



COMMERCIAL

NWC EAGLE/USTICK RETAIL

COMMERCIAL SUITE FOR LEASE | 3648 CENTREPOINT WAY | MERIDIAN, ID 83646



HIGH TRAFFIC & GREAT ACCESS!

CONTACT

MOSES MUKENGEZI

208.947.0836
moses@tokcommercial.com

HOLLY CHETWOOD, CCIM

208.947.0827
holly@tokcommercial.com

HIGHLIGHTS

Join the strong retail synergy at the high-traffic Eagle & Ustick corridor.

Excellent visibility and traffic flow from nearby businesses and residential neighborhoods.

Co-tenants include Hobby Lobby, Dick's Sporting Goods, DownEast, Kohl's, and more.

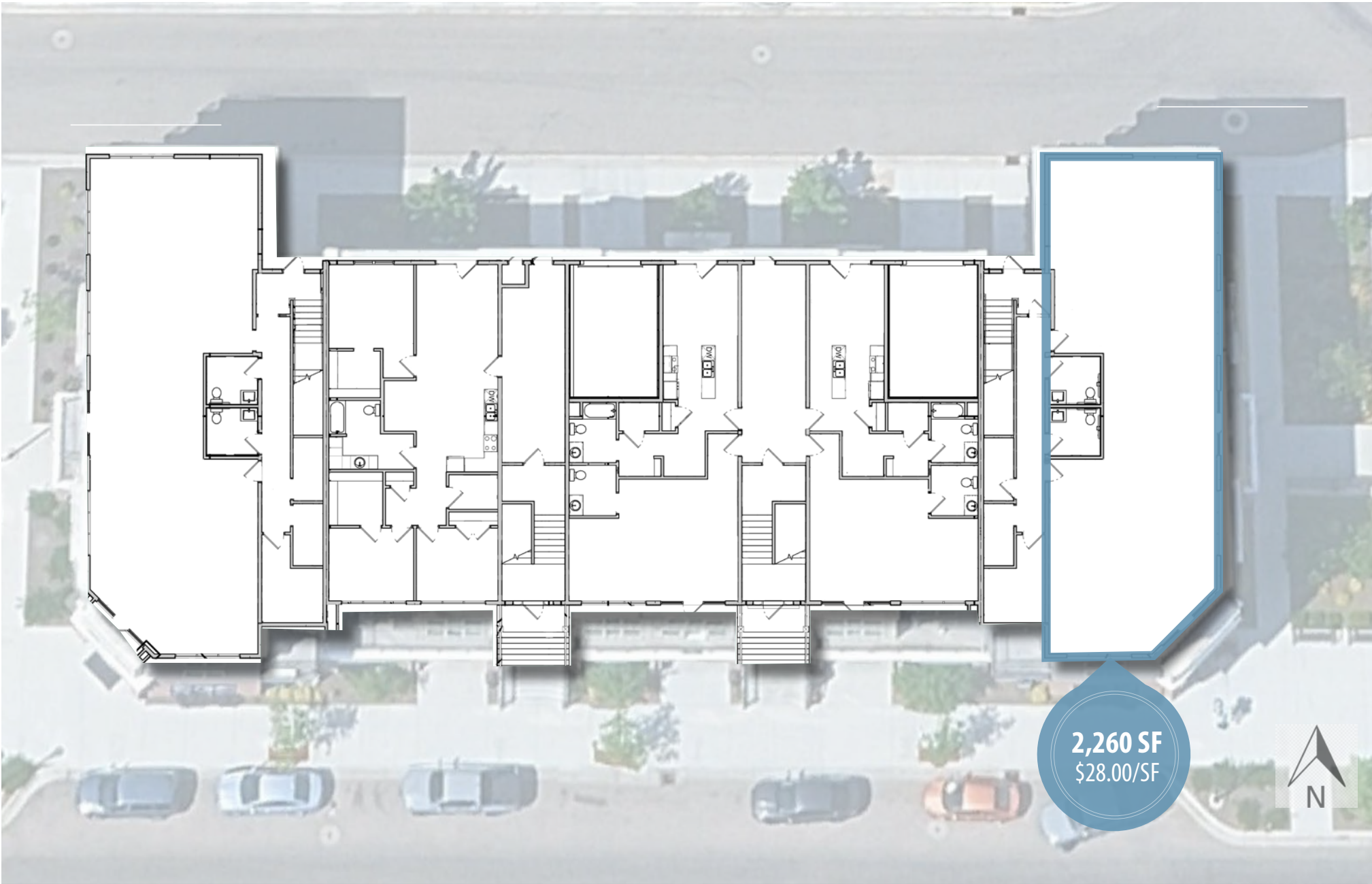
DETAILS

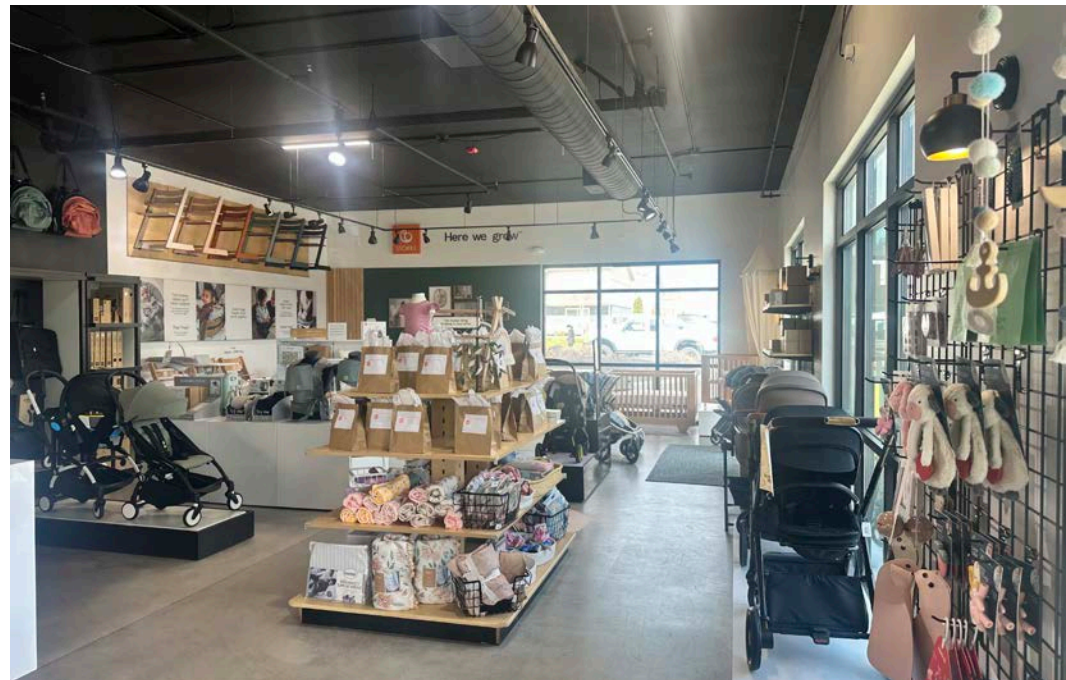
SPACE	RSF	RATE
Ste. 140-150	2,260 SF	\$28.00 SF/yr

Submarket:	N. Meridian
Available:	Contact Agent
Lease Type:	NNN

**Contact agent for showing.
Do not disturb current tenant.**

FLOOR PLAN





EAGLE ROAD CENTRAL LOCATION

TOX
COMMERCIAL



74,216 VPD



RETAIL MAP



POPULATION
106,845
3 MI. RADIUS



HOUSEHOLDS
41,193
3 MI. RADIUS



AVERAGE HOUSEHOLD INC.
\$123,738
3 MI. RADIUS

2.9% POPULATION GROWTH RATE!
HISTORICAL ANNUAL CHANGE

SITE

USTICK RD

74,216 VPD

EAGLE RD

Logos for: BEANitos, BLIMPie, SUBWAY, BURGER KING, Jack in the Box, Albertsons, WELLS FARGO

Logos for: HOTWORX, Marie Callender's, MAVERIK, BLACK & ROCK, DUTCH BROS, CROCK POT, STARBUCKS, SUBWAY, Chevron, McDonald's, SONIC, Fred Meyer, CHASE, KeyBank

Logos for: Dunkin', crumbl, Chevron, WINGERS, First Interstate Bank, Tostitos, usbank, CASH VISA, KOHL'S, QDOBA, TACO BELL

Logos for: Auntie Anne's, DUTCH BROS, TRADER JOE'S, Culver's, Jangelheory, FIREHOUSE SUBS, Five Guys, McDonald's

Logos for: IN-N-OUT, NBH Bank, Durlington, Cafe Rio, Yard House, GYGLEBAR, Habit, GLACIER BANK, ZUPAS, Chick-fil-A, noodles, Marshalls

Logos for: Popeyes, BURGER KING, Applebees, Walmart, ROSS, Texas Roadhouse, Red Robin, Carino's, Denny's, IHOP, Arby's, Office DEPOT, OfficeMax