

MICHENER INVESTMENTS LLP

COMMERCIAL REAL ESTATE

Nampa Retail Space For Lease



Location: 2310 12th Ave Road, Nampa, ID 83686 (Former GNC)
(Corner of Greenhurst and 12th Ave Road)

Size: ± 1,000 Sq. Ft.

Rent: \$1,667/Month NNN (\$20/Sq. Ft./NNN/Year) ***PRICE REDUCED***

- Comments:
- Albertson's anchored shopping center
 - Great visibility to 12th Ave and Greenhurst Road
 - Vacant and ready for occupancy
 - Traffic Counts:
 - 12th Ave Road: 17,381 per day
 - Greenhurst: 13,541 per day
 - NNN's estimated at \$8/Sq. Ft./Year

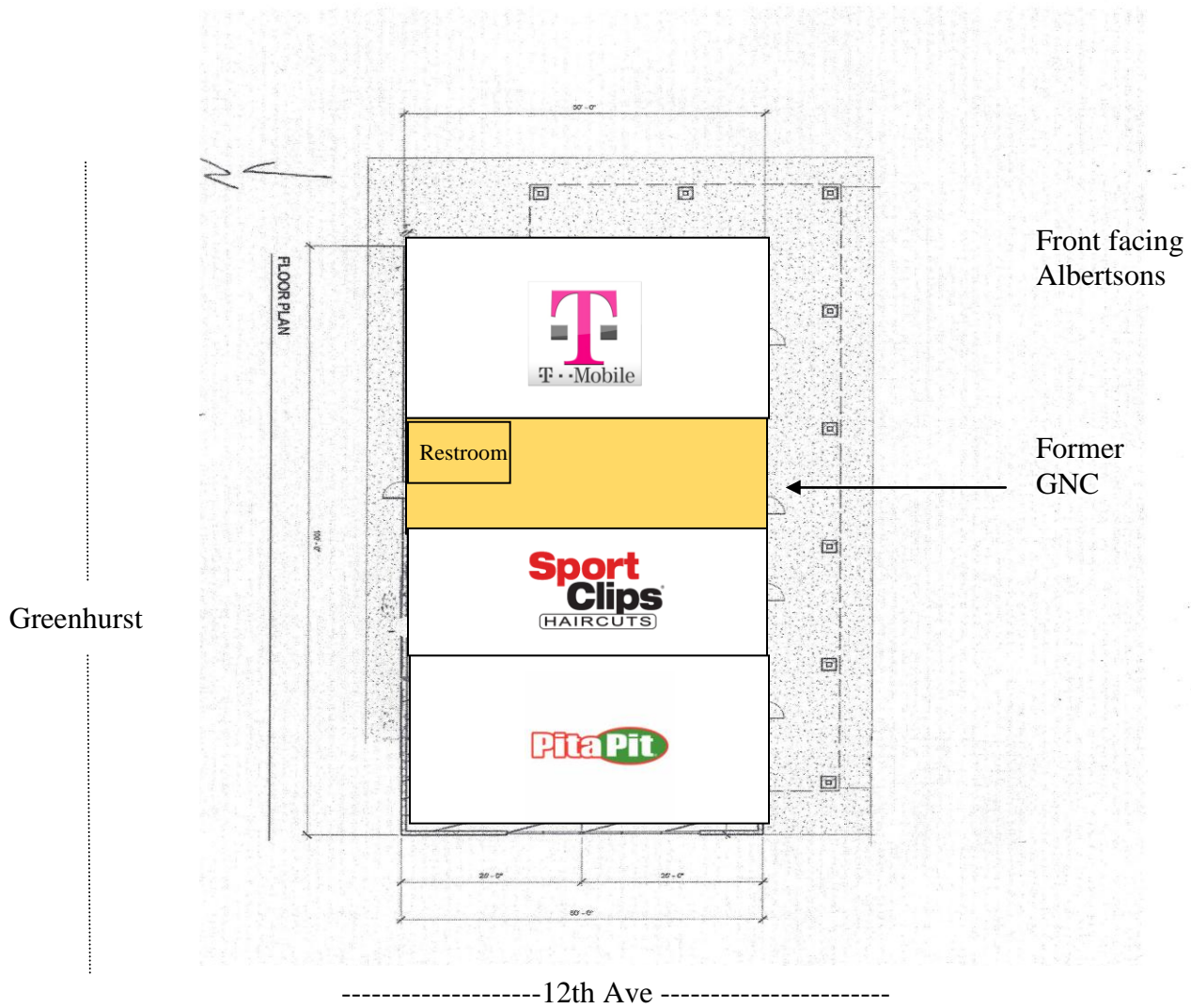
Agent:
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*The above information, while not guaranteed, is from sources we believe to be reliable. This data is subject to price change corrections, errors, omissions, prior sale and/or withdrawal.

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2310 12th Ave Road, Nampa Idaho



Back of the building facing Greenhurst/12th Ave intersection

