



**74 N. Happy Valley, STE 101
Nampa ID 83687**

For Lease - Office / Shop / Yard

Newly constructed industrial shop space located just off Happy Valley Rd in Nampa. This 2,110 SF unit is designed for contractors and small businesses needing both functional office / shop space and outdoor storage.



Property Overview

- Industrial
- 2110 SF
 - 1736 Warehouse
 - 374 Finished Office
 - 374 SF Mezzanine
- ~ 3000 SF Fenced Yard
- Zoning (LI)
- (2) 14' Overhead Doors
- 20' Clear Height
- Heated Warehouse
- 4 Parking Spaces
- Private Restroom

Minutes to I-84

Available - July 2026

STE 101- Happy Valley Frontage

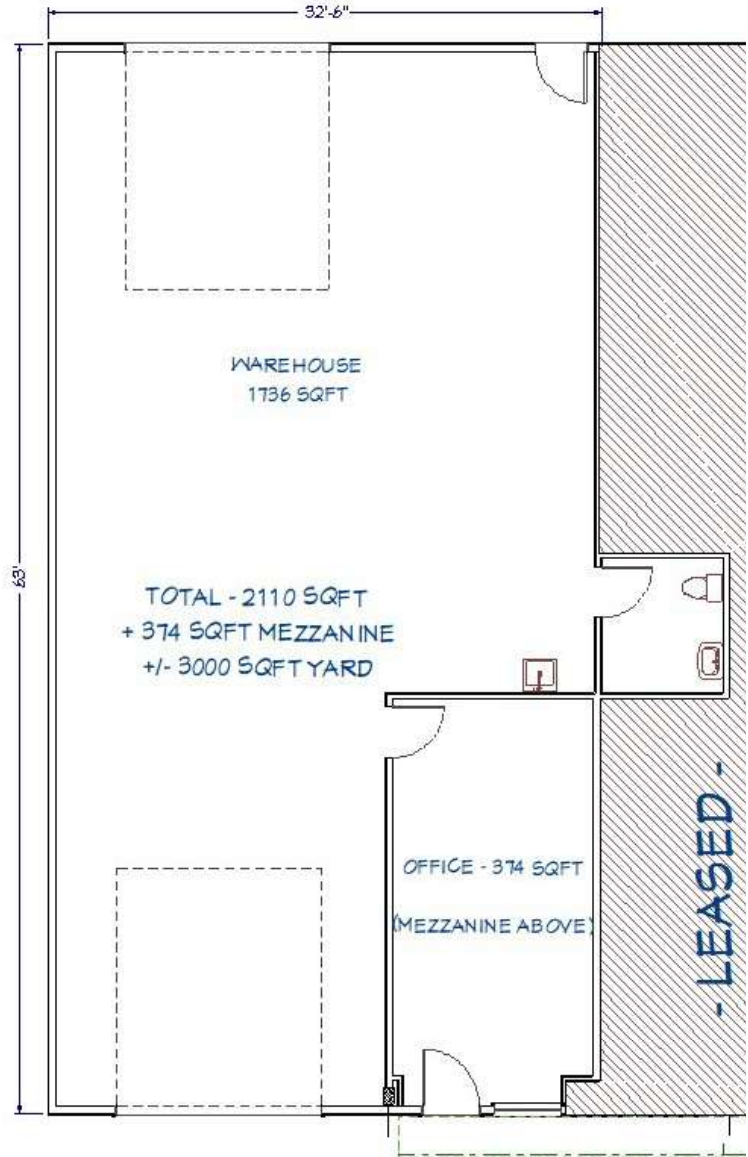
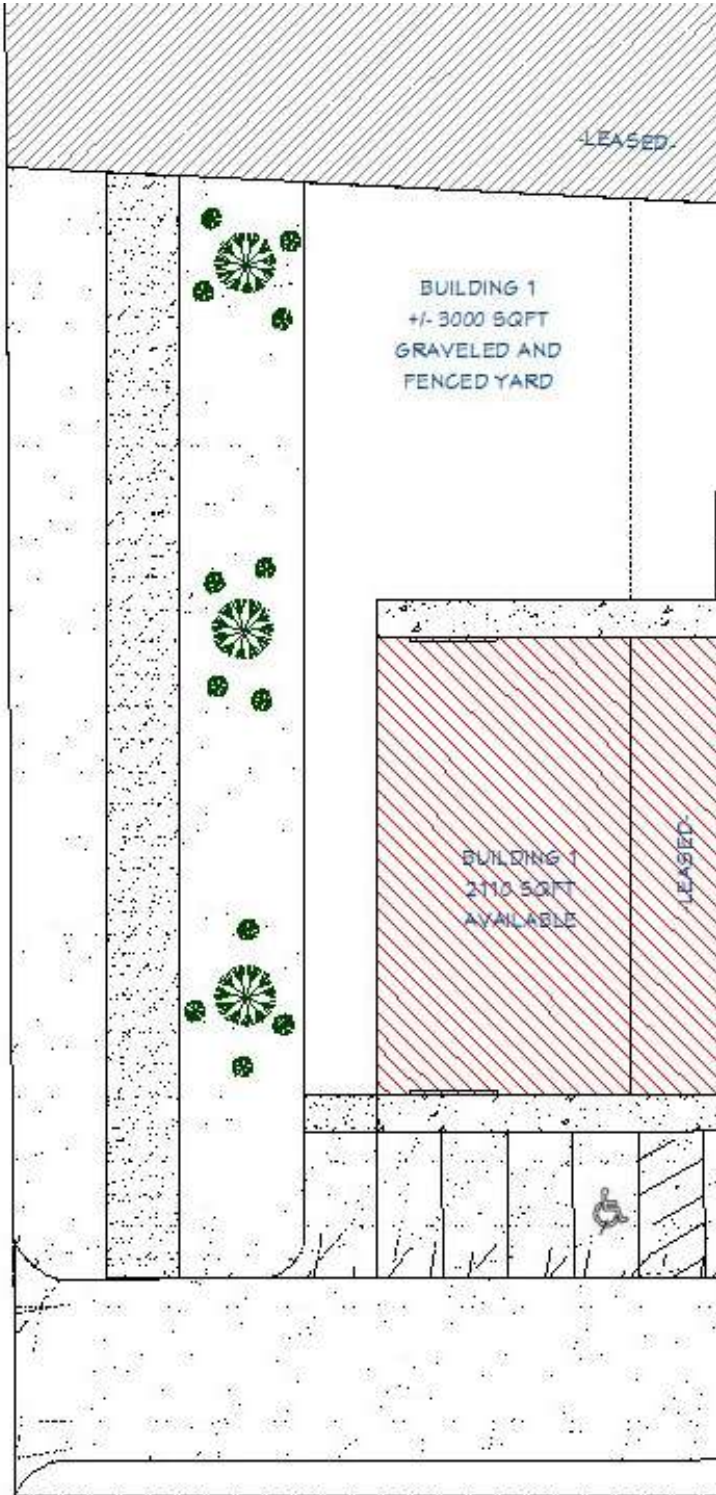
Lease Rate:

\$2,850 / Month
\$0.20 NNN

Site Plan

Floor Plan

N. HAPPY VALLEY RD



Location

