

NAMPA MULTI-TENANT OFFICE BUILDING FOR SALE OR LEASE

98 McCLURE AVENUE

NAMPA, ID

SIGNIFICANT
PRICE
REDUCTION

rallensrealty.com

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CONSULTANTS

FOR SALE OR LEASE



PYLON SIGNAGE >

PROPERTY INFORMATION

PROPERTY TYPE	Office For Sale Or Lease
ADDRESS	90, 98, 102, 106, 110 McClure Ave Nampa, ID 83651
BUILDING SF	± 8,693 SF
REDUCED PRICE!	\$1,480,000 (\$170/SF)
AVAILABLE FOR LEASE	± 5,231 SF
LEASE RATE	\$16.00 (Modified Gross)
LEASE TERM	3-5 years
TI ALLOWANCE	Negotiable

HIGHLIGHTS

- Frontage and Signage on Nampa/Caldwell Boulevard
- Building is comprised of five individual commercial condos
- Currently demised into three spaces
- Close access to Interstate 84 via Northside Boulevard

This information, while not guaranteed, is from sources we believe to be reliable. This data is subject to price change, corrections, errors, omissions, prior sale, and/or withdrawal.

BEN FULCHER

208.859.7407 | ben@rallensrealty.com

RALLENS REALTY CONSULTANTS | 401 W FRONT ST, SUITE 307, BOISE, ID 83702 | 208.996.1055



Available for Lease:
Suite 98

SQUARE FOOTAGE: ± 5,231 SF
LEASE RATE: \$16.00/SF MG



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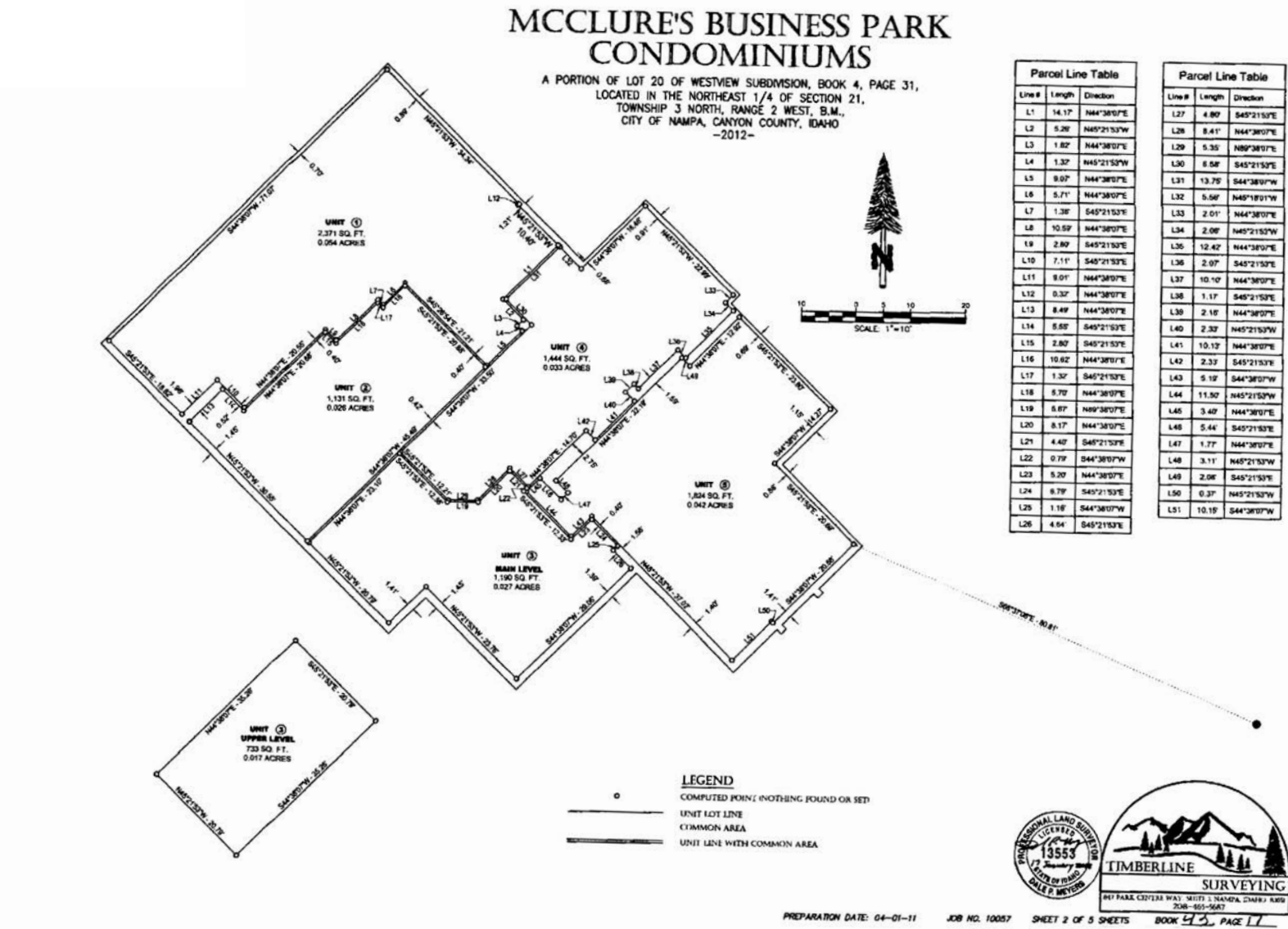


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