

TOK COLE VILLAGE

COMMERCIAL

RETAIL/OFFICE SPACE FOR LEASE / 3317-3485 N. COLE RD / BOISE, ID 83704

GRADE LEVEL
DOOR



CONTACT

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HIGHLIGHTS

Suite 3415 | Former fitness space w/ open floor plan.
 Suite 3363 | Has roll up door.
 Anchored by Walmart Neighborhood Market.
 West Boise Library Annex at intersection.
 Close proximity to major employers and Boise Towne Square Mall.
 Key tenants include: Walmart Neighborhood Market, US Post Office, Idaho State Liquor Store, Subway, Idaho Fitness Factory and CSL Plasma.



UPDATED: 1.22.2026

THIS PROPERTY IS EXCLUSIVELY MARKETED BY TOK BOISE LLC DBA TOK COMMERCIAL.

DETAILS



		MONTHLY RENT (includes NNN)
SPACE	RSF	
3415	4,503 SF	\$6,250
3363	4,303 SF	\$5,900

SUBMARKET
AVAILABLE
BLDG TYPE

West Boise
Immediately
Retail Center

LEASE TERM 3 - 5 Yrs.
LEASE TYPE NNN
EST. NNN \$4.91/SF

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WALMART ANCHORED CENTER



Walmart Neighborhood Market

Walmart Neighborhood Markets offer a quick and convenient shopping experience for customers who need groceries, pharmaceuticals, and general merchandise all at our famous Every Day Low Prices.

First opened in 1998, there are now over 500 Walmart Neighborhood Markets, each employing about 95 associates. A typical store is about 42,000 square feet.

Walmart Neighborhood Markets feature a wide variety of products, including:

- Fresh produce
- Meat and Dairy products
- Frozen foods
- Dry goods and staples
- Health and beauty aids
- Stationery and paper goods
- Drive-through pharmacy
- Deli foods
- Bakery items
- Canned and packaged goods
- Condiments and spices
- Pet supplies
- Household supplies
- One-hour photo center

