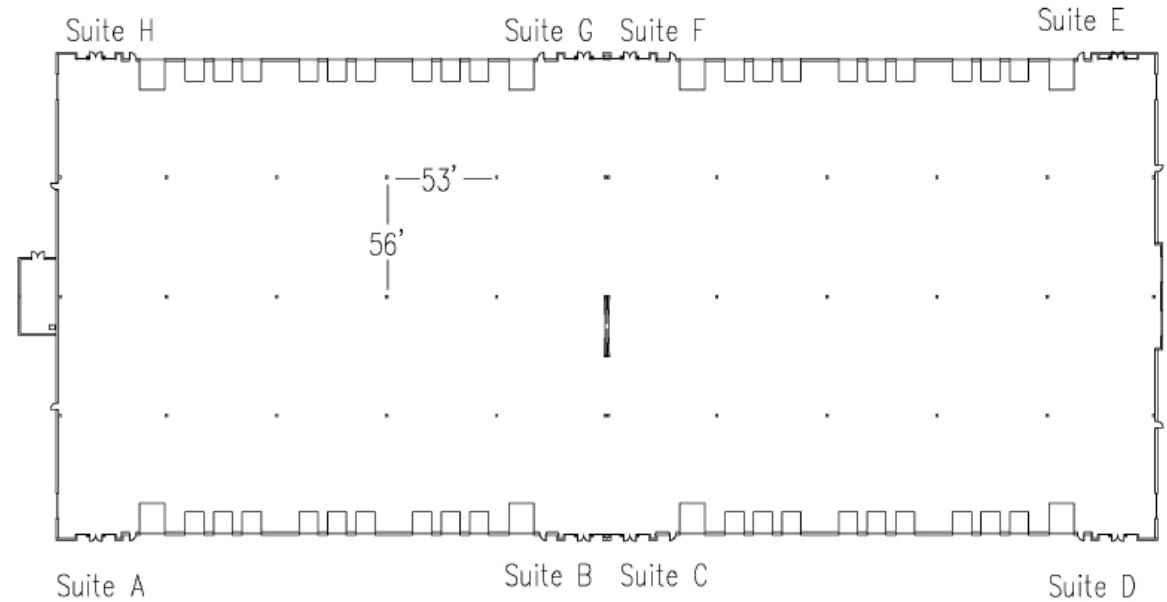
SHELL RATE

\$0.70 PSF/MO NNN

WITH ANNUAL INFLATIONARY INCREASES



BUILDING LAYOUT



KEY FEATURES



20 Minute Drive
to Spokane
International Airport



Easy 1-90 and
SR 290 Access



On Spokane Transit
System Bus Route

- ✓ Rail served by BNSF and UP
- ✓ Most competitive industrial lease rates in the Inland NW
- ✓ After-hours security
- ✓ On-site management and maintenance team
- ✓ 1.5 miles to I-90



The Park is the region's largest employment center with over 120 resident companies employing more than 4,500 people. Over 4.5 million square feet of space rank The Park as one of the largest business and industrial parks in the country.

Our team of management professionals stands ready to provide all the information and planning assistance required for your company's relocation or expansion into the region's premier business and industrial park. The Park provides the most flexible and valuable leasing options available and has the resources to customize any one of our spaces to suit your needs.