RETAIL FOR LEASE | ±2,660 SF

2345 S MAIERS RD, MOSES LAKE, WA 98837



LOCKEHOUSE
RETAIL GROUP

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ABOUT MOSES LAKE

Moses Lake is a rapidly growing residential and commercial hub located in central Washington, approximately 100 miles west of Spokane and 180 miles east of Seattle. The city serves as a major regional center for Grant County, supported by strong agriculture, manufacturing, and distribution sectors. The retail landscape includes a mix of national retailers, restaurants, grocery stores, and locally owned businesses.



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SUMMARY

ADDRESS	2345 S Maiers Rd, Moses Lake, WA 98837
ZONING	General Commercial
AVAILABLE	Immediately
RENT	Call to Inquire
SIZE	±2,660 SF | ±435 SF Outdoor Patio Area

HIGHLIGHTS

- Prime end-cap space with Chipotle and Jersey Mike's as co-tenants on Maiers Rd
- High-visibility location with strong traffic and quick access to I-90
- Central position serving the broader Grant County trade area
- Near high-performing Lowe's, new Samaritan Hospital (50 beds), 7 hotels with a new Marriott StudioRes (90 rooms) currently under construction

HIGH MARKET AERIAL

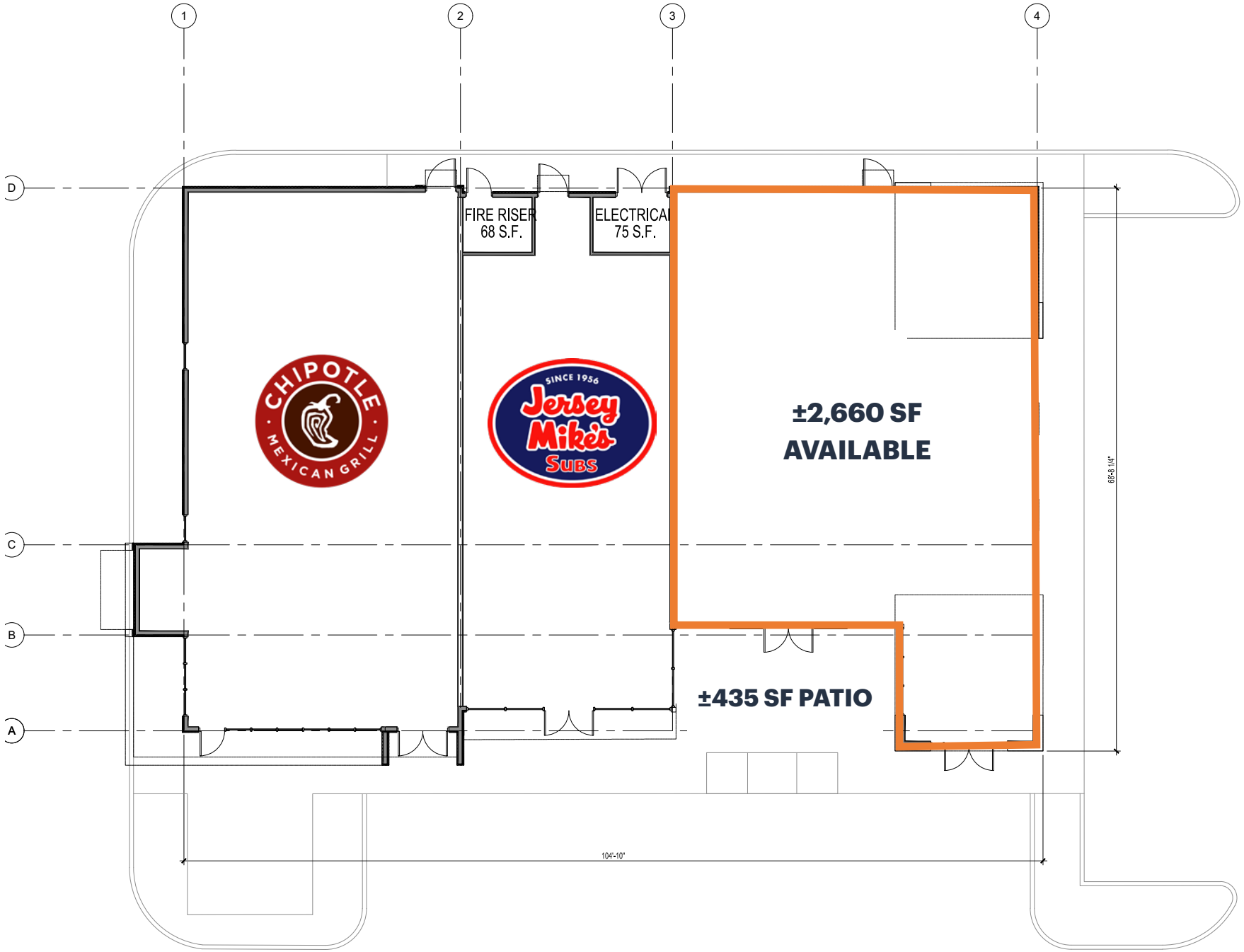


*Traffic Counts: Source Regis USA 12/15/25

MID AERIAL


MOSES LAKE HIGH SCHOOL ±2,400 STUDENTS
COLUMBIA BASIN TECHNICAL SKILLS CENTER
SAMARITAN HEALTHCARE
SAMARITAN HOSPITAL 50 BEDS
LOWE'S
Denny's
Les Schwab
Sherwin Williams
Wendy's
S PIONEER EXPWY ±16,000 ADT
Jersey Mike's
Chipotle
SITE
YONEZAWA BLVD
Holiday Inn Express
Fairfield Inn
Taco Bell
STUDIORES
UNDER CONSTRUCTION
Comfort Inn
Arby's
Burger King
Shari's
Starbucks
Subway
Wingate
Carl's Jr.
Ramada Plaza
±19,000 ADT
Interstate 90
N

SITE PLAN


1
2
3
4
D
C
B
A
FIRE RISER
68 S.F.
ELECTRICAL
75 S.F.
CHIPOTLE
MEXICAN GRILL
SINCE 1956
Jersey Mike's
SUBS
±2,660 SF
AVAILABLE
±435 SF PATIO
68'-8 1/4"
104'-10"

DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
	1,198	20,445	36,949

ESTIMATED HOUSEHOLDS	1 MILE	3 MILES	5 MILES
	432	7,838	13,758

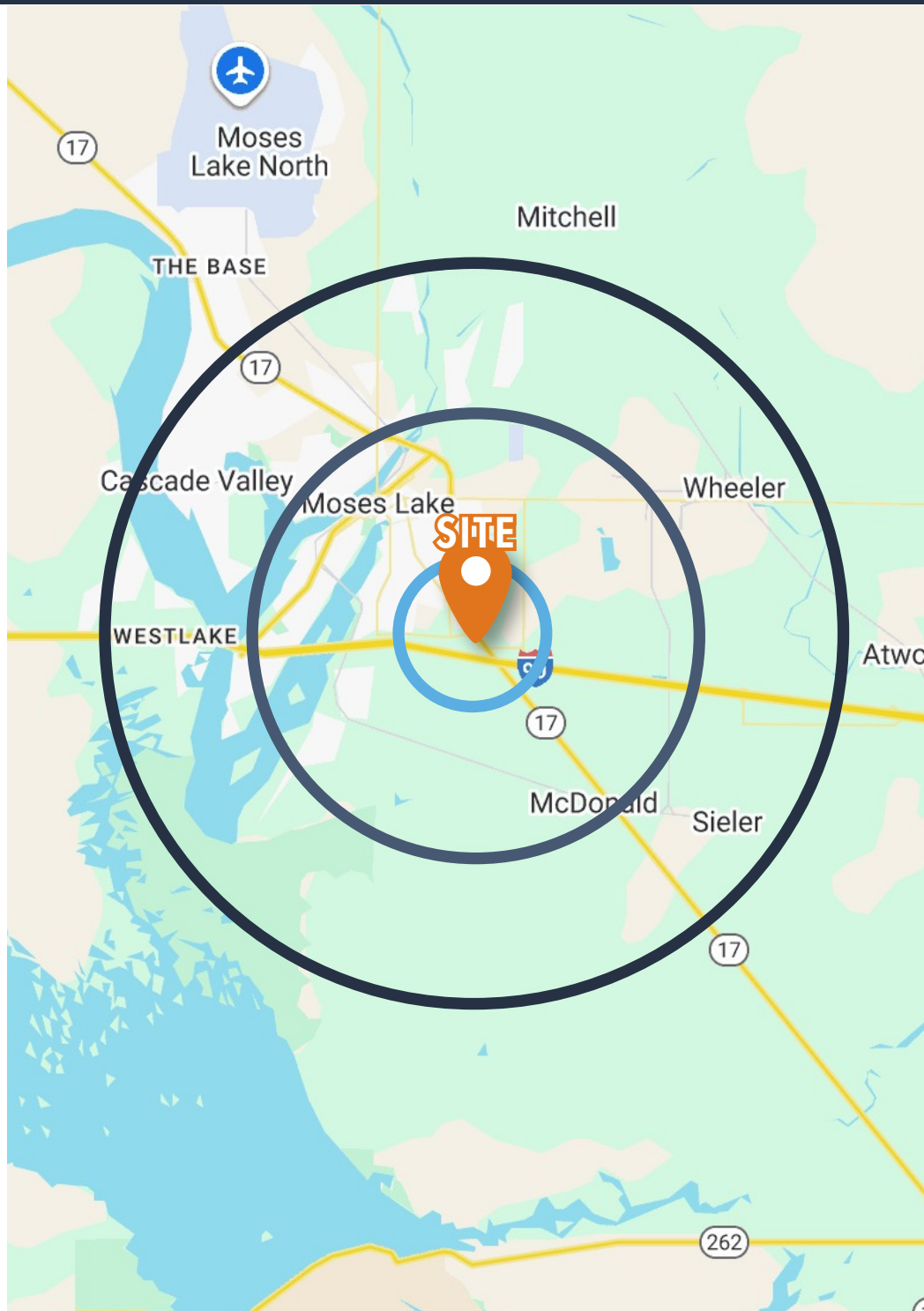
ESTIMATED AVERAGE HOUSEHOLD INCOME	1 MILE	3 MILES	5 MILES
	$101,334	$105,010	$101,725

ESTIMATED AVERAGE HOUSEHOLD NET WORTH	1 MILE	3 MILES	5 MILES
	$1.08 M	$983,600	$980,738

COLLEGE DEGREE BACHELOR DEGREE OR HIGHER	1 MILE	3 MILES	5 MILES
	28.6%	26.3%	22.9%

TOTAL RETAIL EXPENDITURES	1 MILE	3 MILES	5 MILES
	$22.76 M	$399.31 M	$700.01 M

*Demographics Source: Regis Site USA 12/15/25



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