

***For Sale***    **2,188 SF Office/Retail  
Building**

***1225 N. Main Street  
Meridian, Idaho***

***OFFERED FOR \$425,000***



*Presented by*

**Rick McGraw**

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***Integrity. Experience. Results***



**OFFICE / RETAIL BUILDING**  
**2,188 SF****1225 North Main Street Meridian, Idaho*****PROFILE***

- Building Size: 2,188 Total SF
- Main Level: 2 Bed/1 Bath
- Lower Level: 3 Offices / 1 Bath
- Out Building: 940 SF
- Land Size: .44 Acres
- Year Built: 1937
- Parking: 8-10 Off Street Parking

***VALUE***

- Price: \$425,000
- Occupancy: Occupied
- Taxes (2018): \$3,240
- Updated 2010, 2015 & 2016

***HIGHLIGHTS***

- ♦ Main Street Meridian Frontage
- ♦ Excellent Condition with Numerous Updates
- ♦ Off Street Parking
- ♦ Out Building has:  
Roll Up Door  
Walk Out Door  
Finished Interior
- ♦ Excellent Opportunity for  
Possible Live/Work Property

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The information contained herein is from sources deemed reliable. All information should be verified prior to purchase or lease.



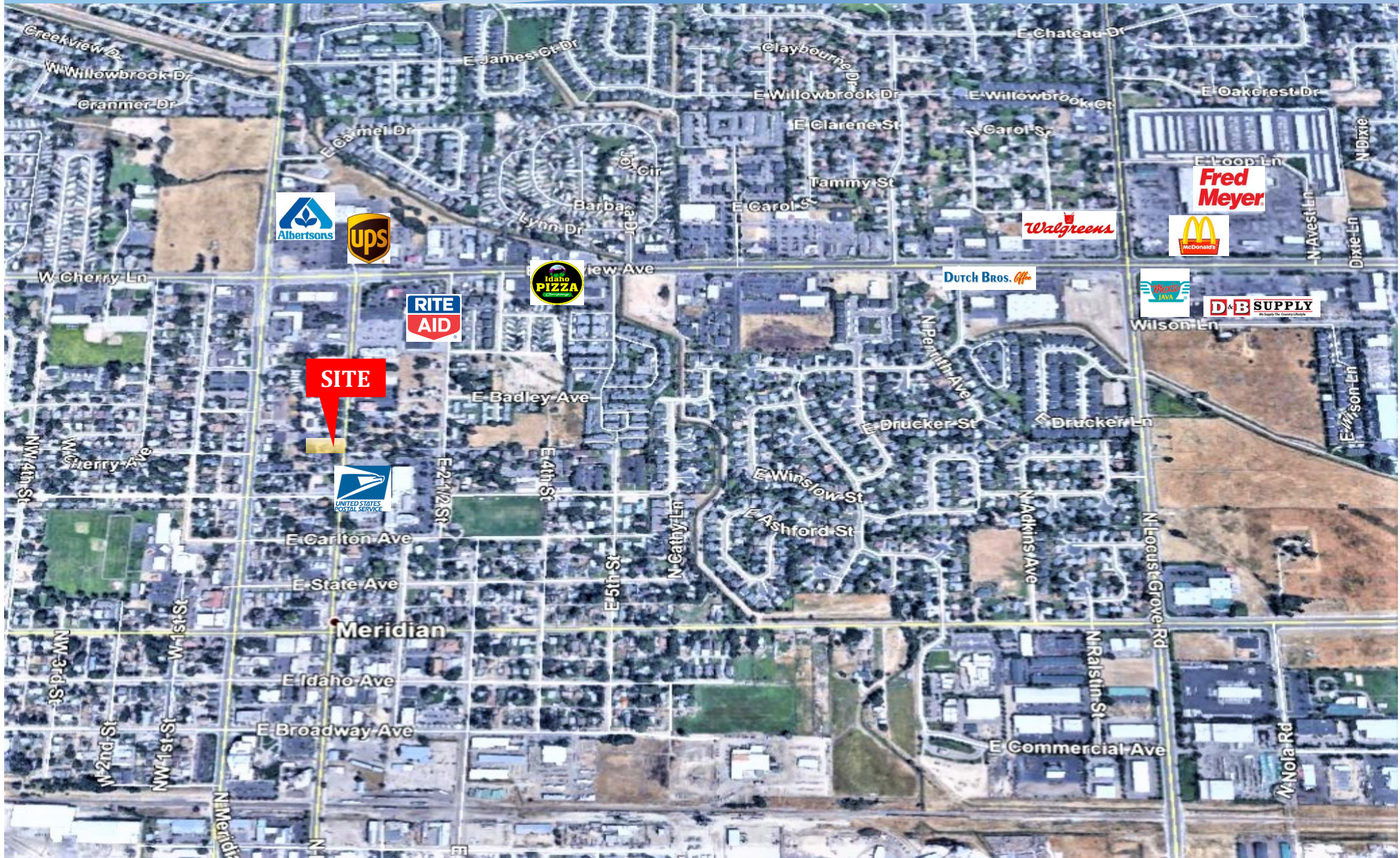
**COLDWELL  
BANKER**

TOMLINSON GROUP

COMMERCIAL

**FOR SALE**

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