

FOR LEASE



Equity
NORTHWEST REAL ESTATE

Towne Centre

686 Blue Lakes Blvd N | Twin Falls



CHRISTY LATTA

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<https://www.facebook.com/CRE208>



AVAILABLE UNIT

686 Blue Lakes Blvd N

PROPERTY INFO

- Year Built: 2000
- Parking Ratio 7/1,000
- Pylon Signage on Blue Lakes
- Low NNN
- VPD on Blue Lakes 36,000 +/-
- Cross-Use Parking

LEASE RATE

\$13.00 SF/YR

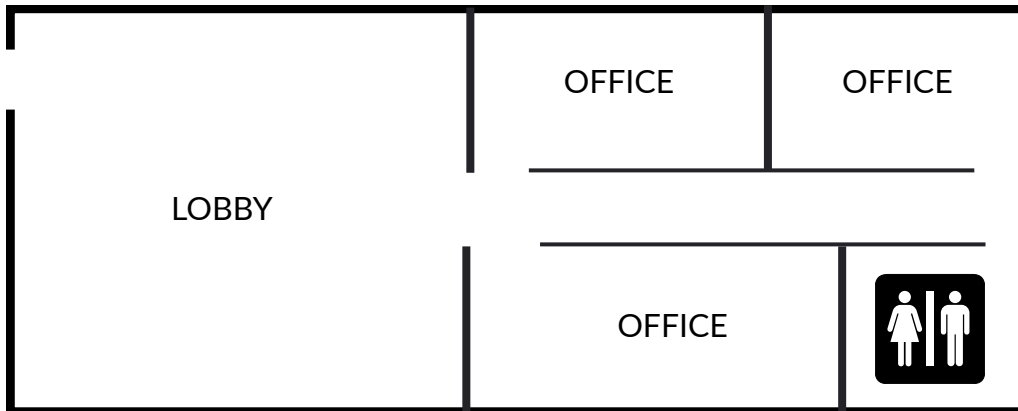
\$3.95 SF/YR NNN

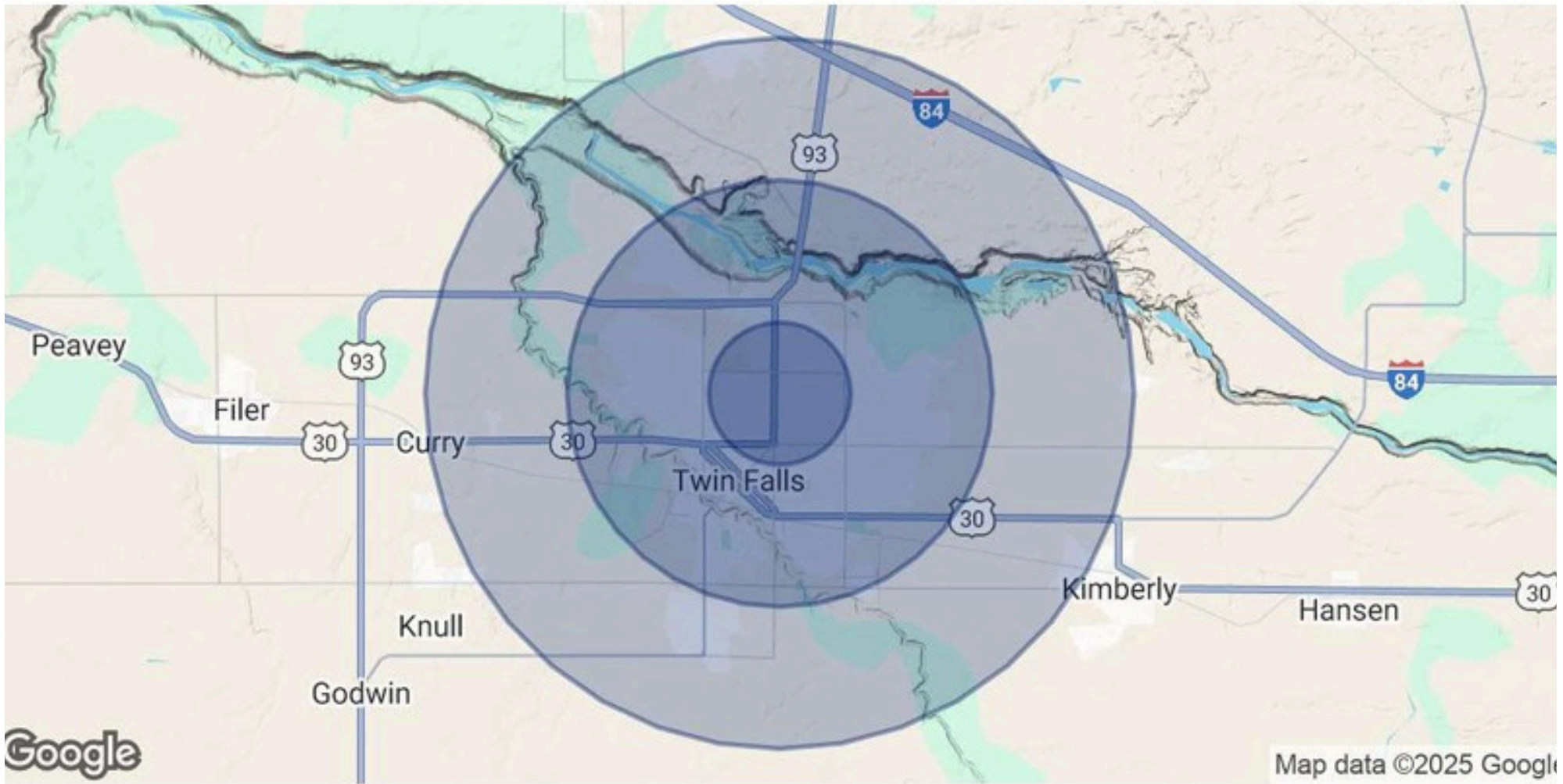
[\$1652.08 + \$501.97 = \$2,154.05 per month]



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DEMOGRAPHICS

	<u>1MI</u>	<u>3MI</u>	<u>5MI</u>
Total Households	4,631	19,757	24,175
Total Population	12,191	53,518	65,947
Average HH Income	\$85,048	\$83,866	\$85,527
Average House Value	\$287,672	\$303,413	\$314,631



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RETAIL MAP

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