

FOR LEASE

RETAIL/OFFICE SPACE

ADDRESS - 1702 21st Street, Suite 102, Lewiston, Idaho

DESCRIPTION – Former retail location.

BUILDING SIZE – The space contains approximately 944 square feet most of which is an open tiled display area. There is a small office area and bathroom in the back of the space.

MONTHLY RENT – \$800.00 per month

COMMON AREA CHARGES - Currently approximately \$0.25 per square foot per month for allocated taxes, insurance and common area expenses.

UTILITIES – Electricity, natural gas, garbage, telephone, cable TV, and internet service by tenant

BEST USES – The prior use for this space was a retail location. Another use could be as an office.

ZONING - C-6 Commercial Zone

GENERAL DESCRIPTION – This space is in a 17,300 square foot shopping center known locally as Mall 21 and is located at the southwest corner of 21st Street and 17th Avenue in Lewiston, Idaho. Nearby businesses include Toyota, Ford, Honda, and Hyundai dealerships, Taco Bell, Taco Time, K-Mart and Columbia Paint. National tenants in the center include American General Finance (occupancy 9/1/08), Curves for Women and Progressive Insurance. This location would be excellent for retail or office uses. The center has plenty of parking and there are three signage opportunities.



For

more

information or an appointment to see the space contact Dick White at Ray J. White & Sons (208) 743-6575 or dwhite@lewiston.com or come to our office at 1015 F Street in downtown Lewiston, Idaho

www.RayJWhiteRealEstate.com