

FRUITLAND MEDICAL OFFICE PADS

965 & 985 NW 16TH ST | FRUITLAND

TOK COMMERCIAL
REAL ESTATE



NW 16th St | FRUITLAND



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DETAILS

- SUBMARKET:** Fruitland, Payette County
- ADDRESS:** 965 & 985 NW 16th Street | Fruitland 83619
- AVAILABLE:** **Pad B — 4,600 SF | .53 ACRES | \$350,000**
Pad C — 4,600 SF | .53 ACRES | \$400,000
- PARKING:** 5/1,000
- ZONING:** Commercial (C)

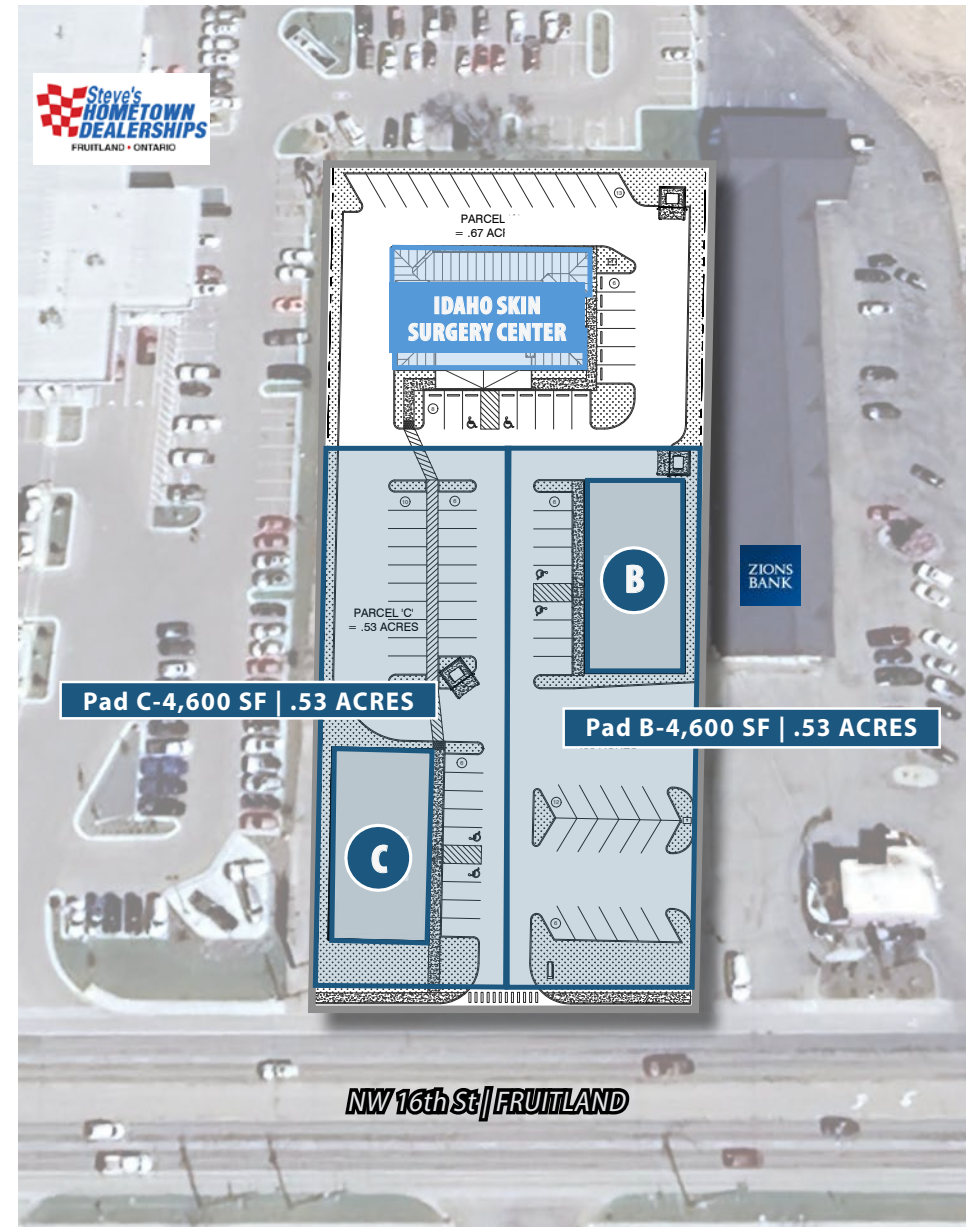
HIGHLIGHTS

- Excellent visibility with convenient access from NW 16th St / Hwy 30
- Surrounded by St. Al's, St. Luke's, Zion Bank, and Hometown Chevrolet
- Strong neighboring medical tenants enhance synergy and visibility
- Shovel-ready site with completed parking and landscaping
- Pads can accommodate up to a 4,600 SF building
- Prominent monument signage opportunity

CONTACT

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FRUITLAND MEDICAL OFFICE PADS

965 & 985 NW 16TH STREET | FRUITLAND



PADS B & C — 4,622 SF | .53 ACRES





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FRUITLAND MEDICAL OFFICE PADS

965 & 985 NW 16TH STREET | FRUITLAND

RIVERBEND COURT APARTMENTS

Steve's
HOMETOWN
DEALERSHIPS
FRUITLAND • ONTARIO



Tobacco

ZIONS BANK

SITE

N Whitley Dr

36,099 VPD

NW 16th St | HWY 30

MONUMENT SIGN



KeyBank

FRUITLAND STORAGE

St Luke's
PHARMACY

HOLISTIC
HEALTH
CENTER

Saint Alphonus

HearingLife

St Luke's

St Luke's
RESPIRE HOUSE AT
ST. LUKE'S CANCER INSTITUTE



1 MILE RADIUS



POPULATION
4,613
1 MI. RADIUS



HOUSEHOLDS
1,690
1 MI. RADIUS



AVG. HOUSEHOLD INC.
\$80,970
1 MI. RADIUS

3 MILE RADIUS



POPULATION
19,953
3 MI. RADIUS



HOUSEHOLDS
7,273
3 MI. RADIUS



AVG. HOUSEHOLD INC.
\$74,621
3 MI. RADIUS

5 MILE RADIUS



POPULATION
33,712
5 MI. RADIUS



HOUSEHOLDS
12,490
5 MI. RADIUS



AVG. HOUSEHOLD INC.
\$76,538
5 MI. RADIUS

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