



BRAND NEW CONSTRUCTION OFFICE SPACE FOR LEASE

1570 W. Tilford Ln. Coeur d'Alene, ID 83814



Lease Rate: \$30/SFT/NNN
Tenant Improvements: \$20/SFT
RSFT: 744 SFT

- Building SFT: 7,363 SFT
- Breaking Ground: May 2026
- Est. Delivery: Spring 2027

- APN: CL8200010010
- Land Area: 0.38 AC
- Zoning: C-17 PUD

STEVEN DAINES
SETH PETERSON

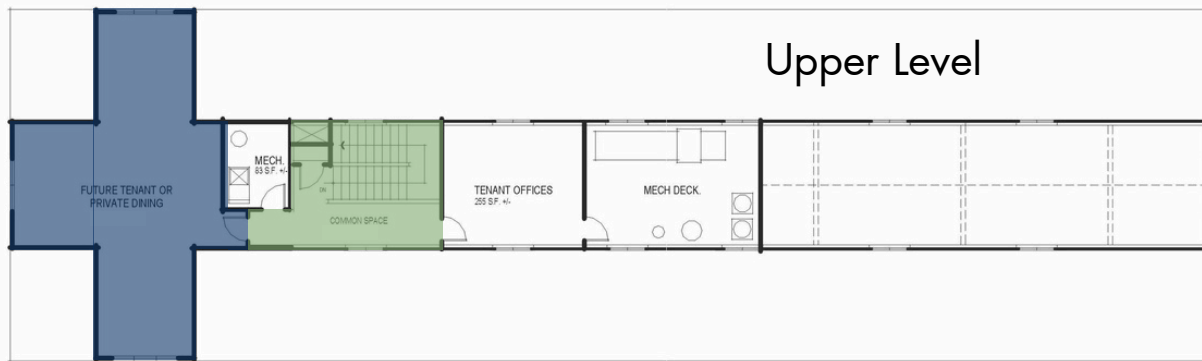
• 509.209.4920 • SETH@DAINESCAPITAL.COM

WWW.DAINESCAPITAL.COM

BRAND NEW CONSTRUCTION FOR LEASE

OFFICE SPACE

1570 W. TILFORD LN.
COEUR D'ALENE, ID



 : Executive Office(s)

 : Common Space (Stairs & Storage)

- Office Second Level : 744 SFT
- Located on Second Floor above restaurants
- Elevator is not available

Main Level



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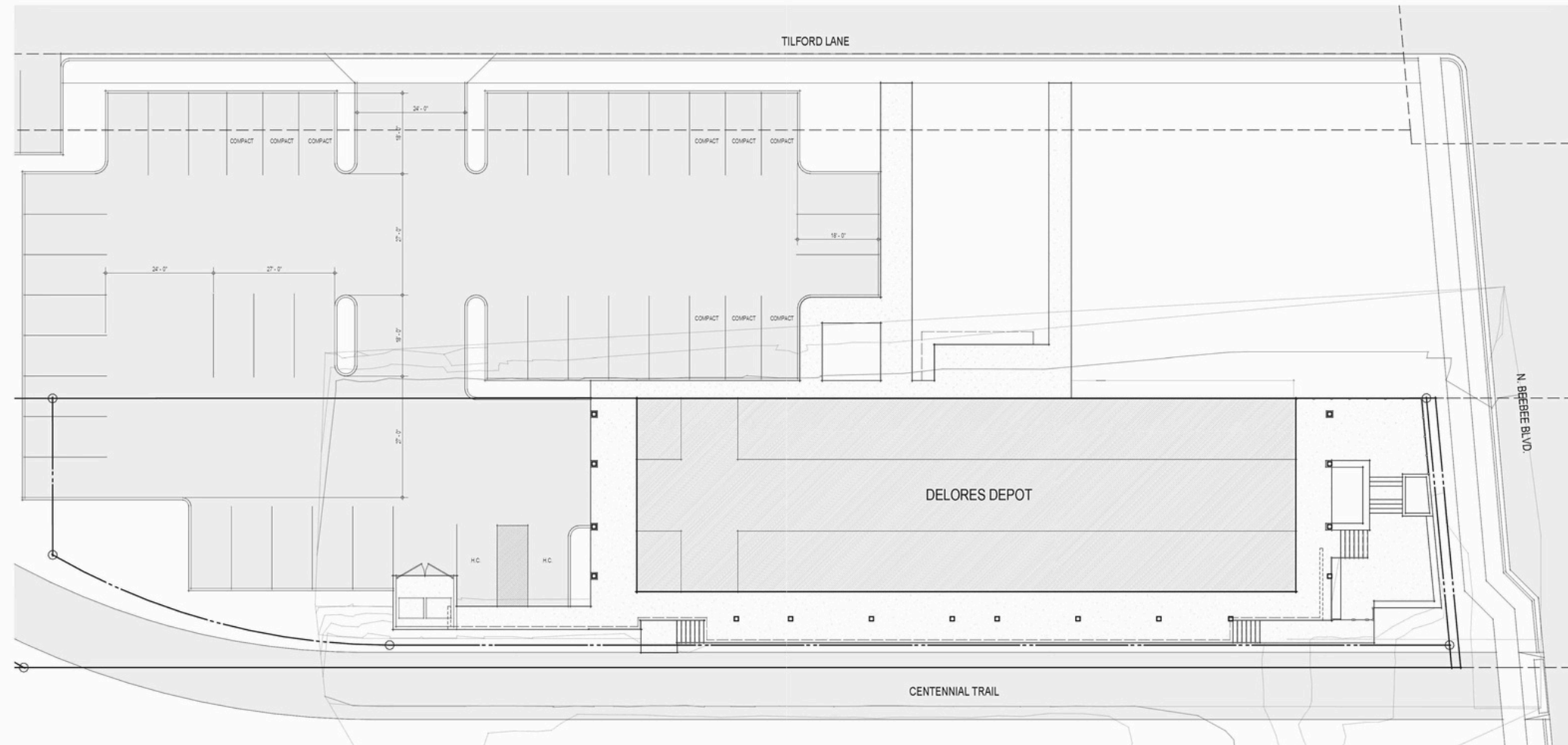
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DAINES CAPITAL
COMMERCIAL REAL ESTATE

PARKING - 43 STALLS



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1570 W. TILFORD RD. COEUR D'ALENE, ID

RSFT: 744 SFT (proposed)
Lease Rate: \$30/SFT
Lease Type: NNN

Land Area: 0.38 AC
Year Built: Est. 2026



9221 N. DIVISION ST. SPOKANE, WA

RSFT : 1,000 SFT
Lease Rate: \$25/SFT
Lease Type: FS

Land Area: 0.42 AC
Built: 1976



9507 N. DIVISION ST. SPOKANE, WA

RSFT: 718 SFT
Lease Rate: \$30/SFT
Lease Type: FS

Land Area: 0.60 AC
Built: 1989



1110 W. PARK PL. COEUR D'ALENE, ID

RSFT : 768 SFT
Lease Rate: \$28.12/SFT
Lease Type: FS

Land Area: 1.86 AC
Built: 1994

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DEMOGRAPHICS

1 MILE

3 MILE

Population	5,286	50,706
Households	2,579	21,370
Median Age	39	41
Median HH Income	\$41,985	\$63,946
Daytime Employees	16,274	41,892
Population Growth '25 - '30	4.73%	4.41%
Household Growth '25 - '30	4.81%	4.55%

COLLECTION STREET

CROSS STREET

TRAFFIC VOL

I-90 Bus	I-90 N	28,971
Northwest Boulevard	N. Ramsey Rd. NW	28,290
W. Ironwood Dr.	W. Northwood Central	14,013

No representation, express or implied, is made as to the accuracy of information contained herein. All information is from sources deemed reliable and submitted subject to errors, omissions, change or terms and conditions without notice. Buyers are solely responsible to conduct their own due diligence to their independent satisfaction.



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SETH PETERSON**

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