



INDIAN CREEK
BUSINESS PARK

A YELLOW IRON PROPERTY

FOR LEASE

312 SIMPLOT BLVD.
CALDWELL IDAHO

NORTH YARD SPACE

TOK
COMMERCIAL

HIGHLIGHTS

Former heavy manufacturing facility, conveniently located directly off of I-84, less than a mile away.

Access off Simplot Blvd.

Direct access to outdoor storage yard.

Located in prime industrial area, next to Simplot Food Group, and in close proximity to core amenities in downtown Caldwell.

AVAILABLE IMMEDIATELY!

DETAILS

NORTH YARD SPACE	70,405 SF / 1.62 Acres	\$0.05 SF/Mo.
LEASE TYPE:	NNN	
ZONING:	M-1 Light Industrial	

CONTACT

GAVIN PHILLIPS, SIOR

208.401.4101

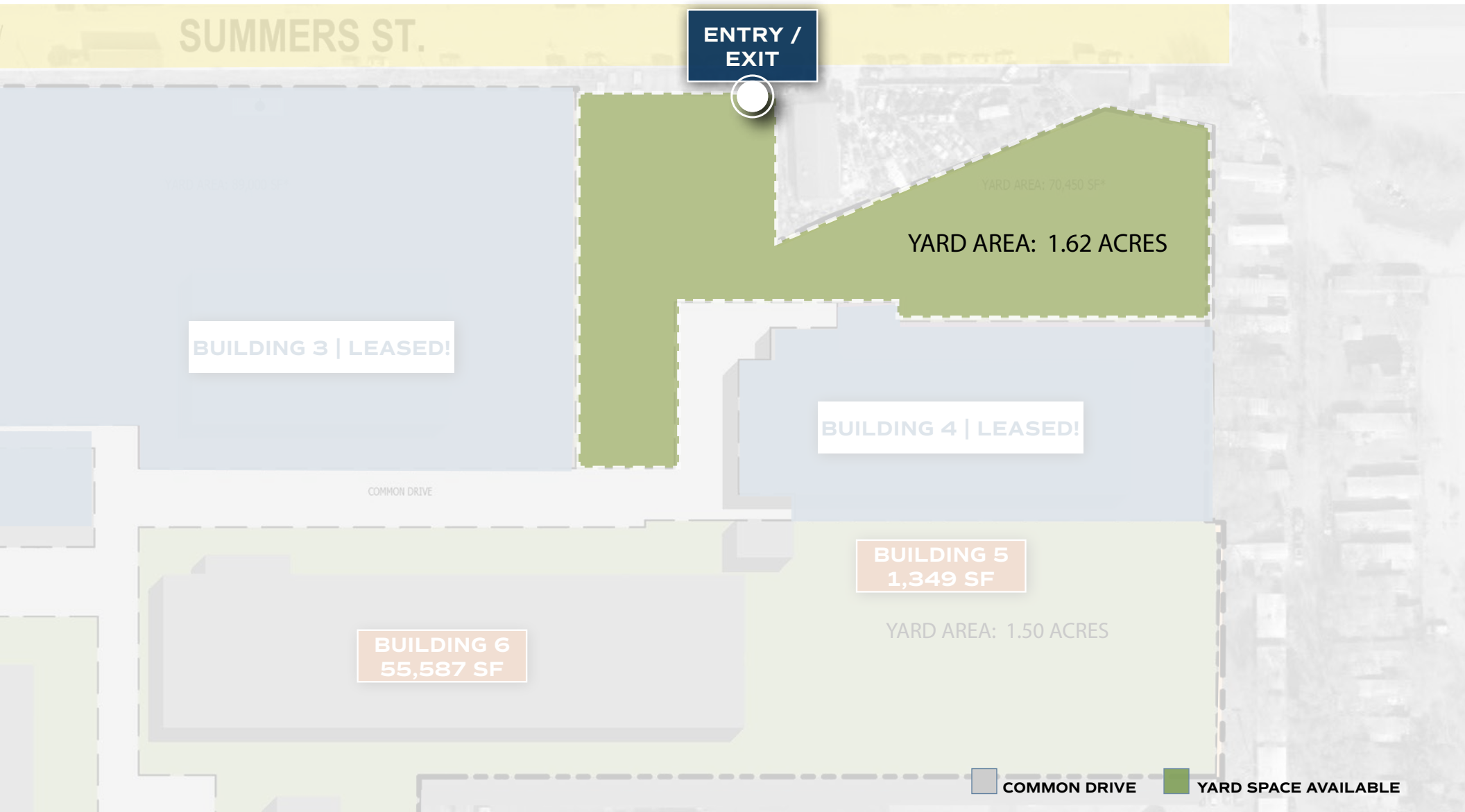
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1.62 ACRES OF YARD AVAILABLE



EXCELLENT ACCESS TO I-84'S EXIT 27

TWO MINUTES / UNDER A MILE AWAY!

