

FOR LEASE



PROPERTY DETAILS

35 North Landmark Lane, Rigby, Idaho 83442

- Versatile industrial flex property featuring one two-story office suite and three warehouse suites, ideal for a variety of business operations
- Well-appointed two-floor office suite includes 10 private offices, conference room, break room, waiting area, and two restrooms
- Three warehouse suites each offer dedicated restrooms and air-conditioned office space for comfort and functionality
- High-end finishes throughout provide a professional, modern environment for office and industrial users
- Strategic location just south of Rigby with convenient access to Highway 20, supporting efficient logistics and regional connectivity
- Lease Rate for Office Suite: \$19/SF NNN | Lease Rate for Flex Spaces: \$1.00/SF NNN

2026 DEMOS



EST. POPULATION

1 MILE » **1,515**
3 MILE » **12,406**
5 MILE » **25,923**



EST. HOUSEHOLDS

1 MILE » **450**
3 MILE » **3,873**
5 MILE » **8,222**



EST. AVERAGE HH INCOME

1 MILE » **\$138,136**
3 MILE » **\$116,076**
5 MILE » **\$111,140**

NEWMARK



MOUNTAIN WEST

DUSTIN MORTIMER

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direct 208.874.0230

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FULL SERVICE COMMERCIAL REAL ESTATE

482 Constitution Way, Suite 211

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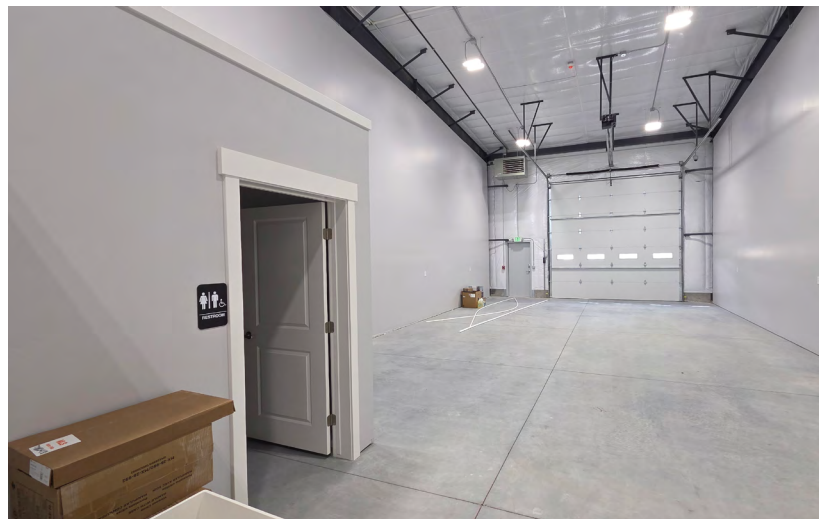
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This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable.



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FLOOR PLAN

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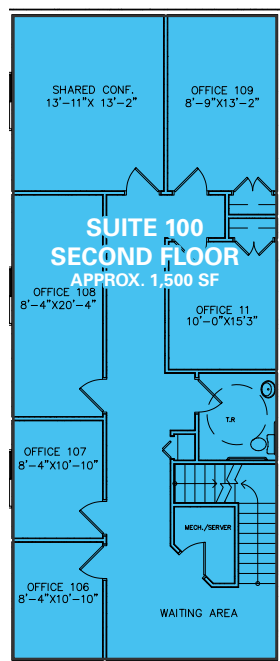
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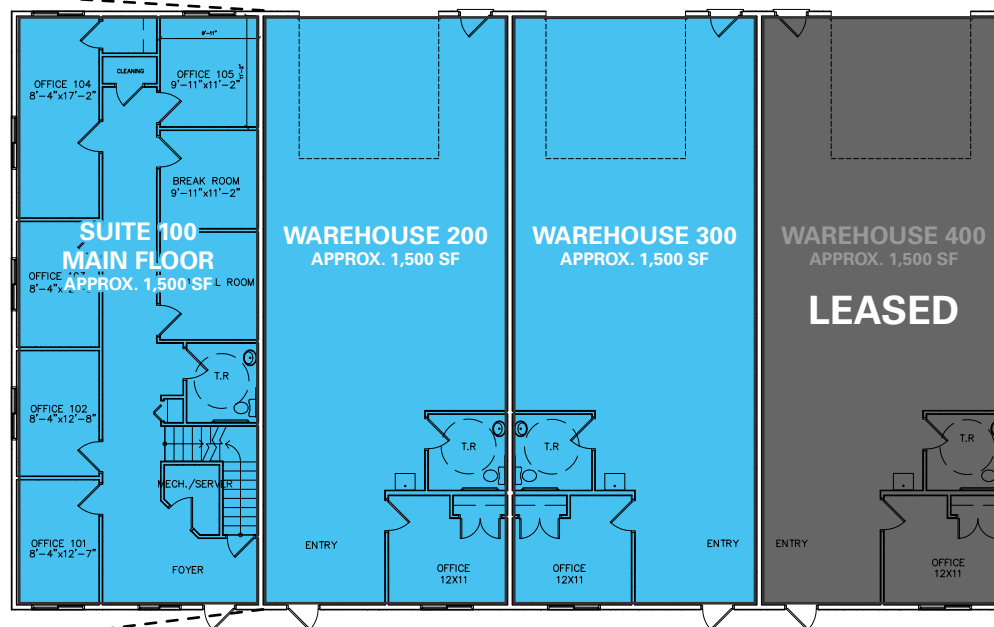
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OFFICE SECOND FLOOR



MAIN FLOOR



Suite 100 (Office Suite) Only

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