



## For Lease

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## 2647 Kimberly Road Twin Falls, ID

Discover a functional industrial space with abundant parking, storage, and close proximity to major transportation routes. Perfect for businesses who are looking for a flexible and affordable industrial business solution.

### Highlights:

- Warehouse
- Remodeled in 2021
- Situated within a 15 minute drive from I-84
- 2 grade level docks
- 1 dock high door

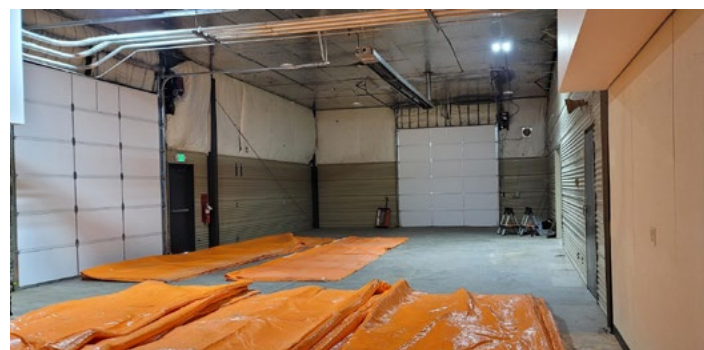
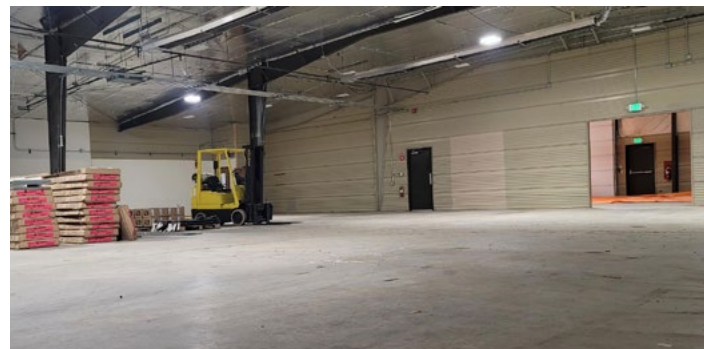
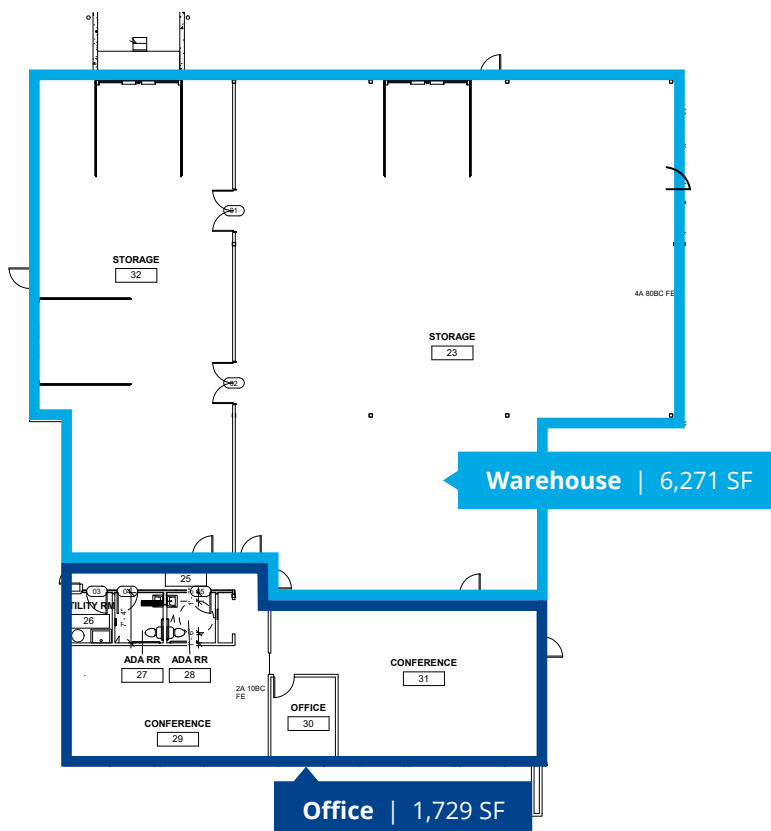
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## Property Information

<b>Property Type</b>	Industrial Warehouse
<b>Building Size</b>	8,000 SF
<b>Office</b>	1,729 SF
<b>Warehouse</b>	6,271 SF
<b>Construction Type</b>	Steel-span
<b>Year Built</b>	Remodeled in 2021
<b>Zoning</b>	C-1
<b>Ceiling Height</b>	14'

<b>Exterior Doors</b>	1
<b>Grade Level Doors</b>	2
<b>Dock High Doors</b>	1
<b>Parking</b>	Ample
<b>Power</b>	3-Phase
<b>Heating &amp; Cooling</b>	Yes
<b>Lease Rate</b>	\$0.85 NNN

## Partial Floor Plan

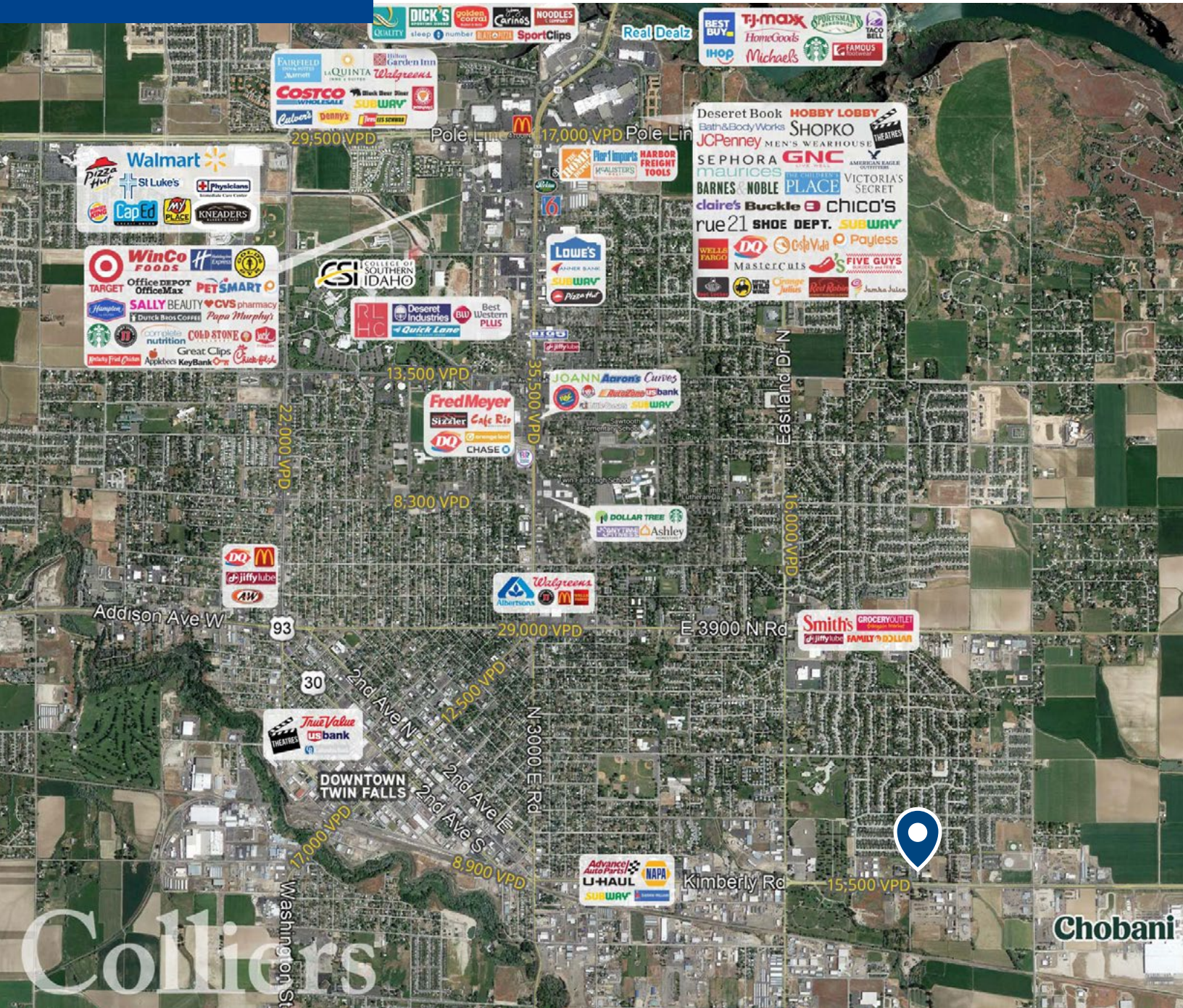




# Location

Google Map

Street View



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