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HIGH-EXPOSURE RETAIL SPACE

FOR LEASE

1200 N. Meridian Rd.
Kuna, ID 83634

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High-Exposure Retail Space For Lease

KUNA, ID

Property Summary



PROPERTY INFORMATION

PROPERTY TYPE	Retail
ADDRESS	1200 N. Meridian Rd. Kuna, ID 83634
AVAILABLE SPACE	Suite 150: $\pm$ 1,700 SF
BUILDING SIZE	$\pm$ 7,200 SF
LEASE RATE	\$36.00 SF/yr (NNN)

HIGHLIGHTS

- Rare new construction retail opportunity in fast-growing Kuna
- Prime Meridian Road frontage with outstanding visibility and signage exposure
- Strategically positioned on a major corridor connecting Kuna to Meridian and I-84
- Located at the high-traffic intersection of Meridian Rd & Profile Rd
- Surrounded by rapid residential growth with both new and established subdivisions nearby
- Class A retail strip center designed for modern commercial users
- Flexible retail space with vanilla shell buildout ready for tenant customization
- Restaurant-ready potential with patio access and grease trap infrastructure

This information was obtained from sources believed reliable but cannot be guaranteed and is subject to change at any time. Any opinions or estimates are used for example only.

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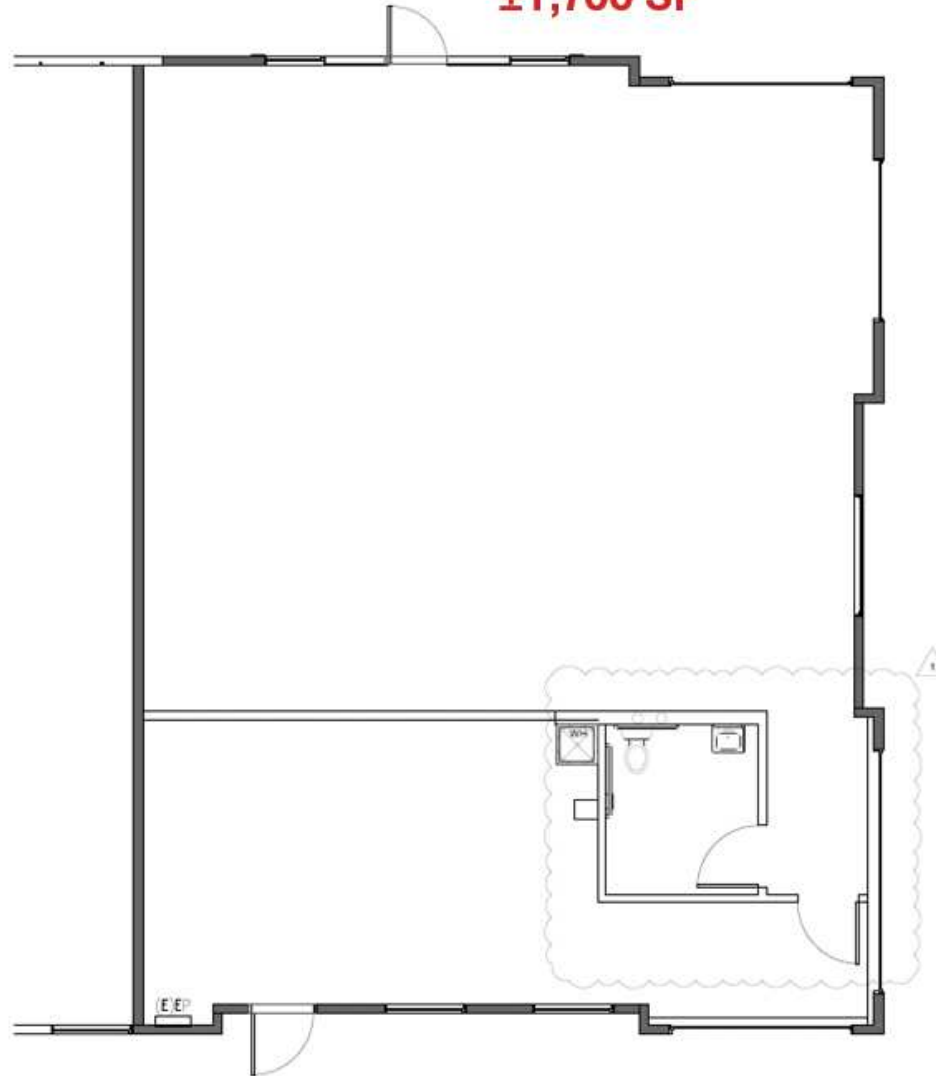
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±1,700 SF



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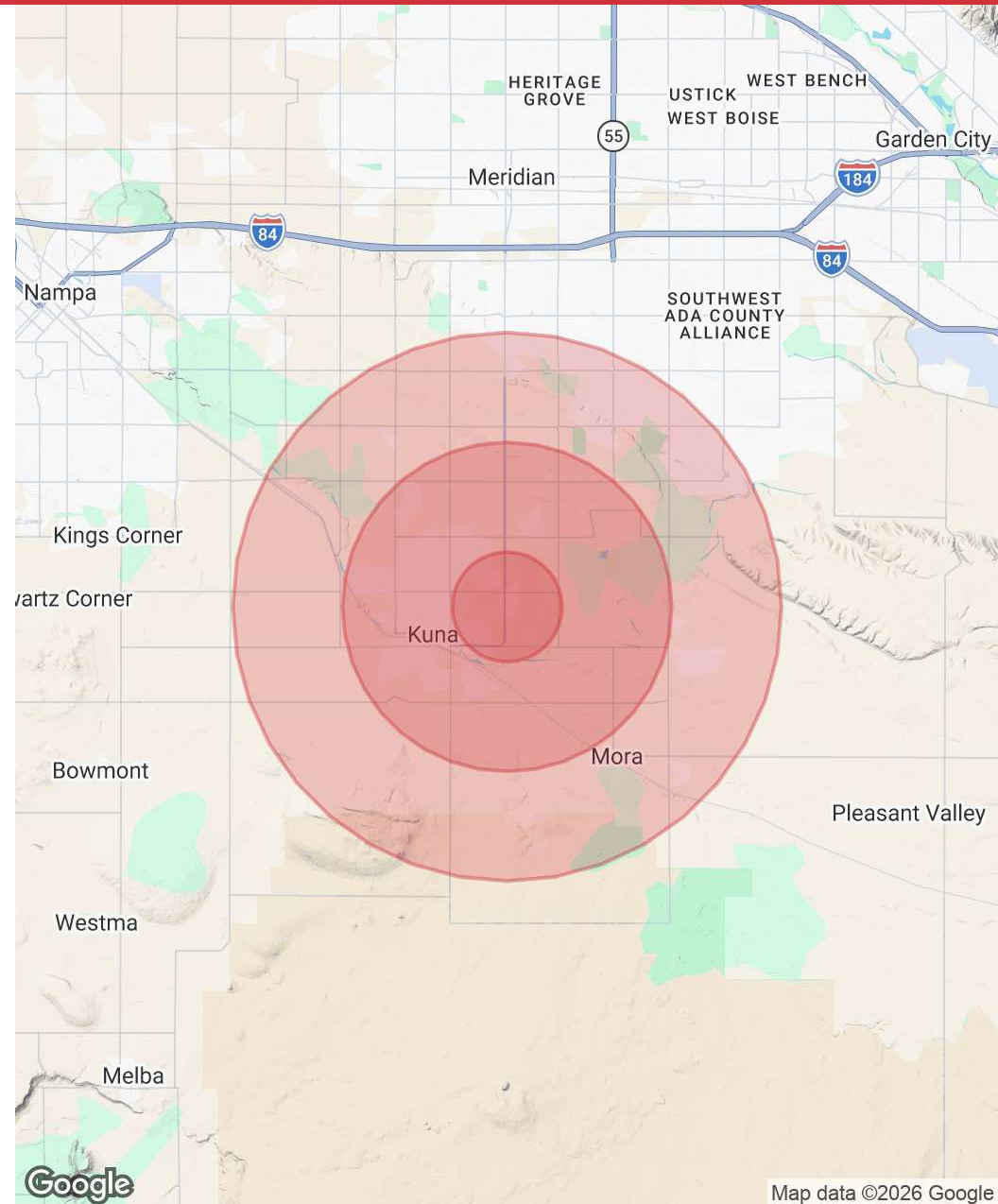
KUNA, ID

Demographics Map & Report

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,704	28,912	56,041
Average Age	34	35	36
Average Age (Male)	33	34	35
Average Age (Female)	35	35	36

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,527	9,341	18,255
# of Persons per HH	3.1	3.1	3.1
Average HH Income	\$89,876	\$107,178	\$121,819
Average House Value	\$943,530	\$651,061	\$656,696

2020 American Community Survey (ACS)



Map data ©2026 Google

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Market Aerial



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