

For Lease

Tami Walker

+1 208 420 4601

tami.walker@colliers.com

Jerrika Gonzalez

+1 208 420 3189

jerrika.gonzalez@colliers.com

205 Shoshone Street N, Suite 201

Twin Falls, Idaho 83301

+1 208 910 2006

colliers.com/idaho

Sunset Business Park

5,000 SF Build to Suit

Kimberly Road | Twin Falls, ID 83301

Highlights:

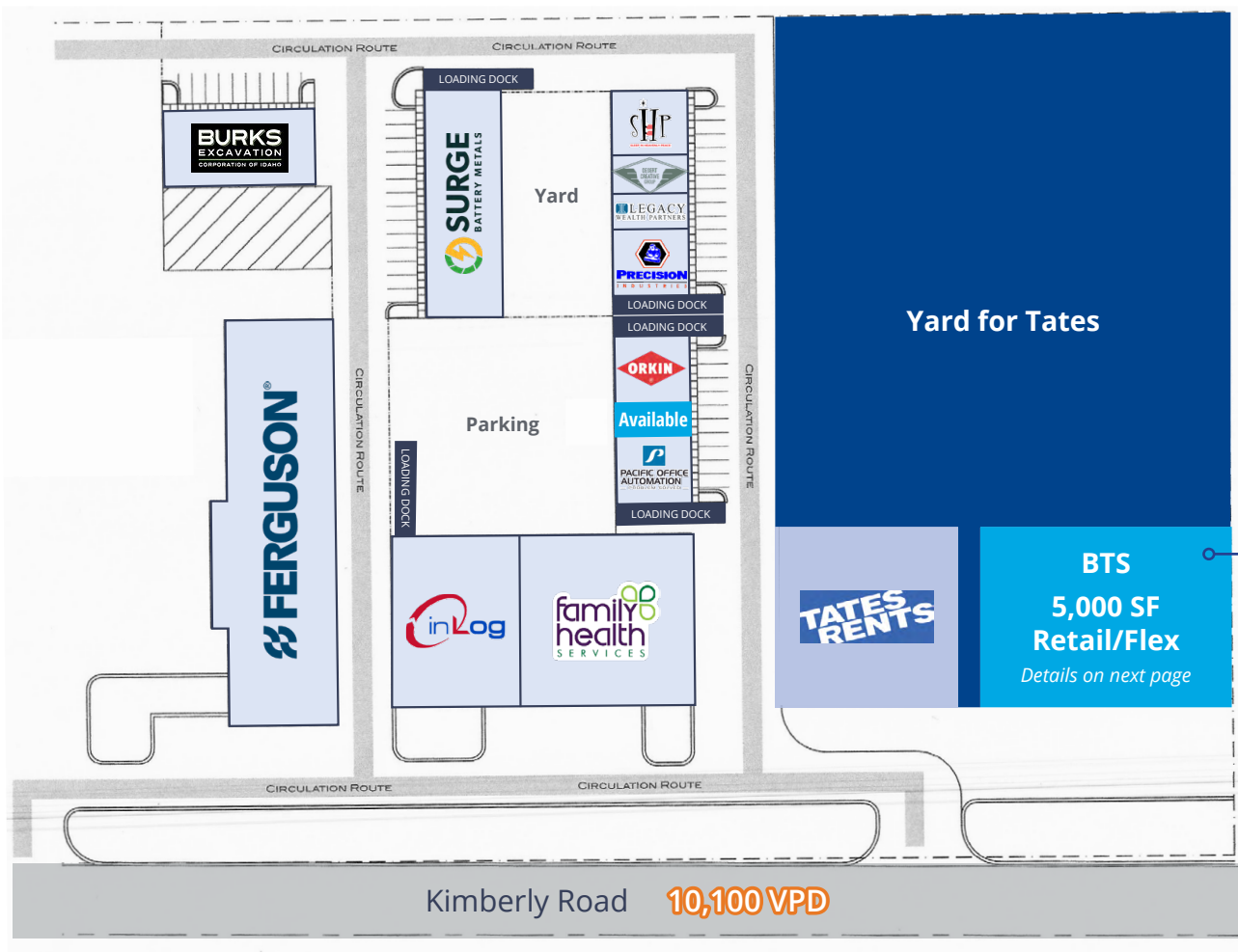
- Commercial/Retail/Office 5,000 SF Build To Suit
- Kimberly Road Frontage
- Superior Magic Valley location with easy access to I-84 and Hwy 30
- Another project developed by Summit Creek Development, ensuring high construction standards and reliable delivery
- Business Park includes National and Regional tenants
- Commercial Zoning
- Suitable for Auto Parts Store, Feed Store, Appliance showroom, Auto Glass Repair, Paint Store, Hardware Store, Electronics/Tech and many more uses
- Flexible Floor Plan and Tenant Allowance

Site Plan

90% Occupied

Property Type	Commercial/Retail/Office
Construction Type	Steel
Zoning	C1
Ceiling Height	16'
Grade Level Drive-in Doors	10' x 12'

SUNSET BUSINESS PARK



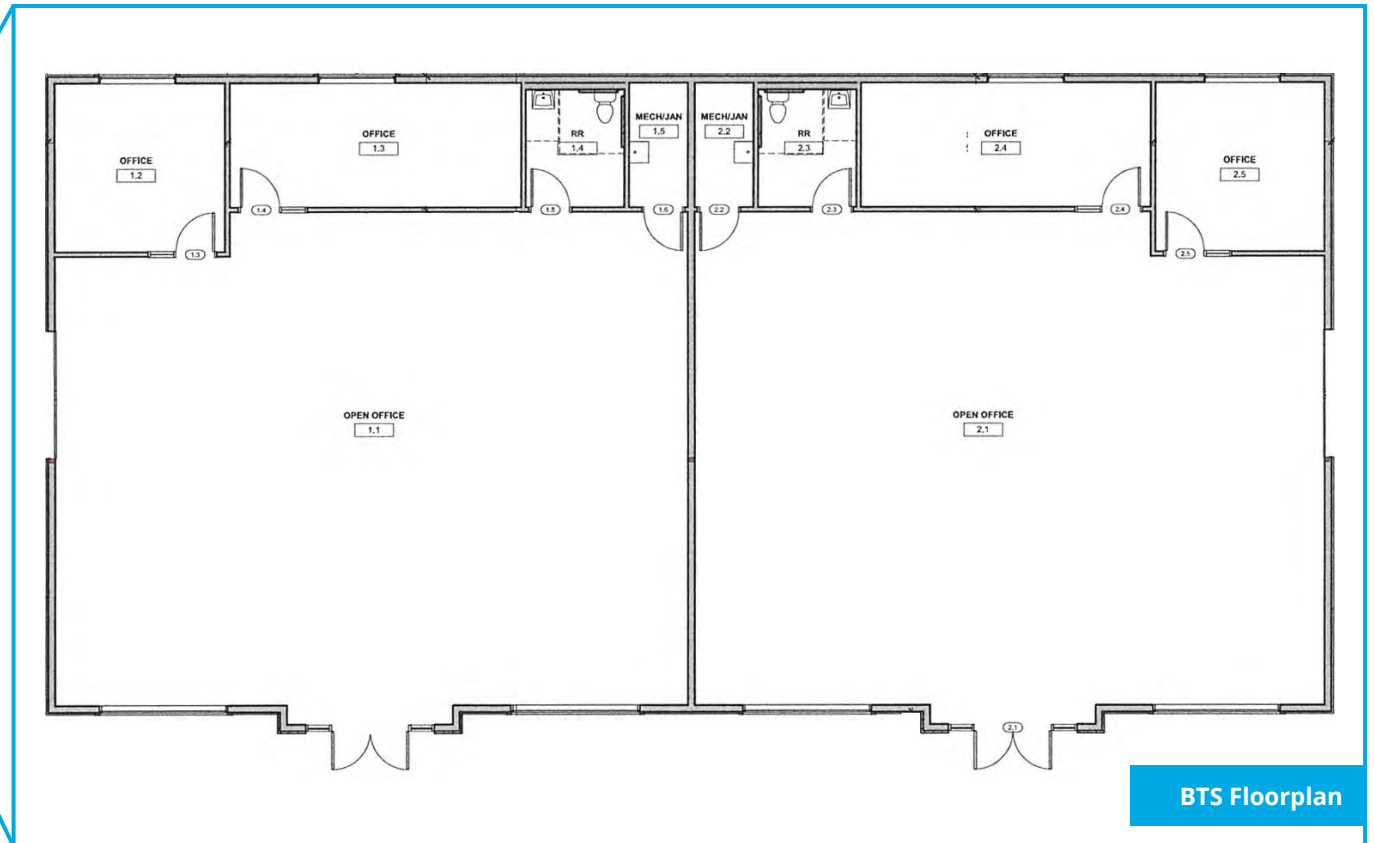
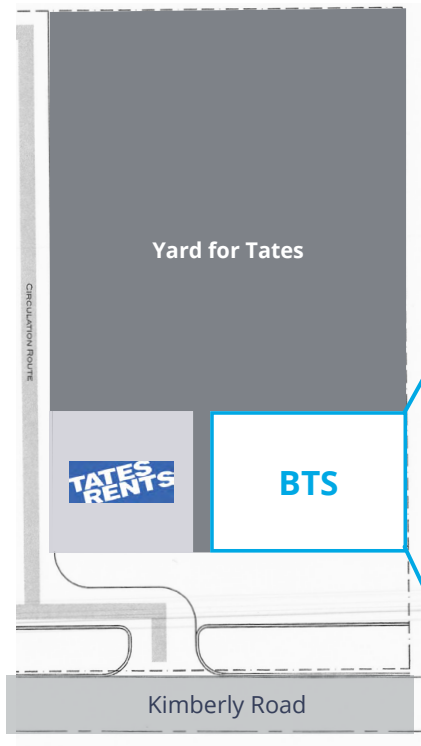
Space Available

Size	Rate
5,000 SF*	\$1.35 PSF

*Space can be split.
(Greyshe'll)

Build-to-Suit

- 5,000 SF
- Retail/Flex



Property Gallery





This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Magic Valley, LLC.

