

TOK

COMMERCIAL

TOUCHMARK OFFICE CONDOS

3512 & 3526 E LOUISE DR | MERIDIAN, ID | 83642



914 SF – 1,207 SF AVAILABLE!

GALEN MILLER

208.947.0841

galen@tokcommercial.com

PETER OLIVER, SIOR, CCIM

208.947.0816

peter@tokcommercial.com

Located off major corridor among St. Luke's, Blue Cross of Idaho, Meridian Crossroads, The Village at Meridian and Eagle Landing.

Newly constructed office condos in prime location, just off of Eagle and Franklin Roads with quick access to I-84.

Each unit includes reception area, kitchenette, private offices.

4.5 shared parking spots per unit + additional street parking.

HOA fees estimated at \$170/month.

2026 construction.

CONTACT



HIGHLIGHTS



UPDATED: 4.24.2026

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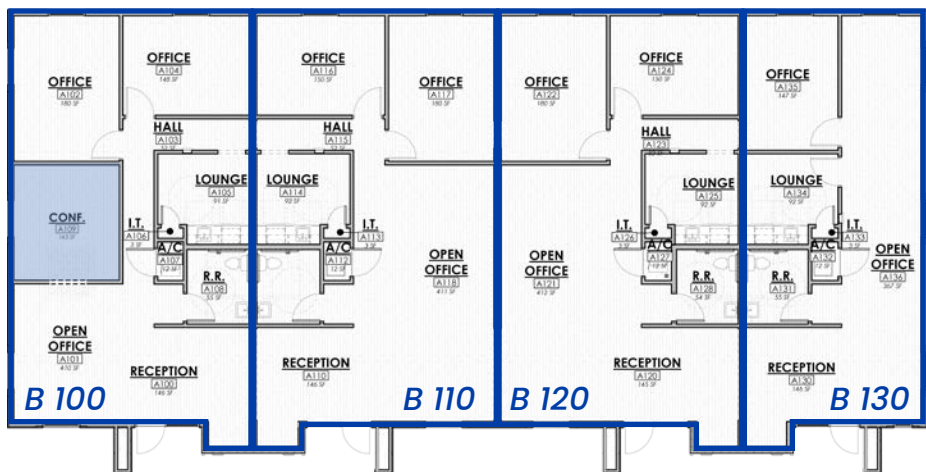
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BUILDING B

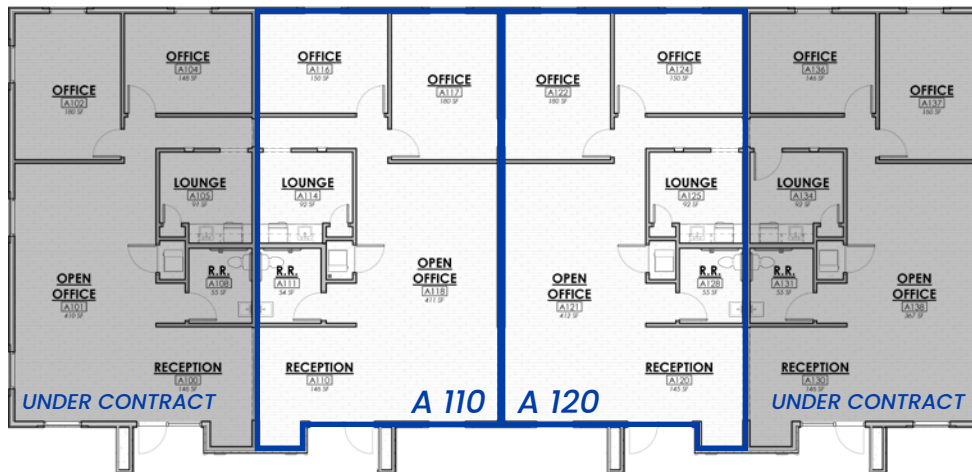
3512 E LOUISE DR
MERIDIAN, ID 83642



BUILDING B

BUILDING A

3526 E LOUISE DR
MERIDIAN, ID 83642



BUILDING A

SUITE	SIZE	PRICE/SF	PRICE
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B 100	1,207 SF	\$421/SF	\$508,000*
B 110	1,206 SF	\$415/SF	\$500,000
B 120	1,207 SF	\$414/SF	\$500,000
B 130	914 SF	\$420/SF	\$384,000

*Includes conference room

SUITE	SIZE	PRICE/SF	PRICE
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A 100	1,207 SF	\$414/SF	Under Contract
A 110	1,207 SF	\$414/SF	\$500,000
A 120	1,207 SF	\$414/SF	\$500,000
A 130	1,139 SF	\$414/SF	Under Contract

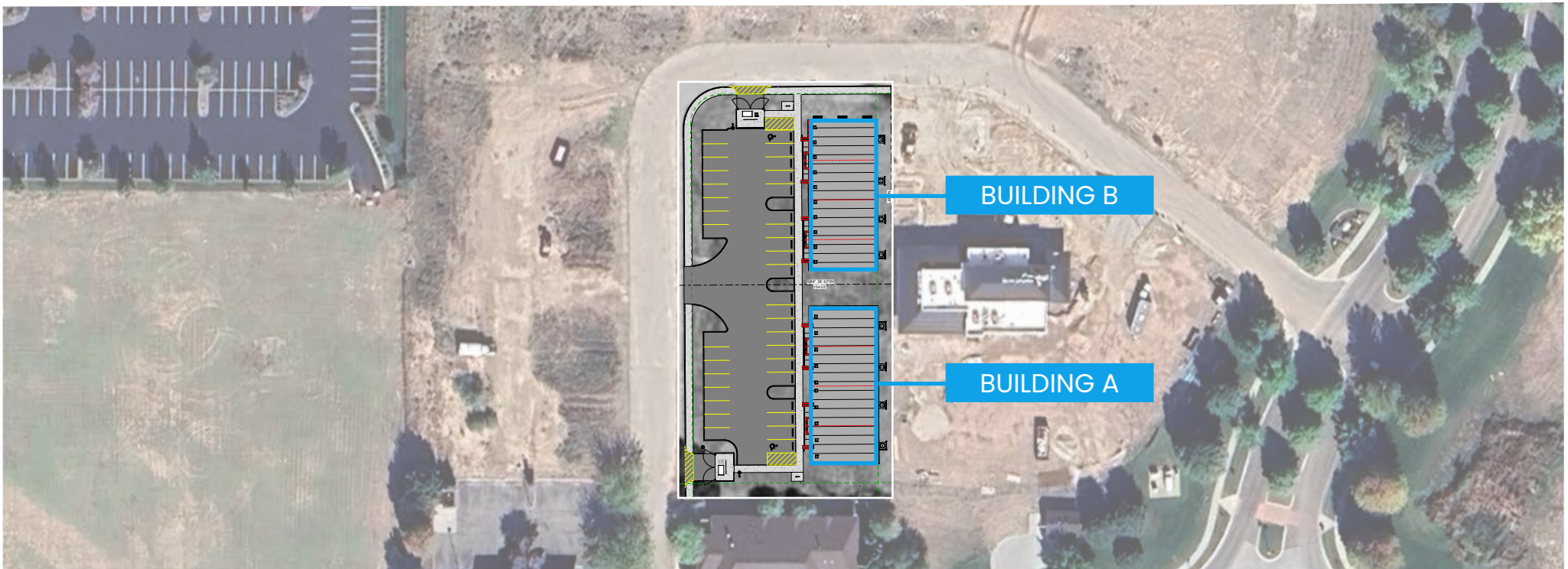
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2026 CONSTRUCTION

RESTRICTED USES: Inpatient Acute Care Service, Commercial Lab or Imaging, Surgery, Endoscopic Procedures, Arthroscopic Procedures, Radiation Therapy, Cardiac Imaging or Catheterization and Obstetrical Services.



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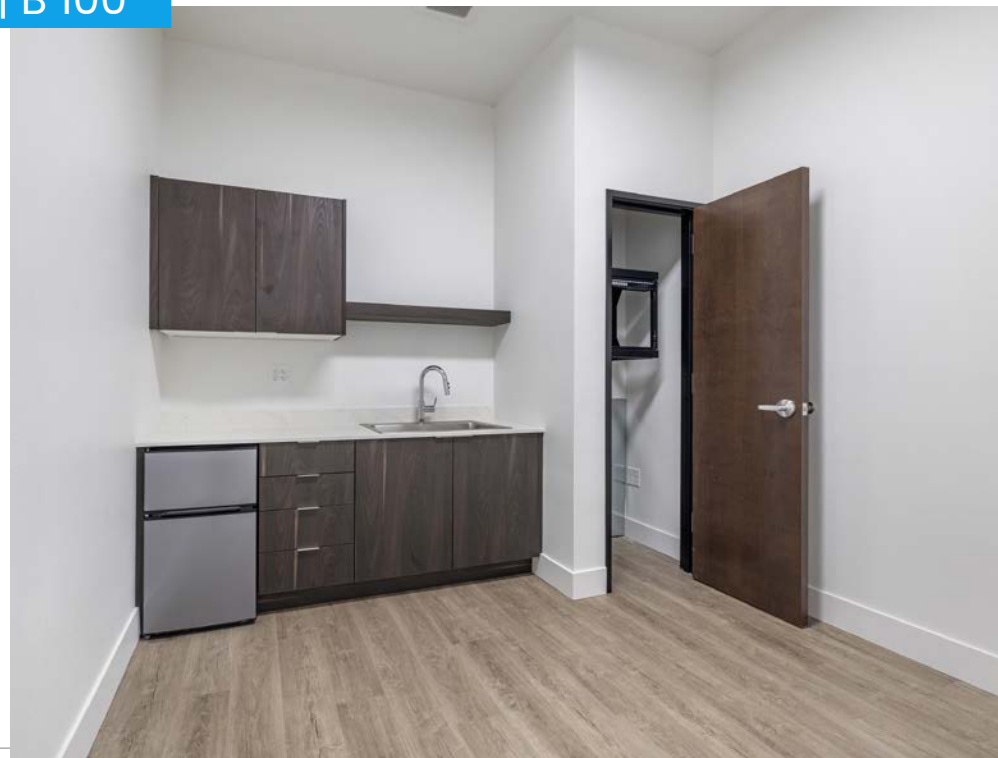
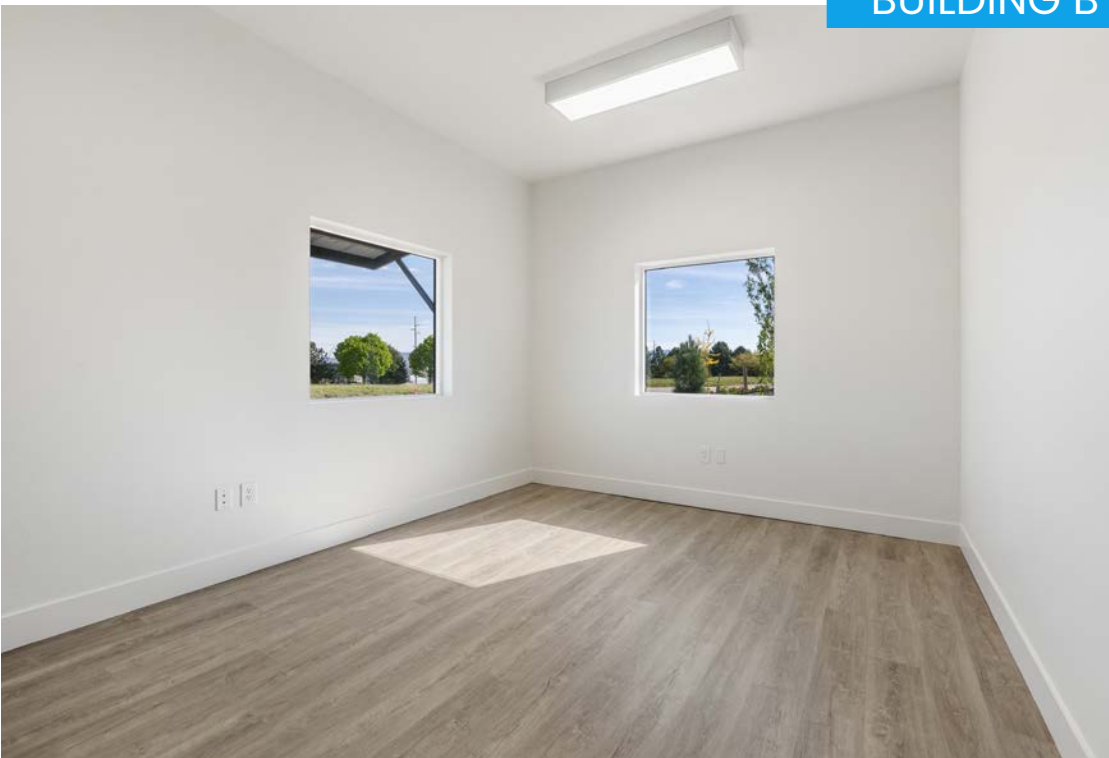
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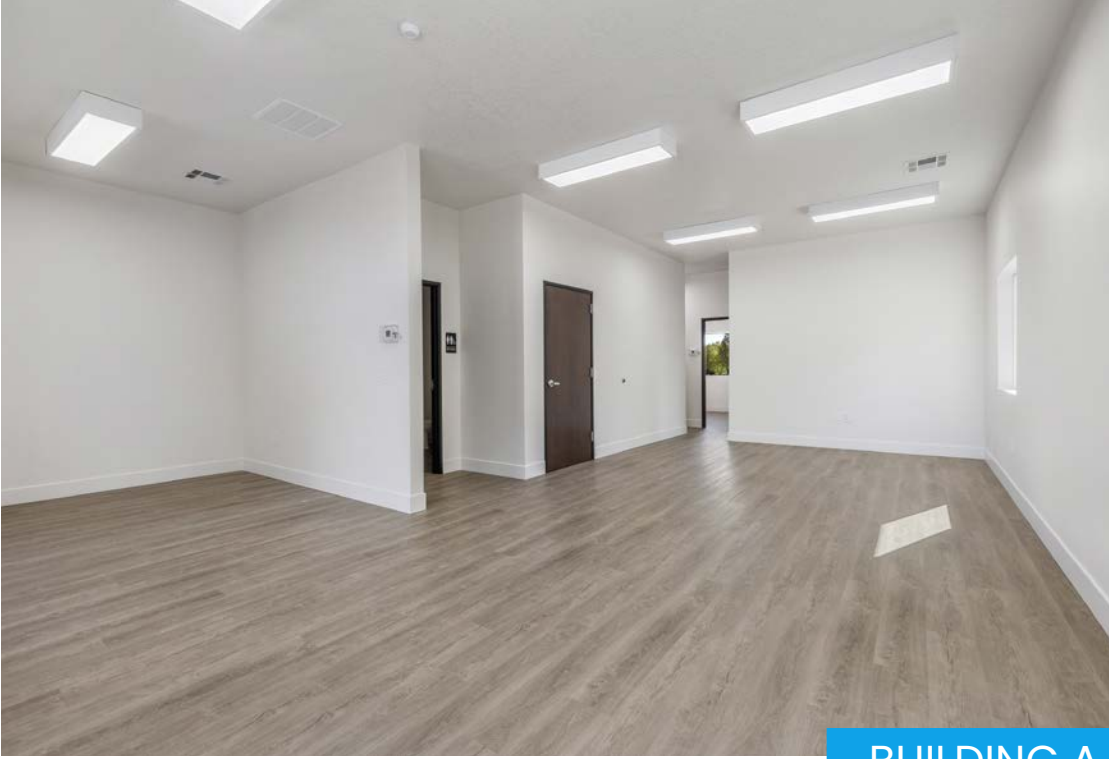


BUILDING B | B 100

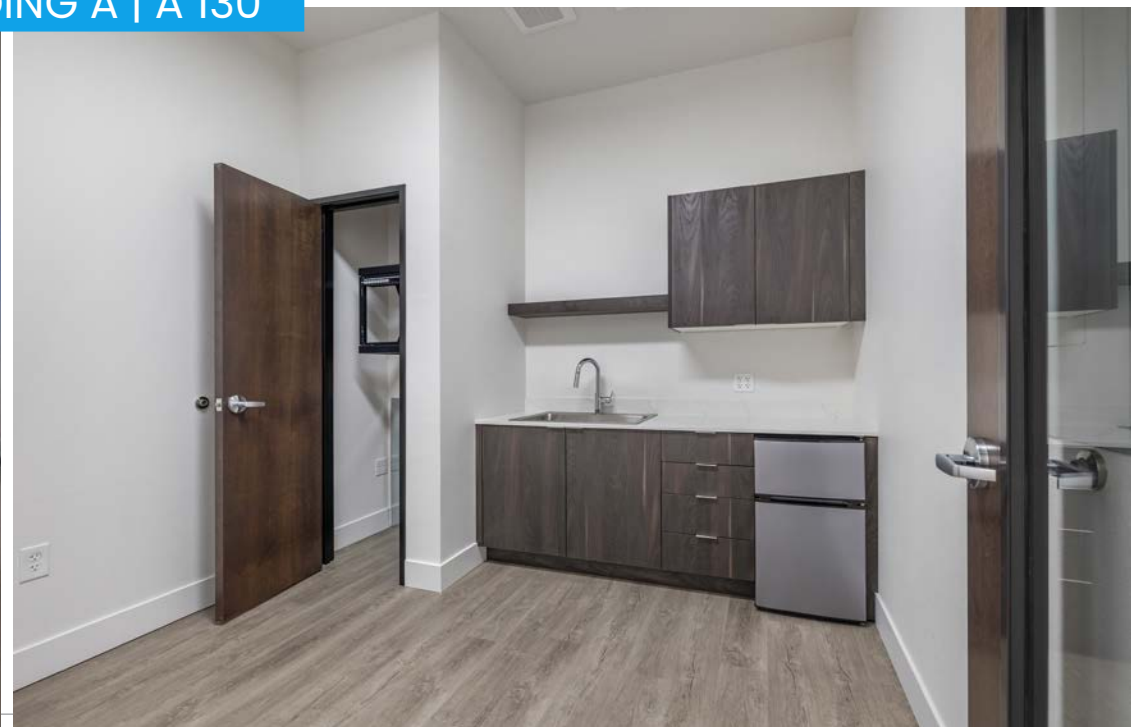
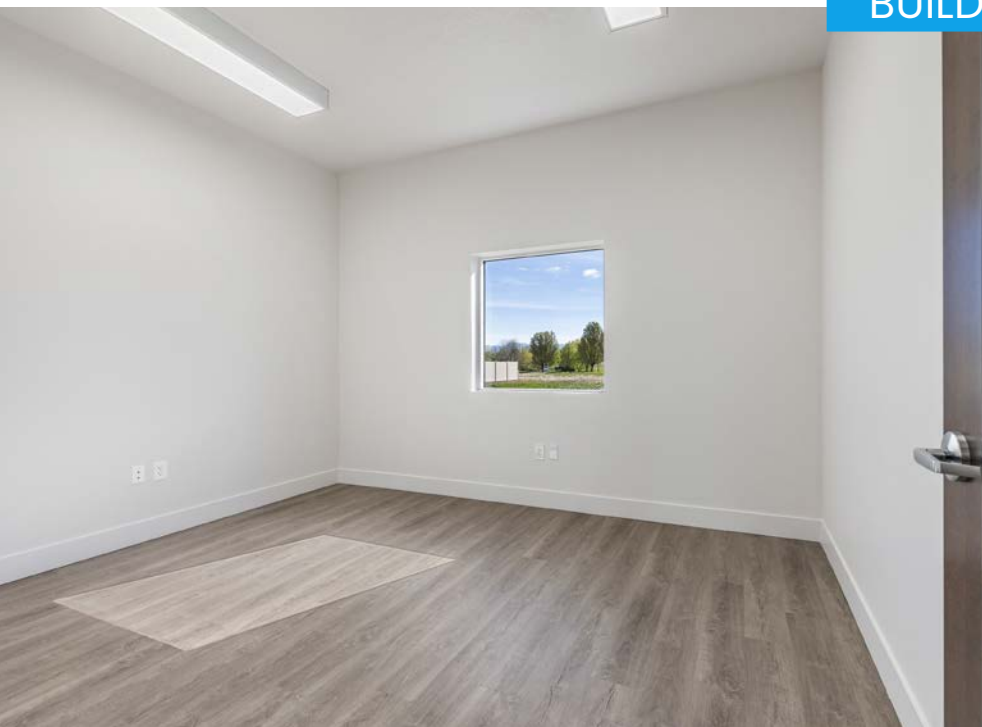


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BUILDING A | A 130



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EAGLE VIEW LANDING



EAGLE VIEW PLAZA



PORTICO AT MERIDIAN CENTER



EAGLE ROAD

AUTUMN WAY

TOUCHMARK WAY



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THE VILLAGE AT MERIDIAN



FRANKLIN ROAD

PORTICO AT MERIDIAN CENTER



EAGLE VIEW PLAZA



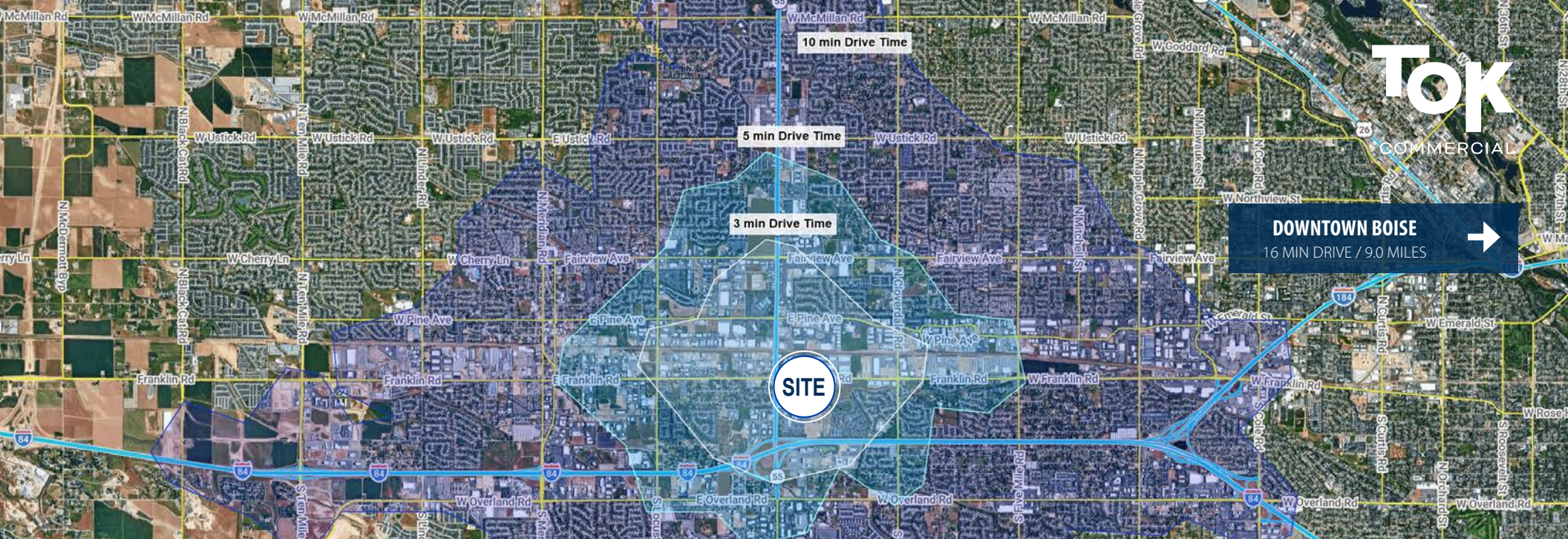
EAGLE ROAD



EAGLE VIEW LANDING



On Meridian's main arterial, Eagle Road offers prime access to top retail and amenities.



DEMOGRAPHICS | 3-5-10 MIN. DRIVE TIMES

POPULATION	3 MIN	5 MIN	10 MIN
2025 Est. Population	3,647	15,892	107,929
2030 Projected Population	4,018	17,736	113,657
Historic 10 Year Growth	3.0%	4.6%	2.4%

HOUSEHOLDS	3 MIN	5 MIN	10 MIN
2025 Est. Households	1,541	6,728	42,468
2030 Projected Households	1,735	7,728	46,039
Historic 15 Year Growth	3.1%	6.7%	2.9%

INCOME	3 MIN	5 MIN	10 MIN
2025 Average HH Income	\$155,782	\$128,226	\$124,831
2030 Per Capita Income	\$66,278	\$54,431	\$49,223
Historic Annual Change (25 Yr)	4.7%	4.2%	4.4%

WORK FORCE	3 MIN	5 MIN	10 MIN
2025 Total Businesses	564	1,667	6,043
2025 Total Employees	7,312	18,041	54,270
2025 Labor Pool Age 16+	3,074	12,977	87,271

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