

**WALT WORTHY HAS SQUARE FEET**

# RIVER VIEW CORPORATE CENTER

16201 E. Indiana Avenue, Spokane Valley, WA 99216

"AN EXCITING ALTERNATIVE TO DOWNTOWN"



## OFFICE SPACE AVAILABLE

April 17, 2017

*Amenities Include:*

- \* Located 12 minutes from Downtown
- \* Access to the Centennial Trail
- \* Exercise Facility
- \* Great I-90 Access
- \* On-site Management
- \* Free Parking
- \* Upscale Tenant Improvements
- \* Two Conference Rooms
- \* Full Service Lease
- \* Custom Designed Suites

SPACE AVAILABLE:	Floor	Suite	Usable SQ. FT.	Rentable SQ. FT.	Load Factor
	1	<a href="#">1000</a>	2,424 +/-	2,594 +/-	7% +/-
	3	<a href="#">3280</a>	1,643 +/-	1,889 +/-	15% +/-
	4	<a href="#">4500</a>	22,686 +/-	26,089 +/- **	15% +/-
	5	<a href="#">5300</a> Medical Office	7,588 +/-	8,726 +/-	15% +/-

\*\*Divisible

MONTHLY RENT: \$1.83-\$2.00/RSF  
ANNUAL RENT: \$22.00-\$25.00/RSF (Full-Service, including 5-day-a-week janitorial)

AVAILABLE: Now

COMMENTS: View space in Class "A" building. RVCC has two conference rooms located on the first floor. RVCC also has a large exercise room with upscale equipment (personal monitors) located on the first floor. Showers and lockers are available as well.

VIDEO: Available at our website ~ [www.rvccspokane.com](http://www.rvccspokane.com)

BUILDING SIZE: Five floors with a total of 250,000 +/- square feet

For more information, please call: Jack Marr, Director of Leasing  
Worthy Enterprises, LLC  
16201 E. Indiana Avenue, Suite 1000  
Spokane Valley, WA 99216  
Phone (509) 328-3029 \* Fax (509)926-2385

(Floor plans available)

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# The BEN BURR Building

5915 S. Regal, Spokane, WA 99223

Best Space – Best Price – Best Service



**SPACE AVAILABLE: April 17, 2017**

*Amenities Include:*

- \* Full-Service Lease
- \* Upscale Tenant Improvements
- \* Two Conference Rooms
- \* Exercise Facility
- \* Free Parking

**SPACE AVAILABLE:**

Floor	Suite	Usable SQ. FT.	Rentable SQ. FT.	Load Factor	Annual Rent/FT
1	<a href="#">100</a>	4,145 +/-	4,767 +/- *	15%	\$20-\$22
1	<a href="#">110</a> Medical w/Surgery Room	4,557 +/-	5,240 +/-	15%	Negotiable
2	<a href="#">207</a>	806 +/-	927 +/-	15%	Negotiable
3	<a href="#">300</a>	446 +/-	513 +/-	15%	Negotiable
3	<a href="#">314</a>	2,350 +/-	2,703 +/- *	15%	\$20-\$22
Lower Level	<a href="#">004</a> **with 006	1,346 +/-	1,548 +/- *	15%	\$12
Lower Level	<a href="#">006</a> **with 004	996 +/-	1,145 +/- *	15%	\$12

\*\*Can be combined

\*Can be divided

**ANNUAL RENT:** \$12.00-\$22.00/RSF

**COMMENTS:** Class "A" building, offers full-service, including five-day-a-week janitorial. The Ben Burr has  
**BUILDING SIZE:** Two floors plus a lower level, total of 48,000 RSF. Well as showers, located on the lower level.

**VIDEO:** Available at our website ~ [www.benburr.com](http://www.benburr.com)

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*All information herein is furnished by the owner; the agent however cannot be responsible for changes, errors, omissions or withdrawal of this offering without notice.*