

For Sale

MAD HATTER MOTORS

705 N Franklin Blvd.
(916 and 924 7th Ave N)
Nampa, ID 83687



High-Visibility Auto Sales / Retail Opportunity on Franklin Road

A highly visible retail and automotive sales opportunity located along Franklin Road in Nampa. Currently a retail/used car business with approximately 360 feet of frontage on Franklin Road. The site is zoned BC (Community Business) which offers a wide range of permitted commercial uses and excellent exposure for owner-users, investors, automotive operators, retailers, or redevelopment opportunities. The property also includes two residences. Two additional adjacent parcels can also be purchased to expand the overall site footprint.

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Property Overview

Property Type	Retail Used Car Lot
Total Building Size	Commercial – 2,228 SF Residential – 2,319 SF
Total Building SF	4,547 SF
Land Size	1.398 acres
Property Access	Contact Agent - <i>Do not disturb tenant</i>
Sale Price	\$1,695,000

Highlights

- Approximately 360 feet of high visibility frontage on Franklin Road
- Two-parcel offering totaling 1.398 acres
- 3 commercial buildings + 2 residential allowing for live-in management or rental income
- High traffic on N Franklin Blvd with 24,610 VPD
- [BC \(Community Business\) zoning](#)
- Existing retail / used car lot use
- Two additional adjacent parcels (approx 1.25ac) also available



Potential Uses



Used Car Lot /
Auto Sales



Automotive
Retail



Retail
Showroom



Vehicle Display/
Storage



Contractor or
Service Business



General
Retail



Restaurant/Drive-
Thru (subject to
approvals)



Professional
Services



Owner-User
Opportunity



Redevelopment
Opportunity

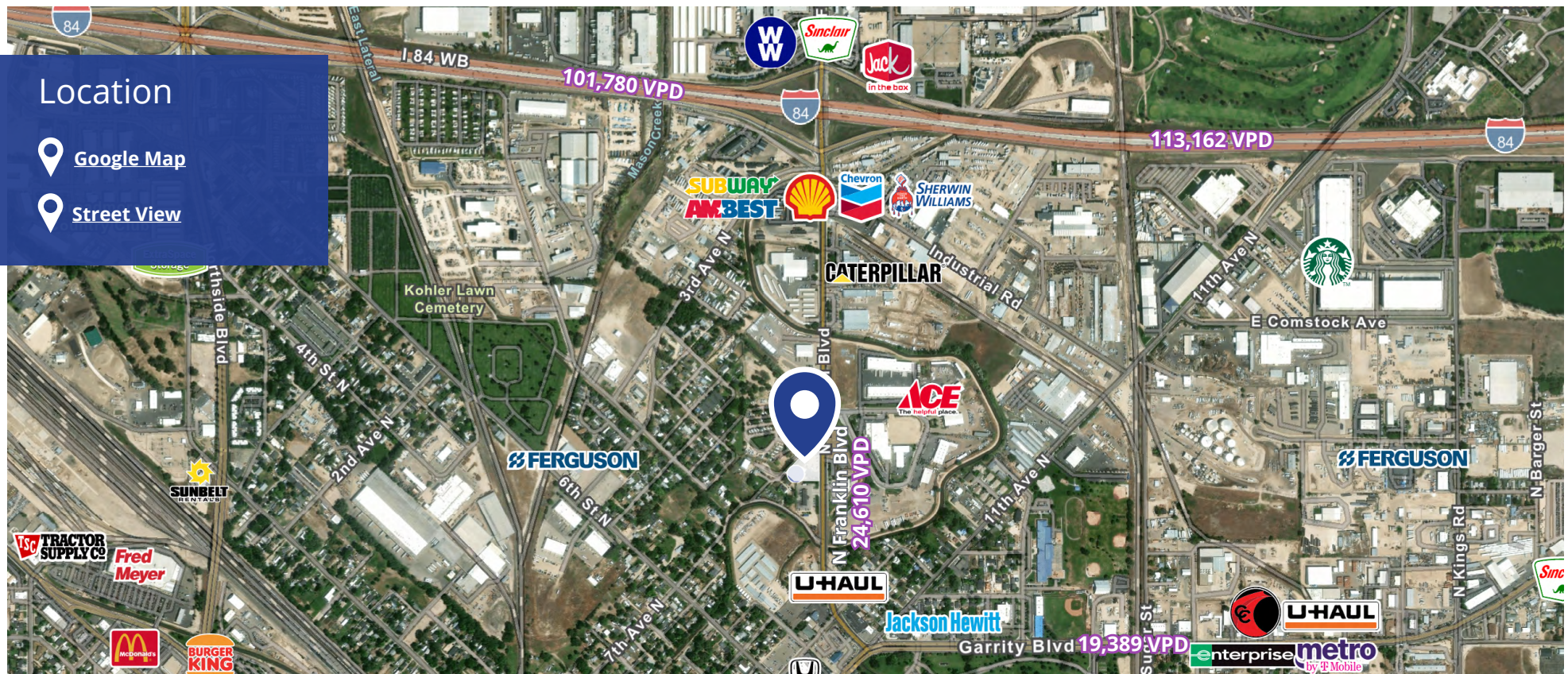
Demographics

	1 Mile	3 Miles	5 Miles
Population	5,990	79,962	147,240
Avg Households	2,096	29,191	51,797
Median HH Income	\$51,858	\$66,808	\$77,161

Location

Google Map

Street View



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