



JOSH SPAR

REAL ESTATE PROFESSIONAL

Prime Location in Nampa, Idaho! 2211 N. Elder St, Nampa, ID

Nampa is one of Idaho's fastest-growing cities, with a population of over 100,000 (2020 U.S. Census) and a thriving local economy.



 Population Estimates Near 2211 N. Elder St:

✓ 1-Mile Radius – Estimated 2,500 to 4,000 residents

✓ 3-5 Mile Radius – Estimated 10,000 to 20,000 residents

With a high population density of approximately 3,000 people per square mile, this area offers excellent opportunities for businesses, retailers, and residential developments.



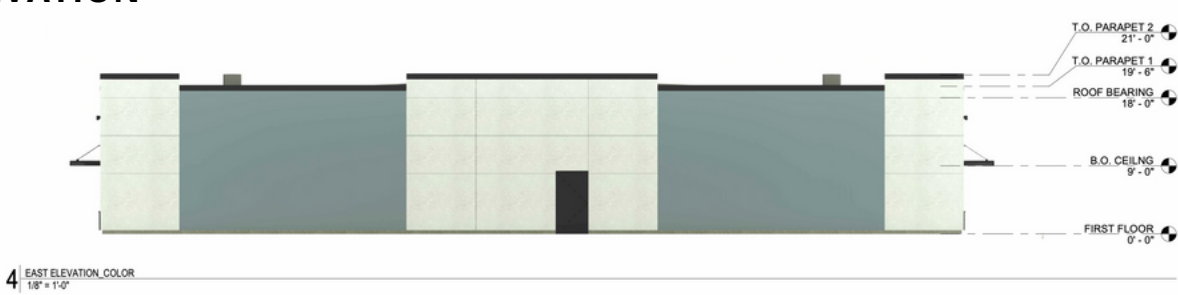
Josh Spar

DELIVERY:

NORTH ELEVATION



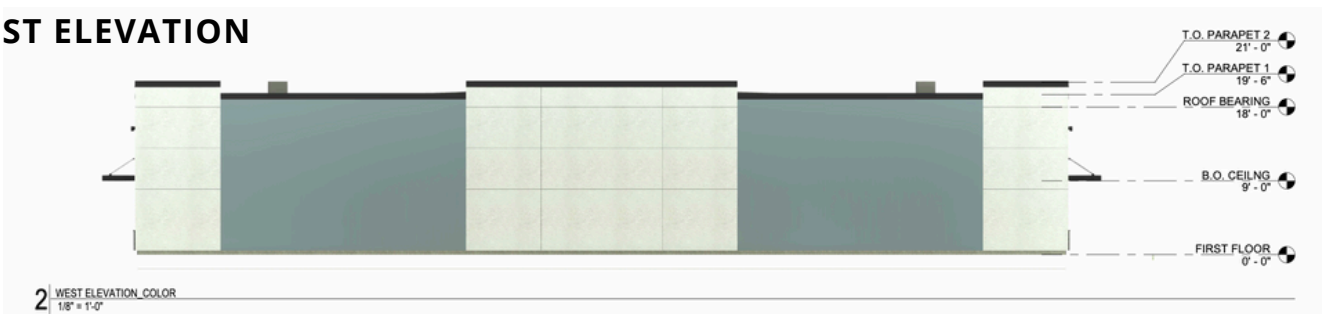
EAST ELEVATION



SOUTH ELEVATION

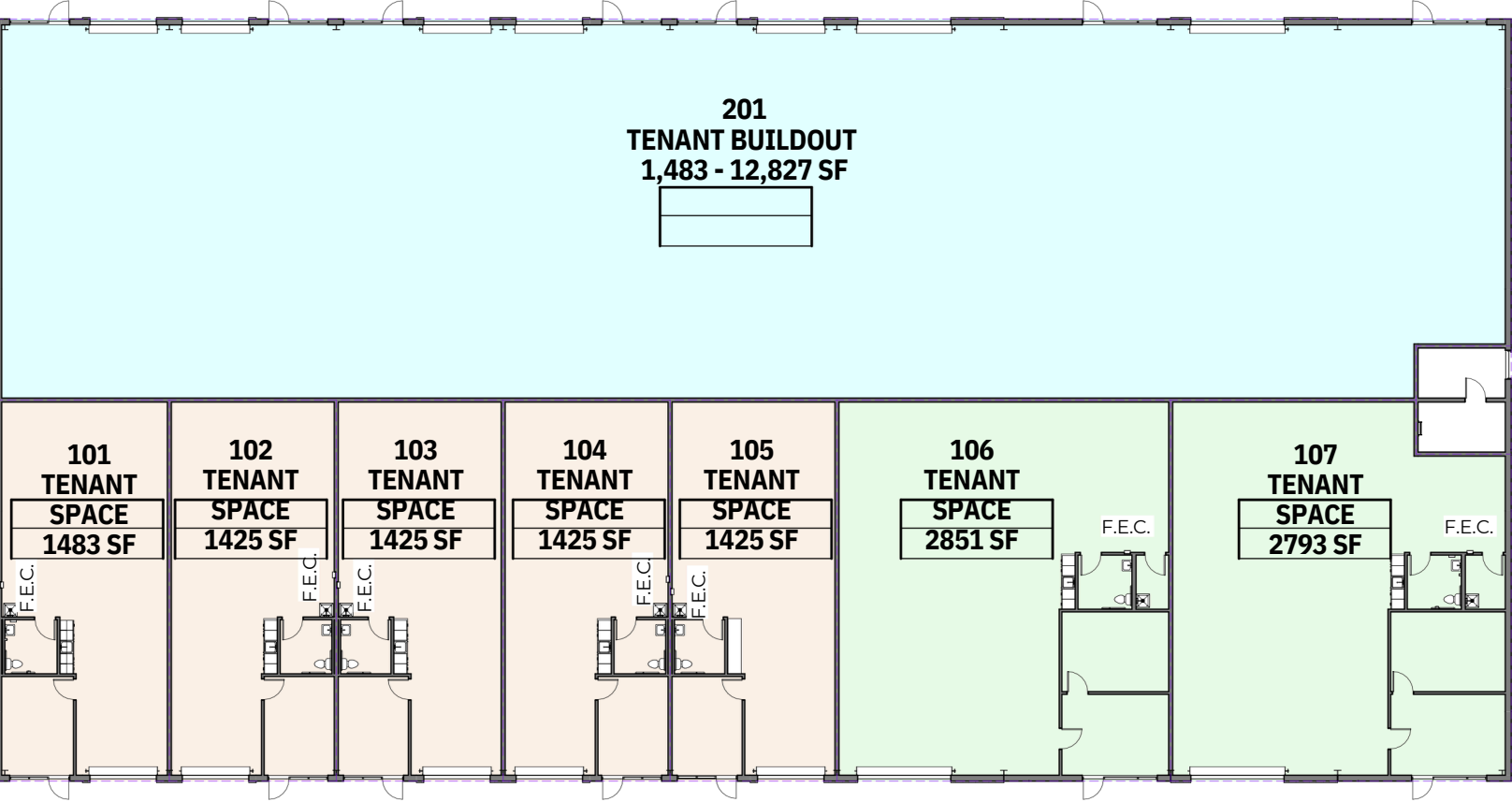
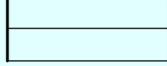


WEST ELEVATION





**201
TENANT BUILDOUT
1,483 - 12,827 SF**

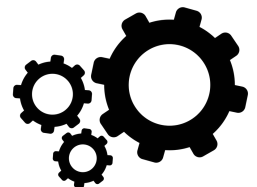


Unit(s) 101-105 1,483 SQ FT \$1.35/ SF / YR

Unit(s) 106-107 2,851 SQ FT \$1.35/ SF / YR

Unit(s) 201* 1,483-12,827 SQ FT \$1.35/ SF / YR

*Unit(s) 201: Can be divisible to any size square feet



Designed By: Studio H Architects

Studio H
ARCHITECTS
Architecture, Interiors, Planning





CONTACT

JOSH SPAR

208.713.8863