

FOR LEASE

1628 ELK CREEK DR.



PROPERTY DETAILS

1628 Elk Creek Drive, Idaho Falls, ID 83404

- ±2,605 SF medical office building constructed in 2012
- Functional healthcare layout featuring 3 exam rooms, X-ray room, and lab space
- Additional amenities include private office, break room, storage room, and 2 restrooms
- Located near regional hospitals within the established medical corridor
- Turnkey opportunity ideal for medical, dental, specialty care, or wellness users
- Asking Rate: \$25/SF NNN

2025 DEMOS



EST. POPULATION

1 MILE » **9,907**
3 MILE » **65,600**
5 MILE » **111,078**



EST. HOUSEHOLDS

1 MILE » **3,596**
3 MILE » **24,440**
5 MILE » **40,114**



EST. AVERAGE HH INCOME

1 MILE » **\$125,623**
3 MILE » **\$103,884**
5 MILE » **\$104,974**

NEWMARK

MOUNTAIN WEST

DUSTIN MORTIMER
dmortimer@newmarkmw.com
direct 208.874.0230
[View Profile](#)

FULL SERVICE
COMMERCIAL REAL ESTATE
482 Constitution Way, Suite 211
Idaho Falls, ID 83402
Office 208.874.0230
www.newmarkmw.com



NEWMARK

 MOUNTAIN WEST

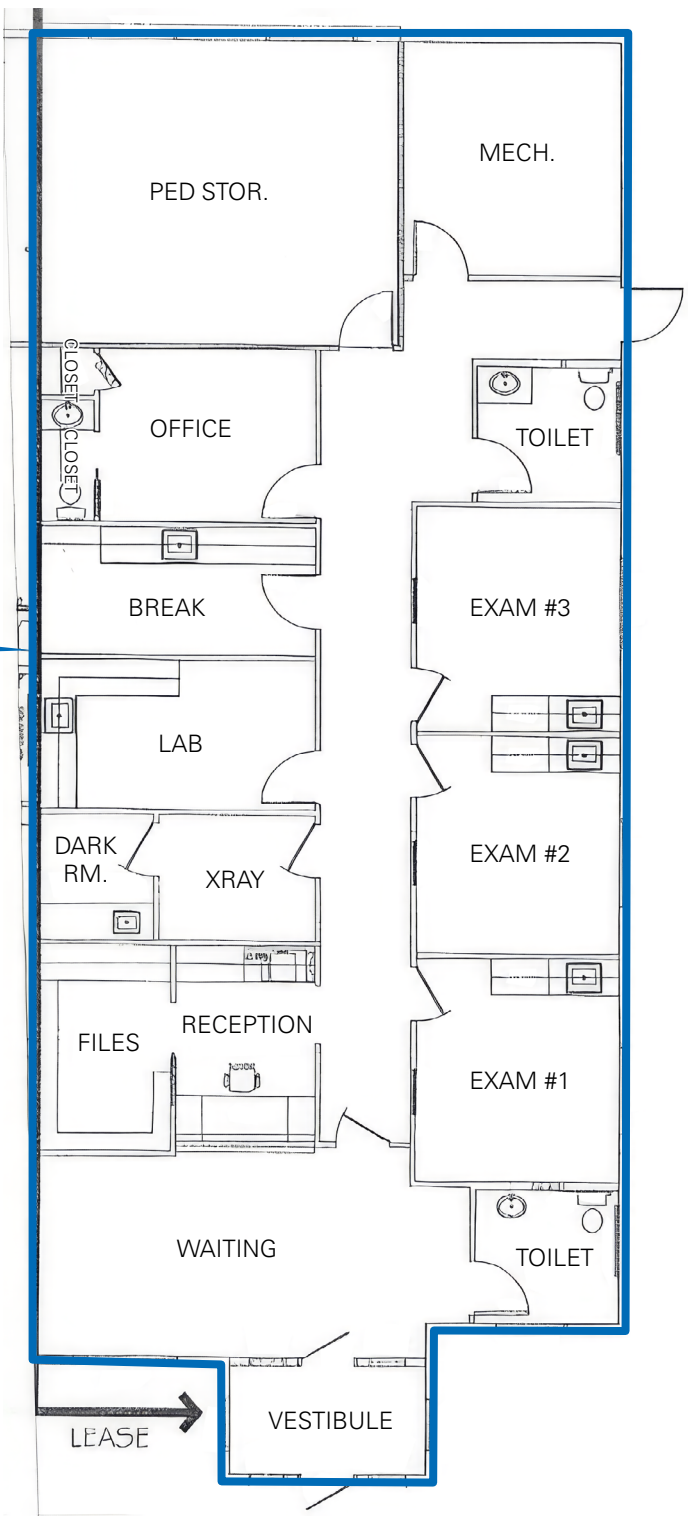
DUSTIN MORTIMER
dmortimer@newmarkmw.com
direct 208.874.0230
[View Profile](#)

**FULL SERVICE
COMMERCIAL REAL ESTATE**
482 Constitution Way, Suite 211
Idaho Falls, ID 83402
Office 208.874.0230
www.newmarkmw.com

1628 ELK CREEK DR.

SITE PLAN

±2,605 SF OFFICE



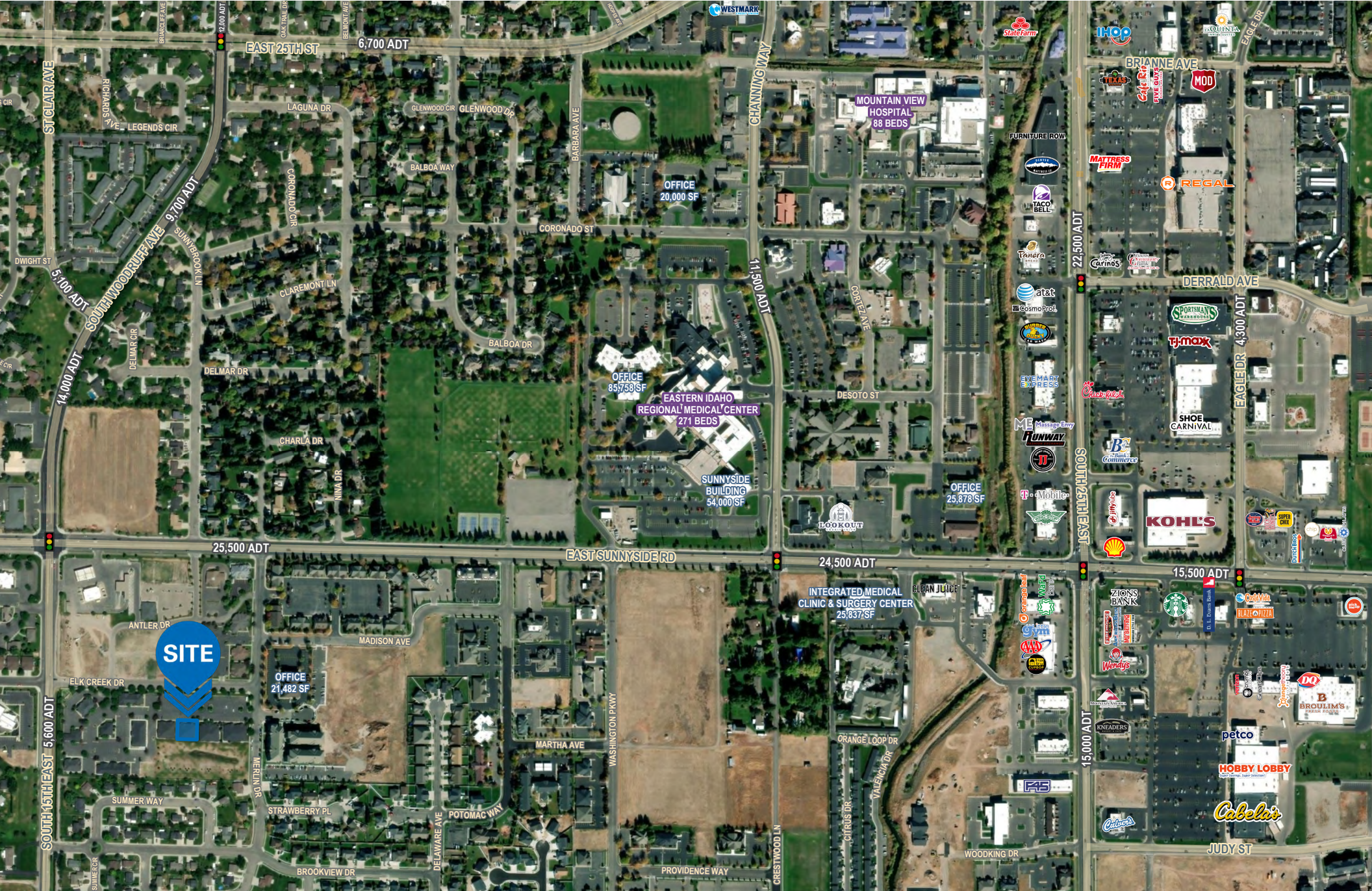
NEWMARK

MOUNTAIN WEST

DUSTIN MORTIMER
dmortimer@newmarkmw.com
direct 208.874.0230
[View Profile](#)

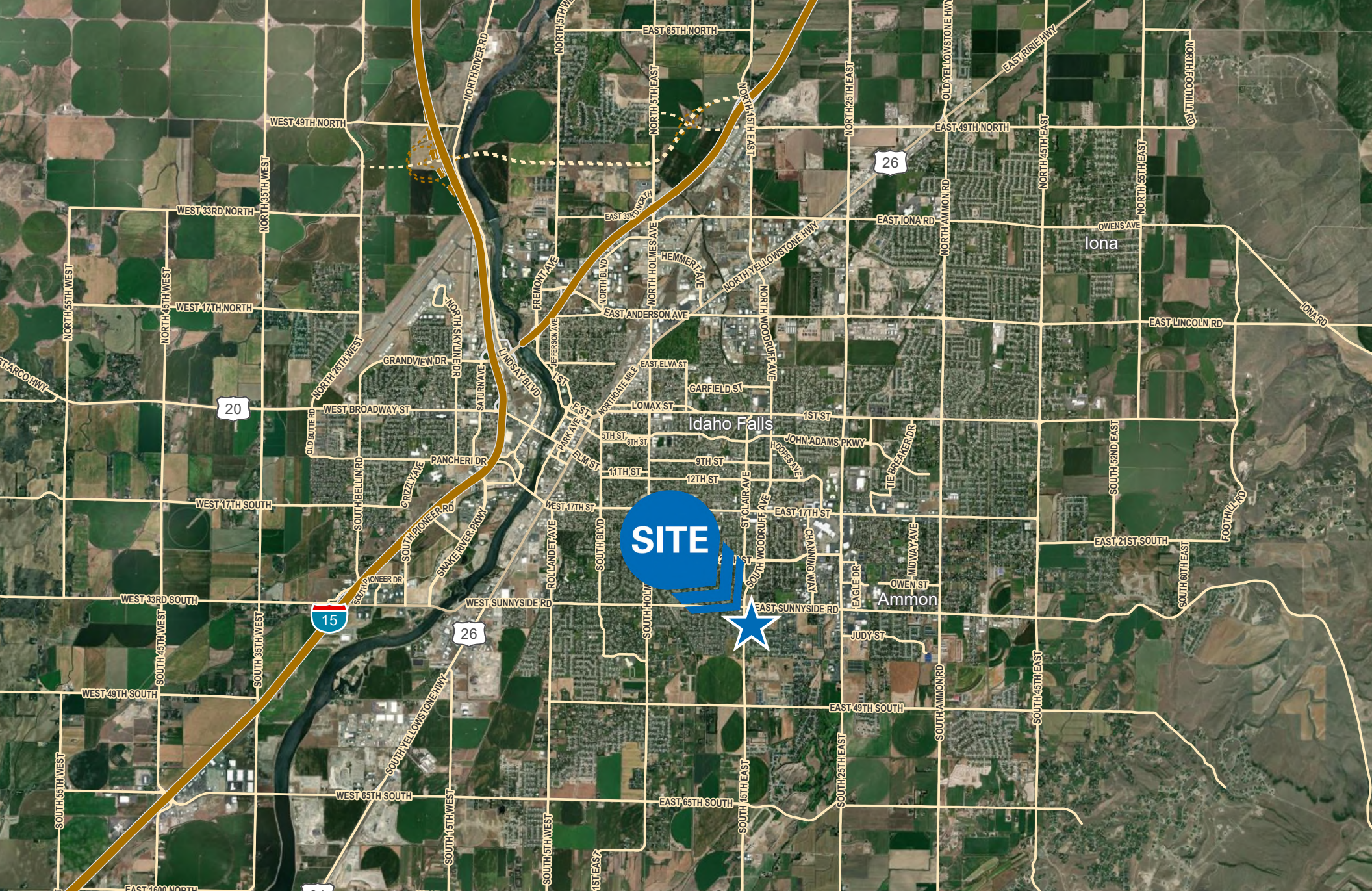
FULL SERVICE
COMMERCIAL REAL ESTATE
482 Constitution Way, Suite 211
Idaho Falls, ID 83402
Office 208.874.0230
www.newmarkmw.com

This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable.



DUSTIN MORTIMER
 dmortimer@newmarkmw.com
 direct 208.874.0230
[View Profile](#)

**FULL SERVICE
 COMMERCIAL REAL ESTATE**
 482 Constitution Way, Suite 211
 Idaho Falls, ID 83402
 Office 208.874.0230
www.newmarkmw.com



NEWMARK

MOUNTAIN WEST

DUSTIN MORTIMER
dmortimer@newmarkmw.com
direct 208.874.0230
[View Profile](#)

**FULL SERVICE
COMMERCIAL REAL ESTATE**
482 Constitution Way, Suite 211
Idaho Falls, ID 83402
Office 208.874.0230
www.newmarkmw.com