

# Bonner County Commercial

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***Ned Brandenberger***

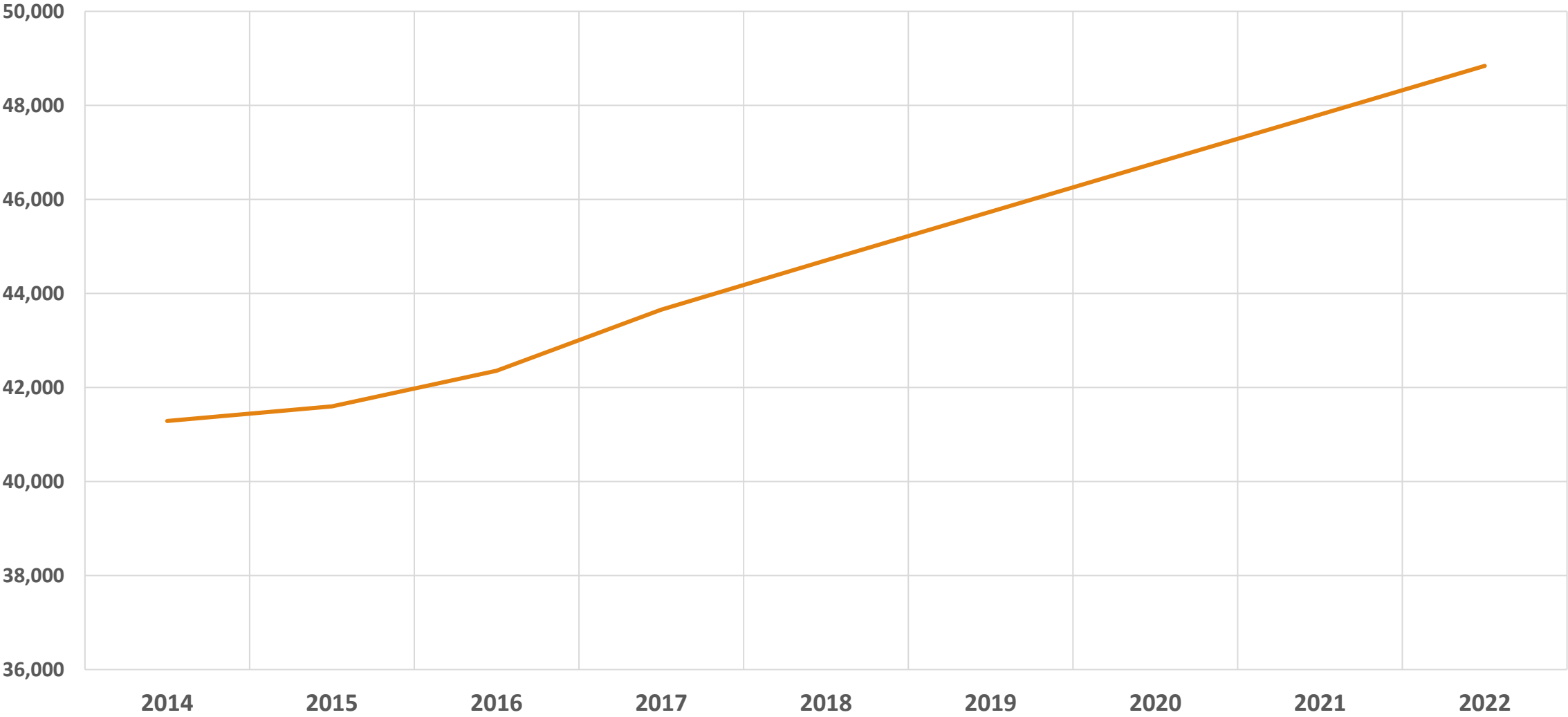


• Experience

• Passion

• Results

# Population



# Office - SPM Current Market Rate

Vacancy < 5%

Average Rate B&C \$15/SF/Annual Full Service

A \$15/SF/Annual NNN

## Forecast:

- Rental rates continue to increase
- Continued increase in demand/low supply
- New development

# The Sandpoint Center

86,000 square foot office building completed 2009 at a cost of \$29 Million













VIEW FROM ENTRANCE



VIEW OF NEW CONFERENCE ROOM AND COUNTER TOP



VIEW OF BARQUETTE SEATING



VIEW OF CONFERENCE ROOM

# Retail - SPM Current Market Rate

Vacancy	<5%
Average Rate	\$12/SF NNN

## Forecast:

- Rental rates continue to increase
- Continued increase in demand/low supply
- New development





**BODEN**  
ARCHITECTURE





5TH & CEDAR

5TH & CEDAR



**BODEN**  
ARCHITECTURE

**SANDPOINT**  
Property Management, Inc.

# Industrial/Flex - SPM Current Market Rates

Vacancy <5%

Average Rate \$7.80/SF/Annual NNN

## Forecast:

- Rental rates continue to increase
- Continued increase in demand/low supply
- New development

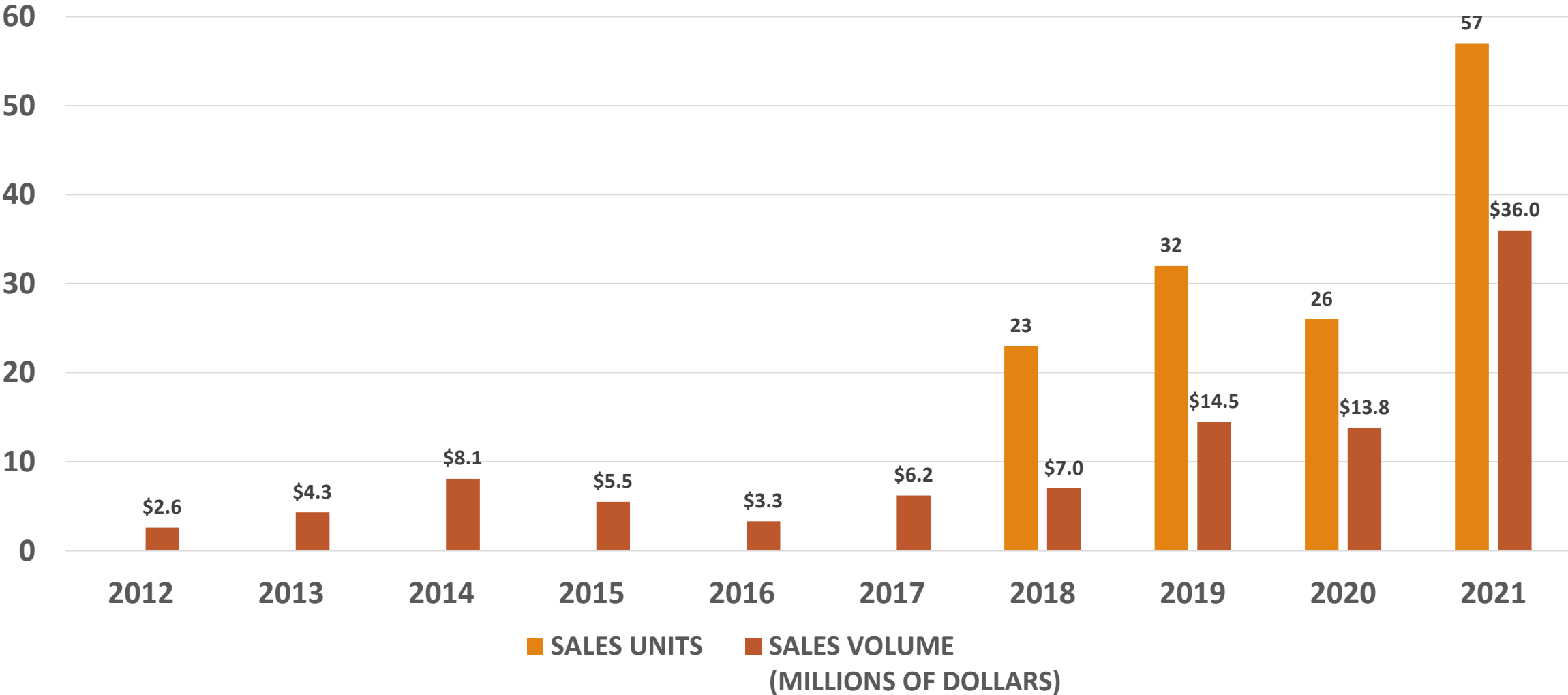




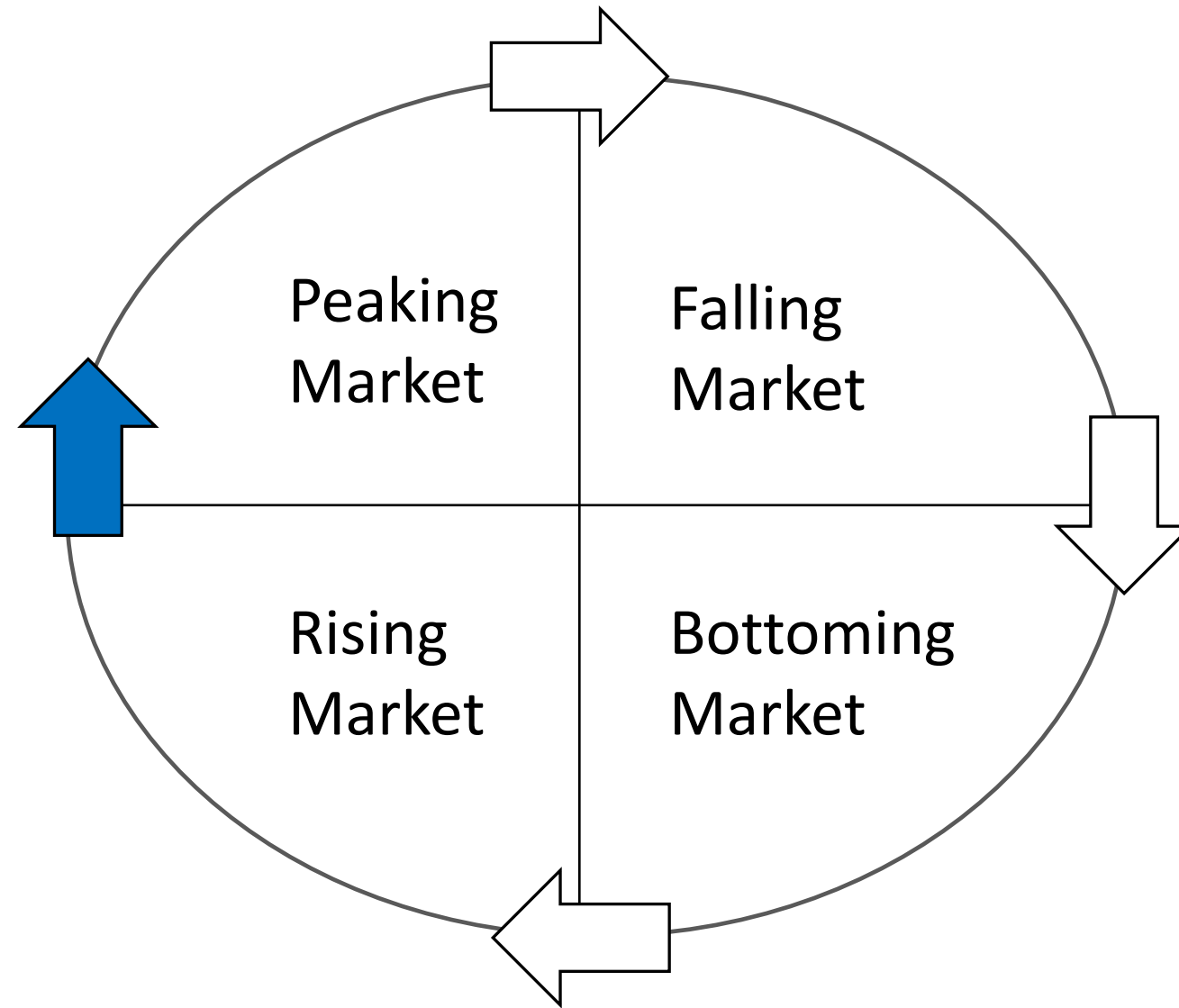




# Commercial Sales







# THANK YOU!

- Ben Hawkins, Bonner County Assessor's Office
- Jim Haynes Ph. D., Realm Partners, LLC
- Jason Ponder, Sandpoint Property Management Inc.