## FOR SALE

### 106 NW 7th Avenue Kelso, WA 98626

#### PROPERTY DEMOGRAPHICS

**ADDRESS:** 106 NW 7th Ave—Kelso, WA

**PRICE:** \$275,000

**BUILDING SIZE:** 2,500 SF +/-

**LOT SIZE:** 4,435 SF +/-

**TAX ID:** 20980 and 20979

#### PROPERTY FEATURES

Perfect mix of warehouse and upscale office in highly traveled area now available. This freshly updated building features 2,500 SF spread over a good size reception area, two offices, a private restroom, and a warehouse with large garage door. This location boasts multiple signage opportunities, high traffic counts, ample parking, and exterior covered storage. Multiple uses allowed within zoning. Call today for your private tour.



Information
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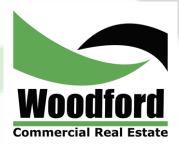
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# **Interior Photos**









For Further Information Please Contact Chris Roewe| Broker chrisroewe@hotmail.com 208 Vine St. KELSO WA 98626 P 360.501.5500 F 360.501.6051 www.woodfordcre.com