330 N ANCESTOR PLACE

INDUSTRIAL SPACE FOR LEASE / BOISE, ID 83704

CONTACT

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HIGHLIGHTS

Two (2) docks and one (1) grade level door

Generous truck and trailer access to all doors

Close to restaurants and retail with easy access to major thoroughfares

Includes full HVAC for the office—providing both heating and air conditioning. Warehouse is heated by a dedicated gas-fired system

The building is fully sprinklered throughout

DETAILS

SPACE	SIZE		RATE
Suite 150	OFFICE	2,182 SF	$1.45 PSF NNN
	WAREHOUSE	2,363 SF	
	TOTAL	4,545 SF	

SUBMARKET	West Boise	**AVAILABLE**	2/1/2026
BLDG TYPE	Industrial/Flex	**EST. NNN**	$0.38 PST
GRADE DOORS	(1) 12X12	**DOCK DOORS**	(2) 10x10
ZONING	I-1 Industrial Light	**CLEAR HEIGHT**	25’

CONTACT AGENT FOR SHOWING INSTRUCTIONS

UPDATED: 3.30.2026

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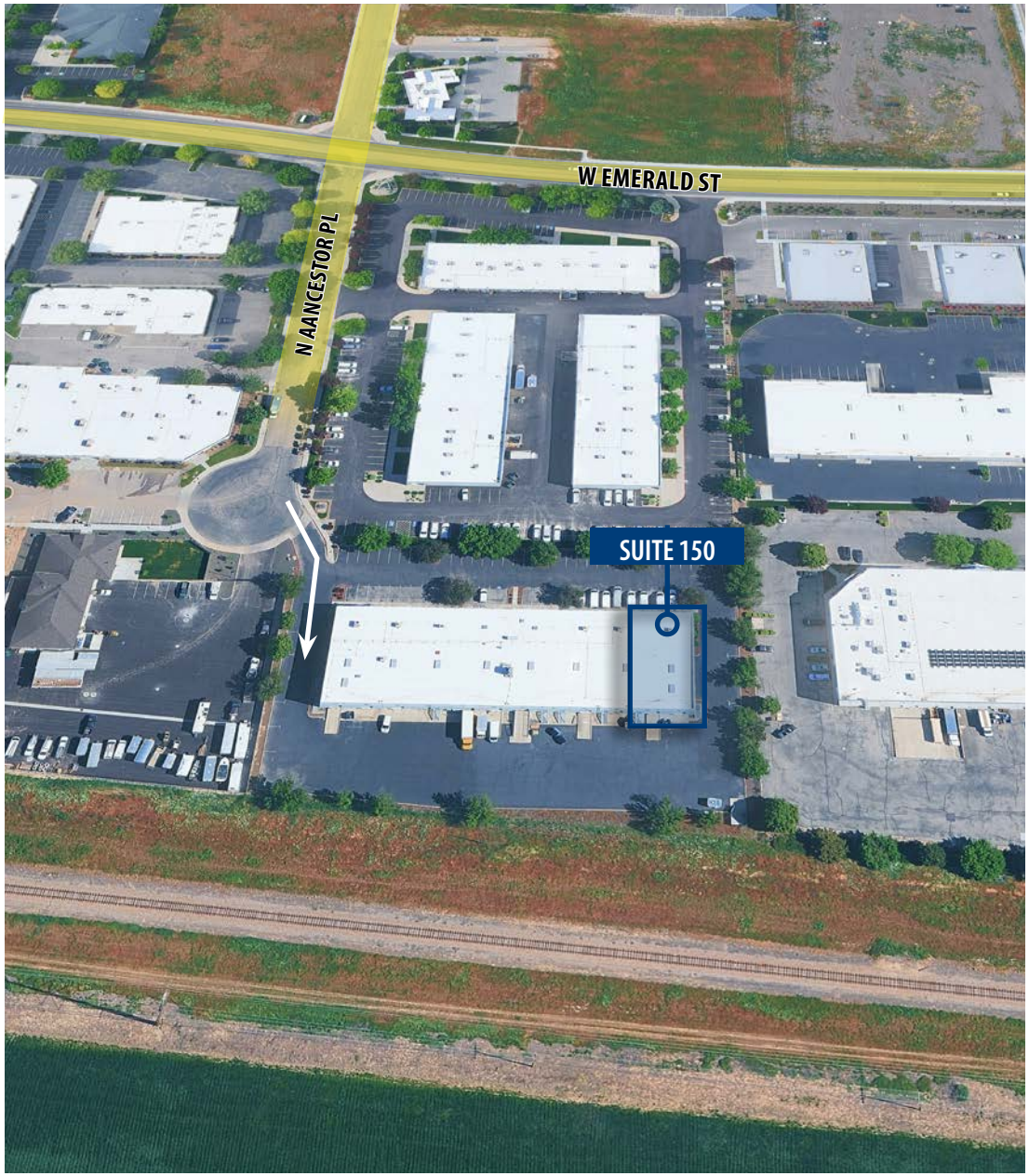
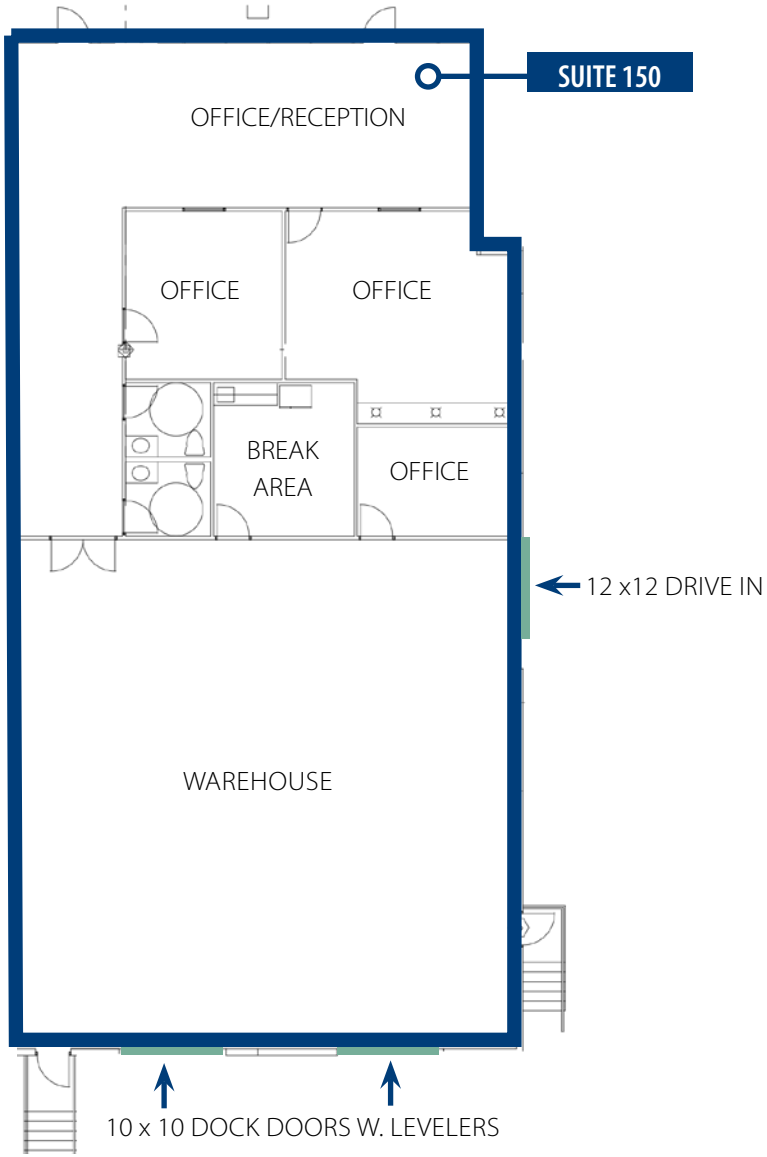
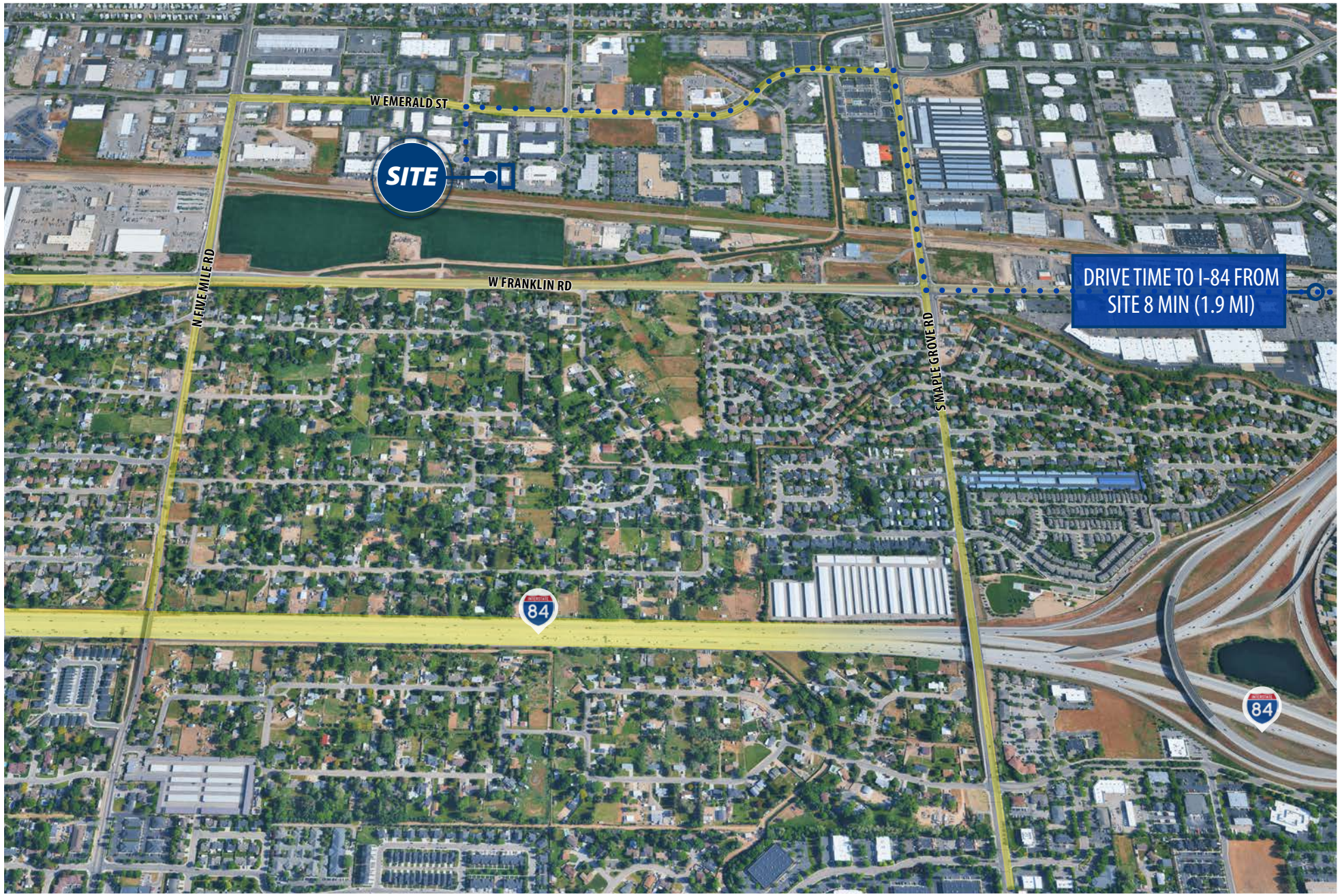
AVAILABLE

FLOOR PLAN





AERIAL MAP


W EMERALD ST
SITE
N FIVE MILE RD
W FRANKLIN RD
S MAPLE GROVE RD
DRIVE TIME TO I-84 FROM SITE 8 MIN (1.9 MI)
84
84