

Meridian Commerce Park K Buildings For Lease

92,500 SF
23,125 per building

Ready for
Occupancy

4850 - 4886 W. Grand Mogul Drive
Meridian, Idaho



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Property Overview

Address	4850 - 4886 W. Grand Mogul Drive Meridian, ID
Property Type	Industrial
Building SF	4 Buildings: 23,125 SF each Total: 92,500 SF
Suite Sizes	3,854 SF - 23,125 SF
Zoning	I-L Light Industrial
Grade Level Drive-In Doors	6 Grade level doors (12' x14') per building, 1 per unit
Clear Height	20'-22'
Fire Suppression	ESFR

Power	480/277, 3 phase, 200 amps per unit. Potential spares available up to 600 amps	
Internet	Fiber	
Parking Ratio	2.10/1000	
Condition	Turnkey with offices built out, ready for occupancy	
Lease Rate	3,854 SF:	\$1.55
	7,708 SF -23,125 SF:	Contact Agent
NNNs	Estimated \$0.27 PSF	

Site Plan

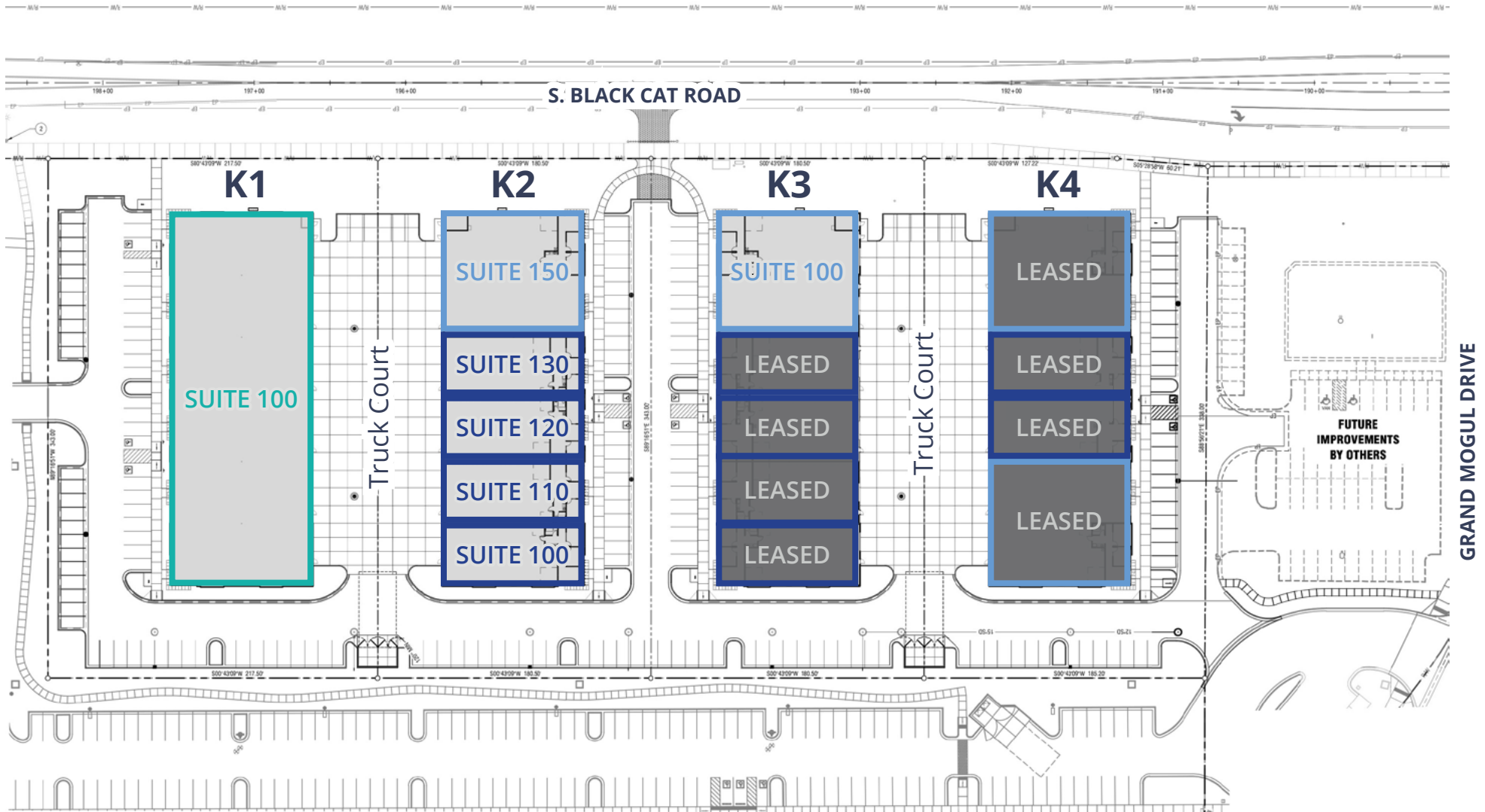
 = 3,854 square foot suite, 890 SF office built out

 = 7,708 square foot suite, 862 SF office built out

 = 23,125 square foot suite, office built out

K2 Suite 100 Available Immediately,

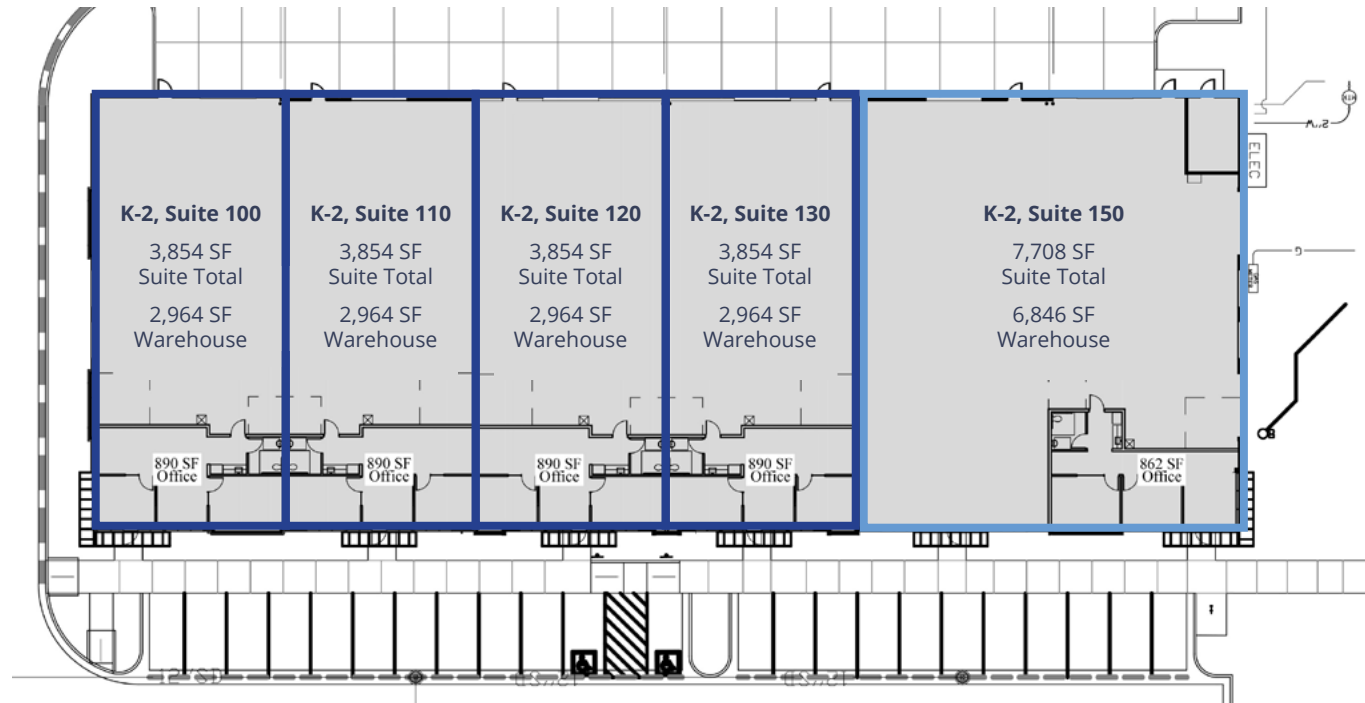
K2 110-150 Build-out Estimated Completion June 2026



Floor Plan

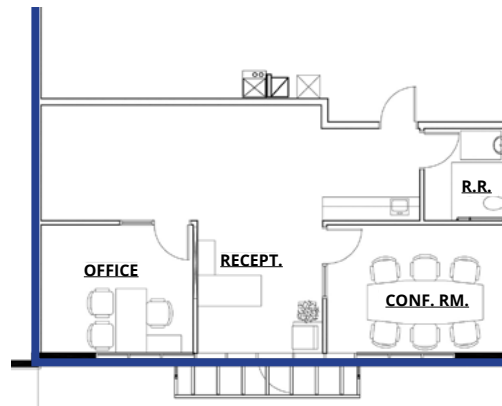


Building K2

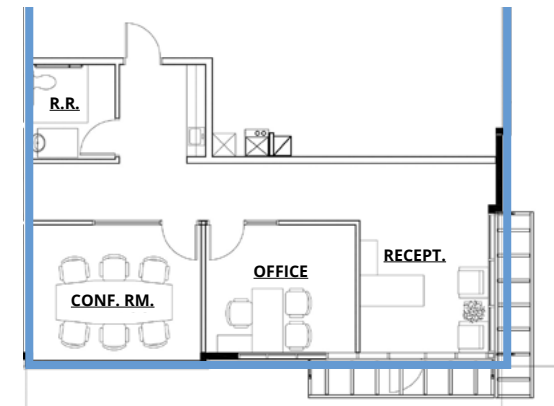


TI Office Plans

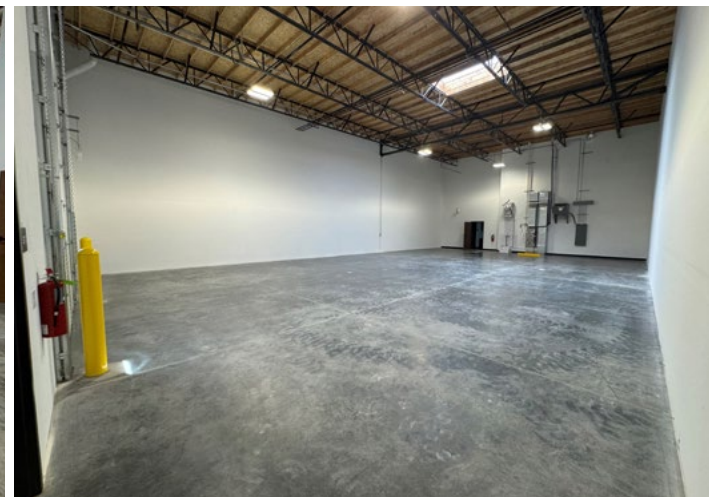
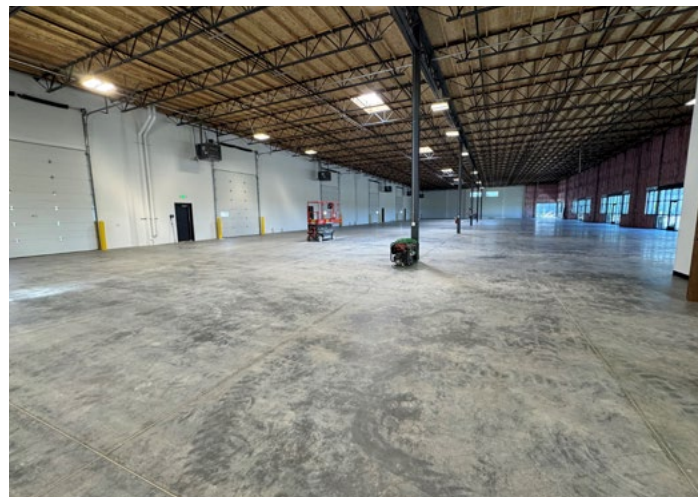
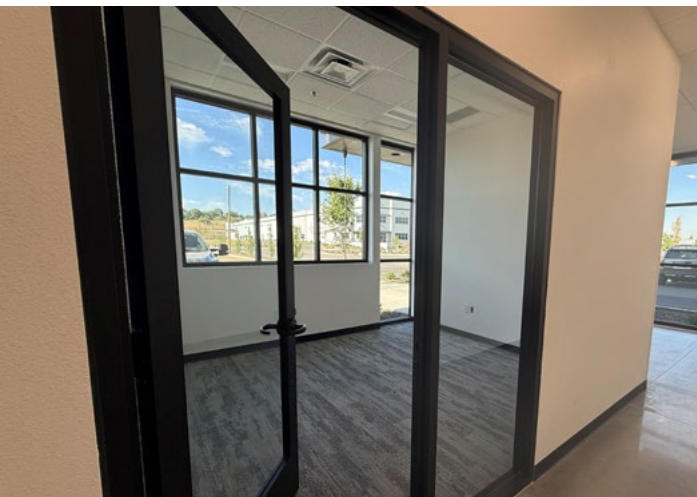
3,854 SF SUITE, 890 SF OFFICE BUILT OUT



7,708 SF SUITE, 862 SF OFFICE BUILT OUT



Property Gallery



Location & I-84 Access

Google Map

- To I-84
- To Nearby Restaurants & Retail



Area Development



Meridian Commerce Park

K Buildings For Lease



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