

For Lease **PROFESSIONAL
OFFICE SPACE**

*430 West Iowa Avenue
Nampa, Idaho*

2,150 SF Office Space

\$13.95 / SF



THE MCGRAW GROUP



Presented by The McGraw Group

Rick McGraw 208.880.8889 rickmgraw54@gmail.com

Integrity. Experience. Results



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



For Lease

Professional Office Space

430 West Iowa Avenue Nampa, Idaho



VALUE

- Lease Type: Gross Lease
- Lease Rate: \$13.95 / SF
- Lease Terms: Negotiable
- Tenant Pays All Utilities
- Landlord Pays Taxes, Insurance, and CAM's
- Landlord will do needed Tenant Improvement's for Office Use

HIGHLIGHTS

- Office Space: 2,150 SF
- Lot Size .46 Acres
- Year Built 2007
- Reception Area
- 2 Offices
- Break Room
- 2 Common Rest Rooms
- Ample Parking

Space is Perfect for Dance, Yoga, Work Out Facilities and any Related Types of Users.



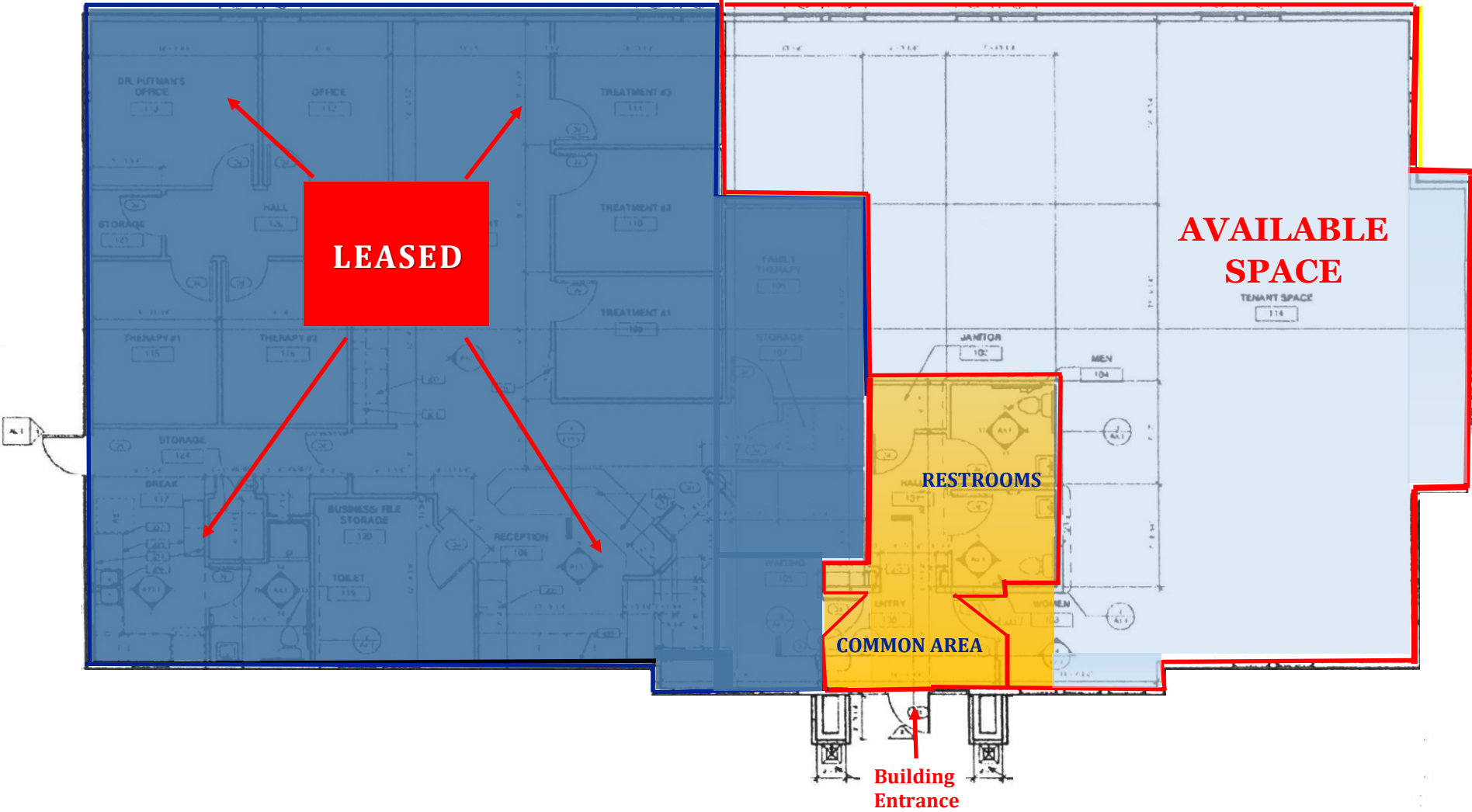
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For Lease

430 West Iowa Ave., Nampa, Idaho

2,150 Square Feet



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430 West Iowa Avenue Nampa, Idaho 2,150 SF Office Building



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**Directions from Boise; Take US-26 West to Hwy 20; West to I-184 West; Take I-84 West to N. Franklin Blvd.
In Nampa; Take Exit 36 from I-84 West; Follow N. Franklin Blvd., 11th Avenue N. and 12th Avenue S.
to West Iowa Avenue**



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