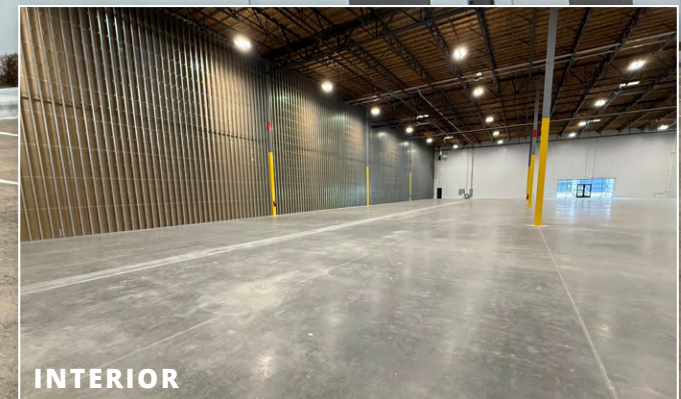


16685 Madison Rd.  
Nampa, ID

## For Lease

Suite 2 — 15,441 SF

*Excellent solution for expansion or overflow  
warehouse needs!*



**Michael McNeight**

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+1 208 472 1668

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16685 Madison Road

## Property Overview

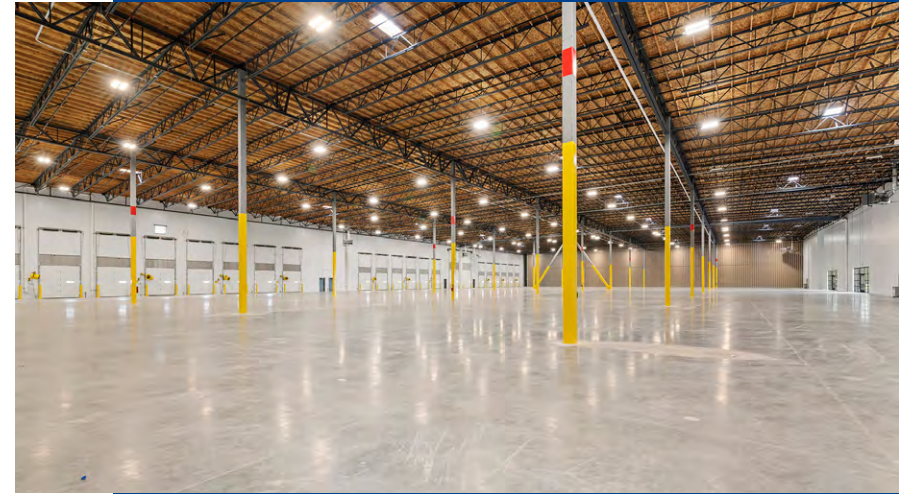
Property Type	Industrial
Building Size	115,008 SF
Construction Type	Concrete Tilt
Year Built	2023
Zoning	IL - Light Industrial
Ceiling Height	32'
Dock High Doors	Six (6) Full Dock Packages Included
Grade Level Drive-In Doors	One (1)
Fire Suppression	ESFR
Parking	1 Stall /1,000 SF
Power	480V 3 Phase
Lighting	High Bay Led
Column Spacing	50' x 54'

## Space Available

Space	Size	Rate
Suite 2	15,441 SF	Contact Agent

\*NNN's estimated at \$0.17/SF

[Contact Agent For Touring Instructions](#)



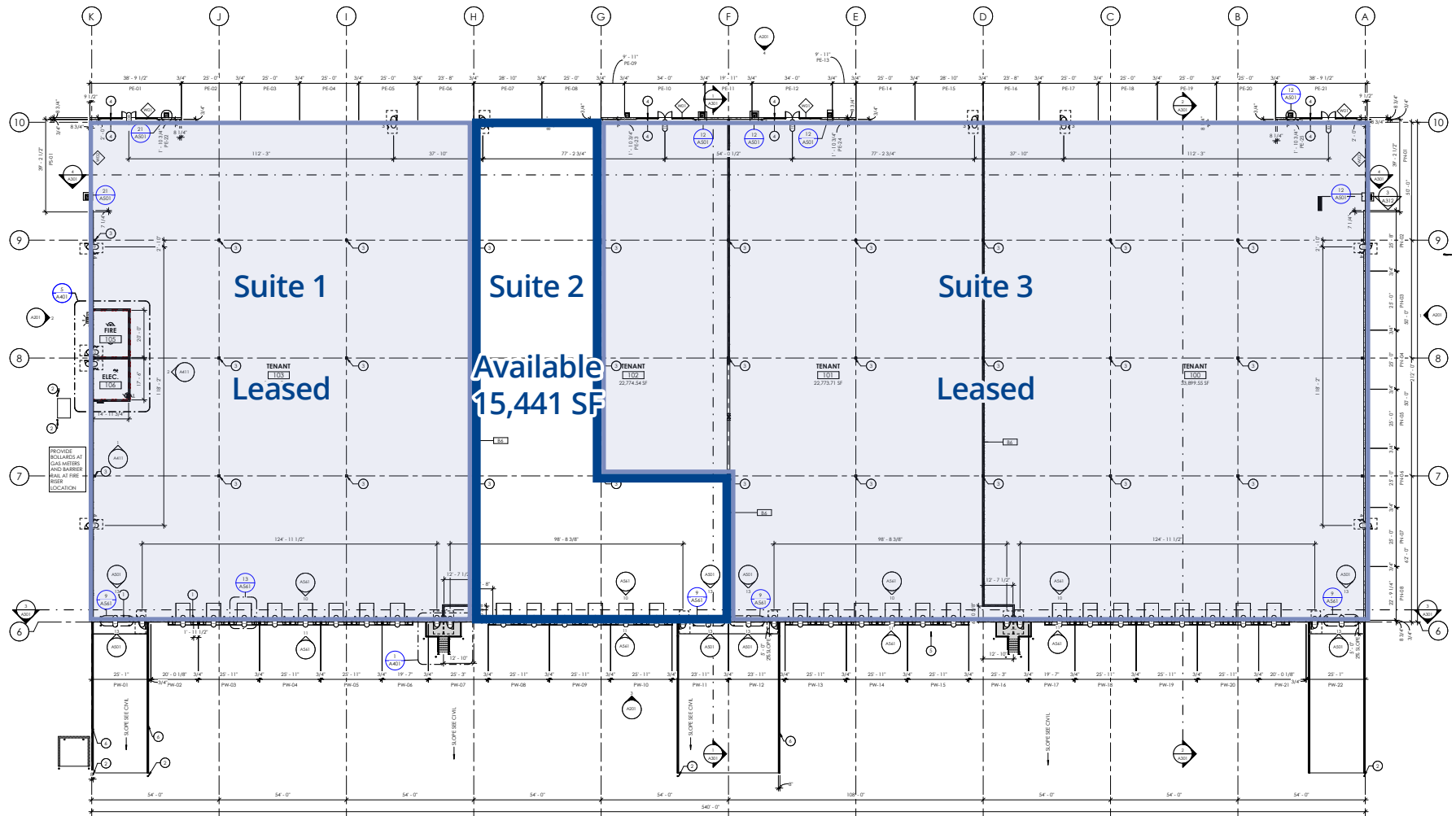
## Key Highlights

- Available Size: 15,441 SF
- **Brand new** efficient construction
- Close proximity to three I-84 interchanges
- Heavy duty pavement sections for truck traffic
- Full dock packages included

# Floor Plan

16685 Madison Road

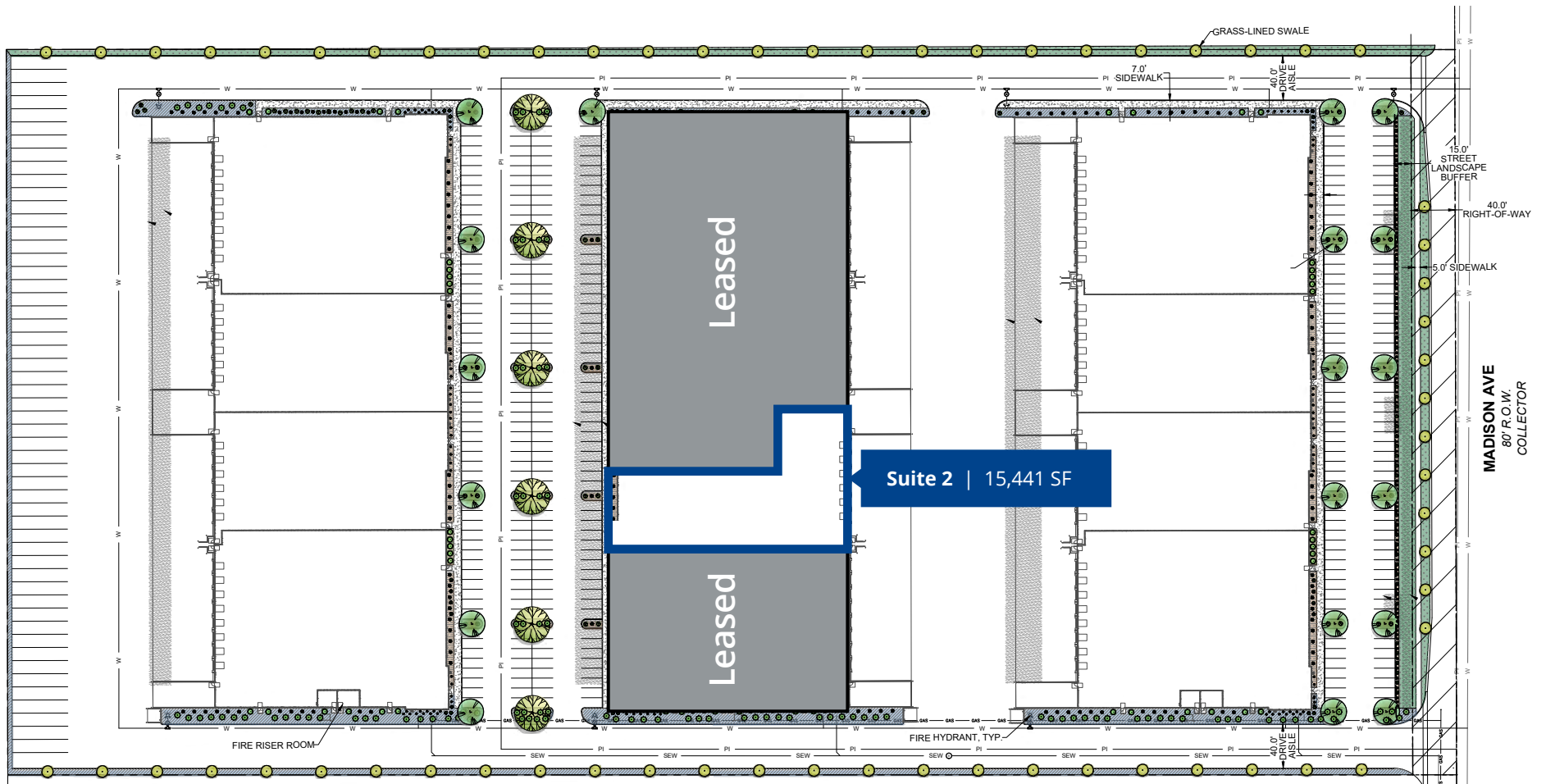
Total Building Size 115,008 SF





16685 Madison Road

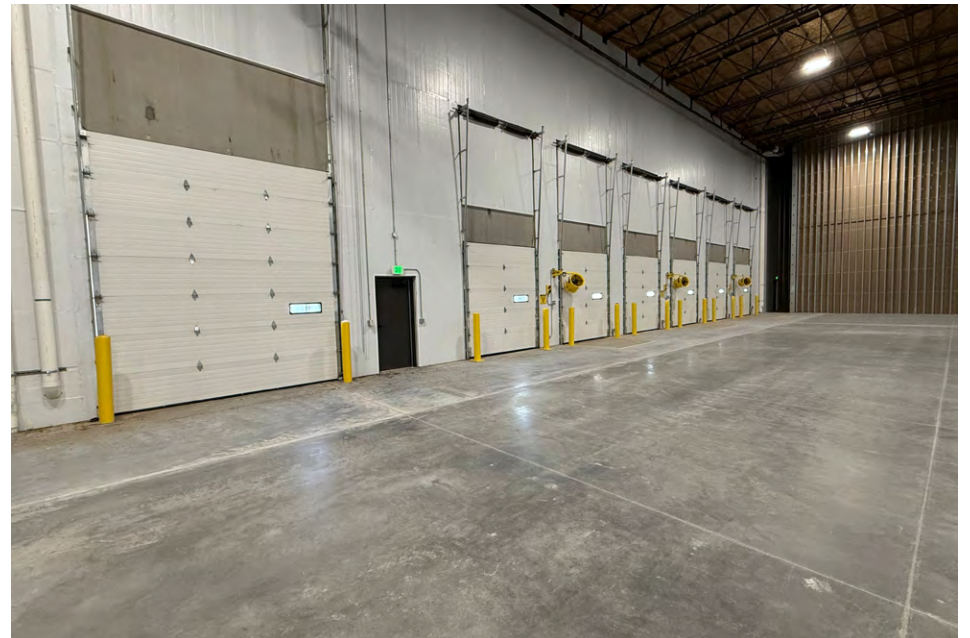
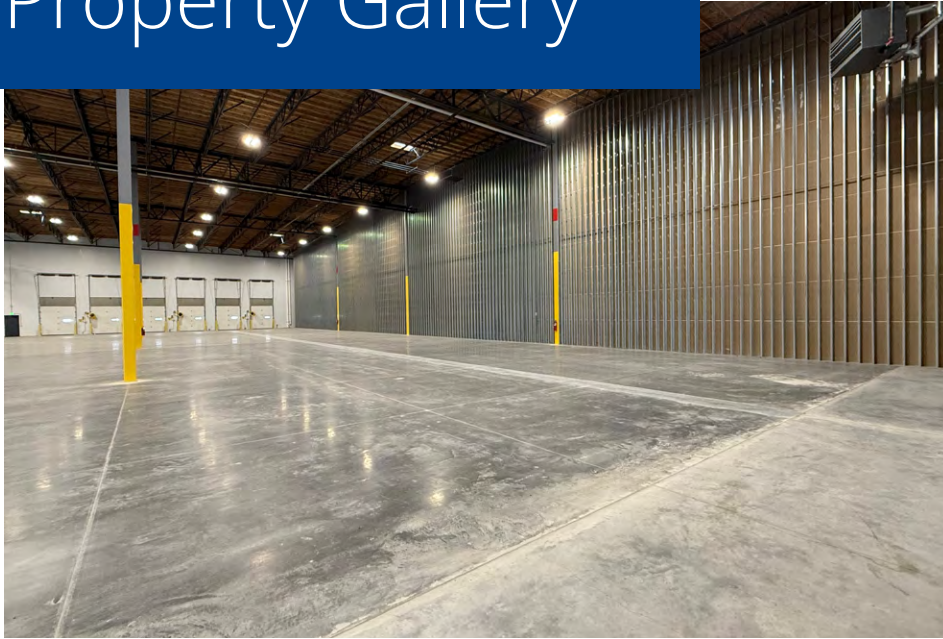
# Site Plan





16685 Madison Road

# Property Gallery





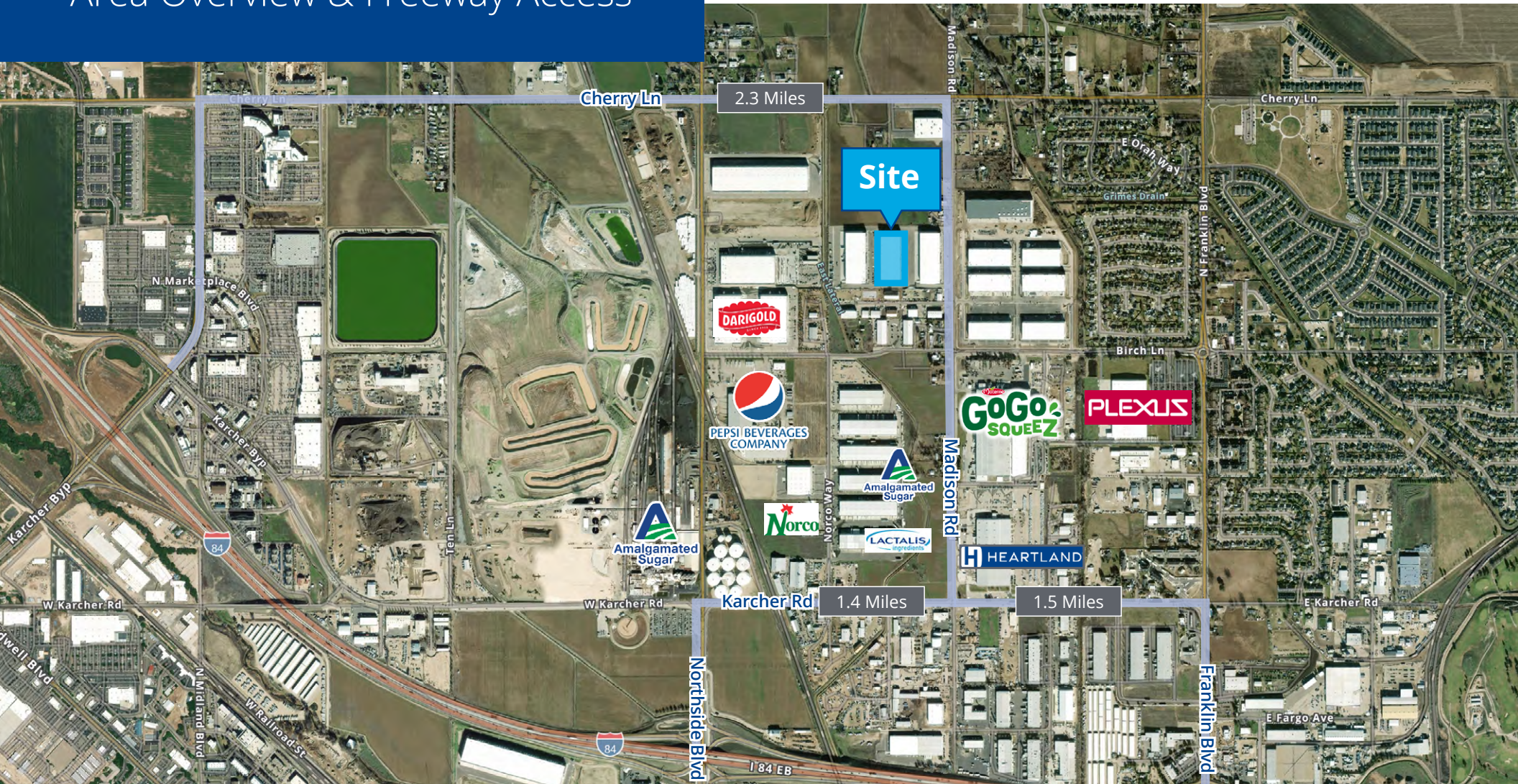
# Area Overview & Freeway Access



Google Map



Street View



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