

FOR SALE

550 N 1st Street
Kalama, WA 98625

\$350,000

www.woodfordcre.com

Chris Roewe
Owner/Broker
C. 360.556.5101
chris@woodfordcre.com

Lindsay Johnson
Licensed Assistant
360.501.5500
lindsay@woodfordcre.com





ABOUT THE PROPERTY

Don't miss this rare opportunity to own a high visibility commercial property in the heart of downtown Kalama. Formerly operated as a laundromat with a deli and coffee shop, this versatile building is ready for new owners to bring their own vision or continue the previous concept. The offering includes two tax parcels, totaling approximately 12,000 square feet of usable land ideal for parking, future expansion, or additional development. The building itself is approximately 1,344 square feet and features excellent street visibility, plenty of parking, a newer roof, and an updated electrical panel. Included in the sale are the existing laundry machines and attached kitchen equipment, offering a potential turnkey setup. Zoned for a variety of commercial uses, this property presents endless possibilities for investors or entrepreneurs. Schedule your private tour today or contact us for more information, opportunities like this in downtown Kalama don't come around often.



Address

550 N 1st Street, Kalama WA 98625



Offering Price

\$350,000



Price Per SF

\$260.42



Total Land Area

19,500 SF+/-



Building Size

1,344 SF



Building Info

Newer Roof and Electrical Panel



Parcel

40724 & 40725



Zoning

CBD – Central Business District

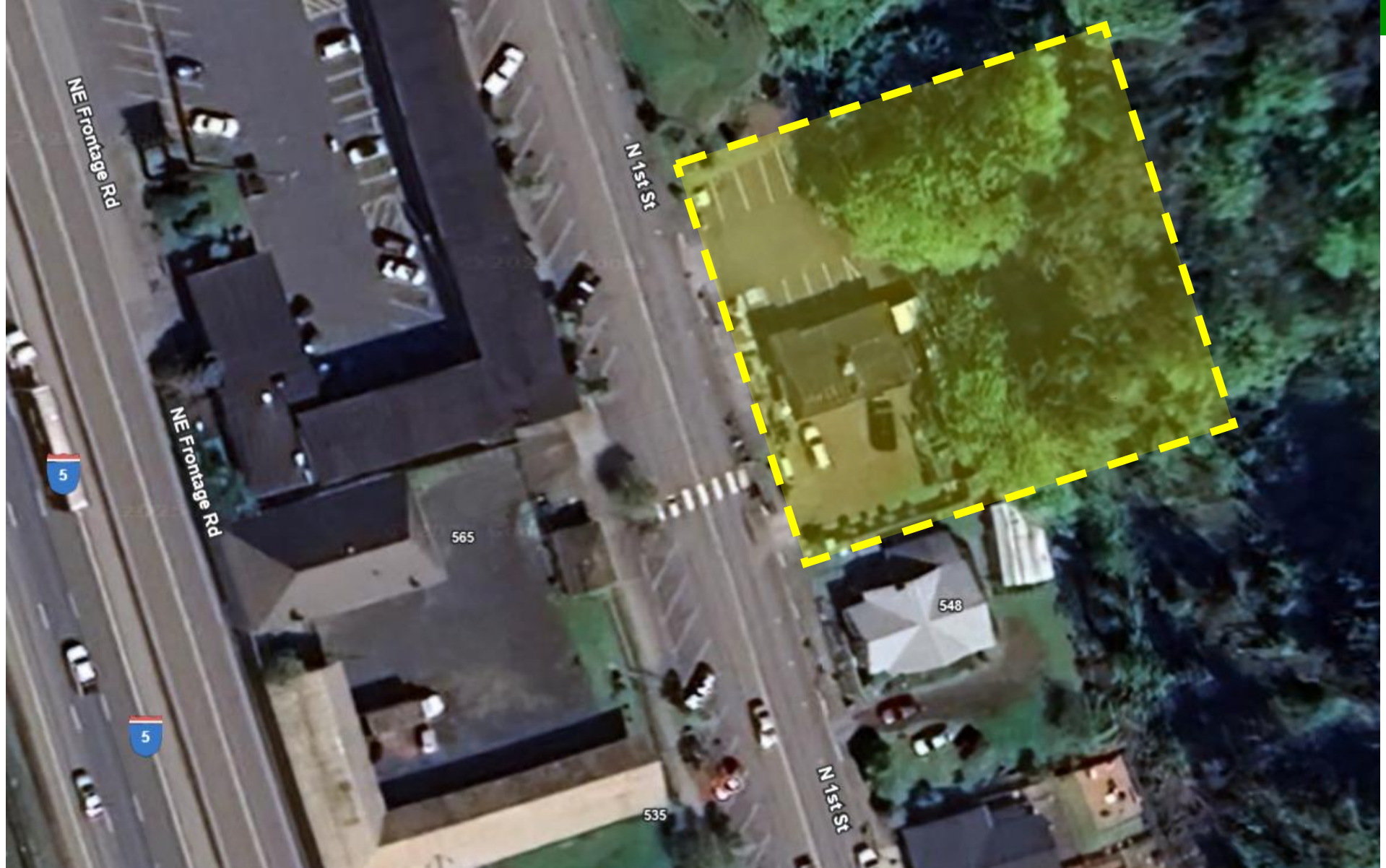


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(P)360.501.5500



208 Vine St., Kelso, WA

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