

TOK

COMMERCIAL

2640 E STATE AVE

FLEX/INDUSTRIAL SPACE FOR SUBLEASE / MERIDIAN, ID 83642

N HICKORY AVE

SITE

PRIME FLEX/INDUSTRIAL
NEAR EAGLE ROAD

FOR SUBLEASE

E STATE AVE

E State Ave

CONTACT

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HIGHLIGHTS

Rare industrial/flex space in Meridian, built in 2023.

Show room and warehouse.

Close to amenities, Eagle Road and I-84.

Sublease through 10/2028.

DETAILS

SPACE

Suite 140

SIZE

5,947 SF

RATE

\$1.28/SF, NNN

SUBMARKET

Eagle Road

PARKING

Ample

BLDG TYPE

Flex/Industrial

LEASE TYPE

NNN

CLEAR HEIGHT

18'

EST NNN'S

\$0.22/SF

GRADE DOORS

(3) 12'x10'

SUBLEASE THRU

10/2028

ZONING

I-L

AVAILABLE

30 Day Notice

LOT SIZE

1.325 Acres



UPDATED: 12.3.2025

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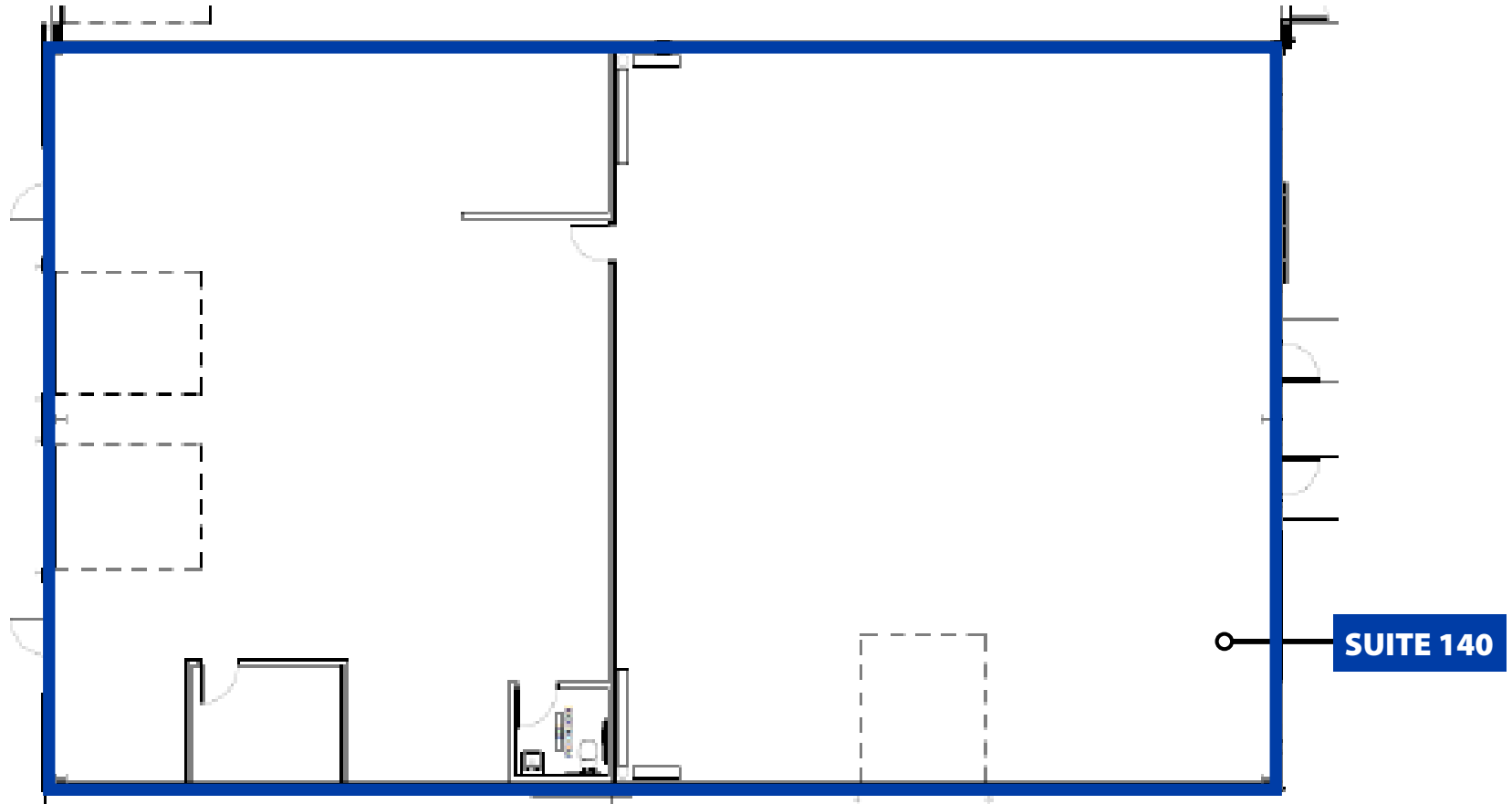
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AVAILABLE

Suite 140 5,947 SF \$1.28/SF, NNN
AVAILABLE 30 Day Notice

FLOOR PLAN

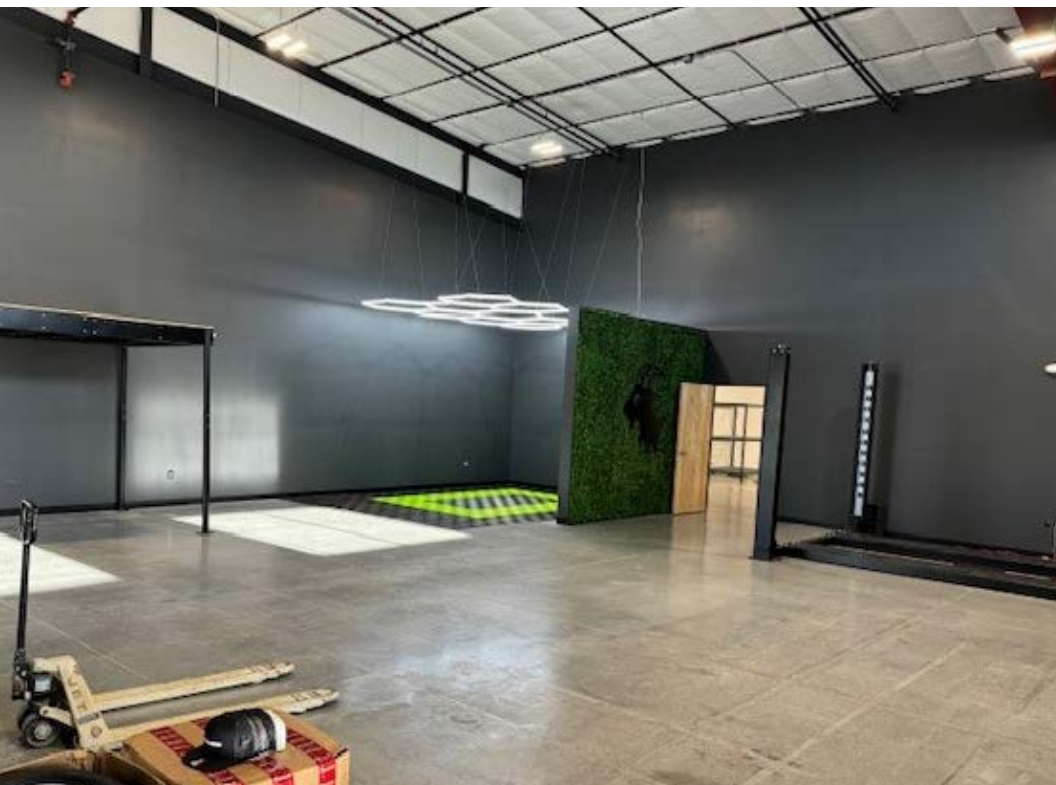


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THE VILLAGE AT MERIDIAN



MERIDIAN CROSSROADS



EAGLE RD

48,184 VPD

SITE

E STATE AVE

HICKORY AVE

E PINE AVE



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