

RETAIL CENTER ON HIGHWAY 95 FOR LEASE



Offered at
\$28.00
PSF, NNN

AIN: 175119
Acres: 3.25
Zoned: Commercial

New Retail Center in Hayden, Idaho. Excellent location with high visibility near the signalized intersection of Highway 95 and Lacey Avenue with traffic counts of 35,000 per day. The parcel is zoned Commercial in the City of Hayden. The modern project will consist of three buildings of 9,400 square feet each. There are several floor plans to choose from, ranging from 2,126 sf to 9,400 sf. Abundant storefront glass and parking with 125 parking stalls. Depending on the suite chosen, it may or may not have a roll up door in the rear of the suite. Owner is going to deliver suites in a warm “vanilla shell” which includes restrooms, walls taped/sanded and a concrete floor.



Lacey Avenue & Hwy 95
Hayden, ID 83835



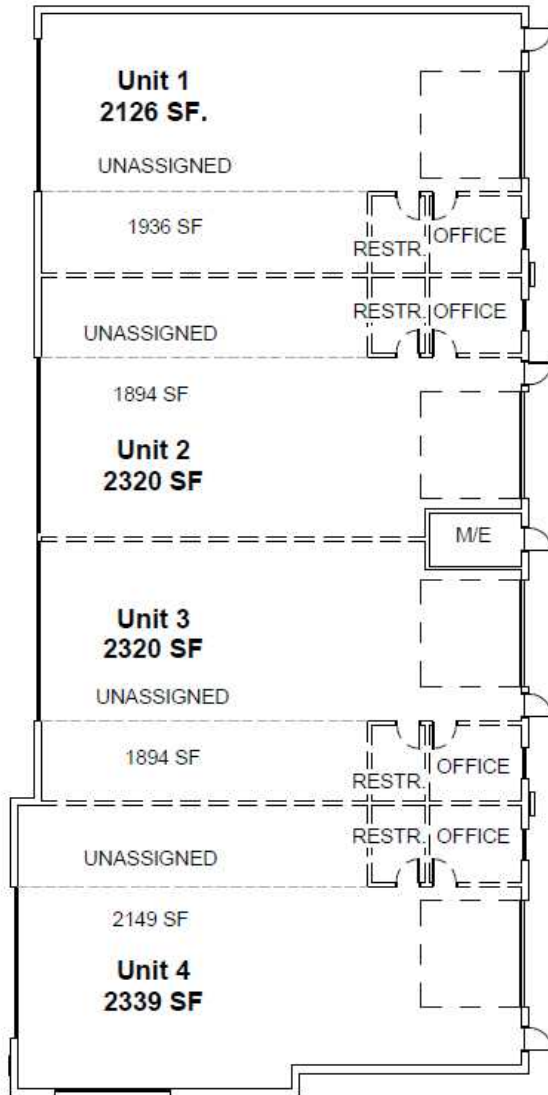
CRAIG HUNTER, CCIM
PAT EBERLIN

208.929.2929 hunter@ccim.net ccimteam.com

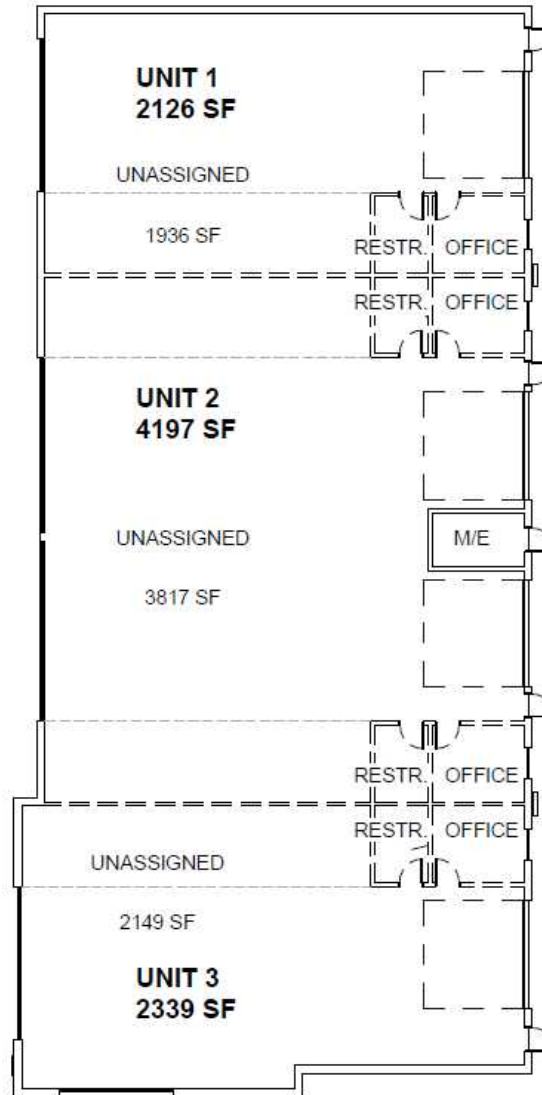
208.215.1375 Pat.Eberlin@kiemlehagood.com

**KIEMLE
HAGOOD**
KIEMLEHAGOOD.COM

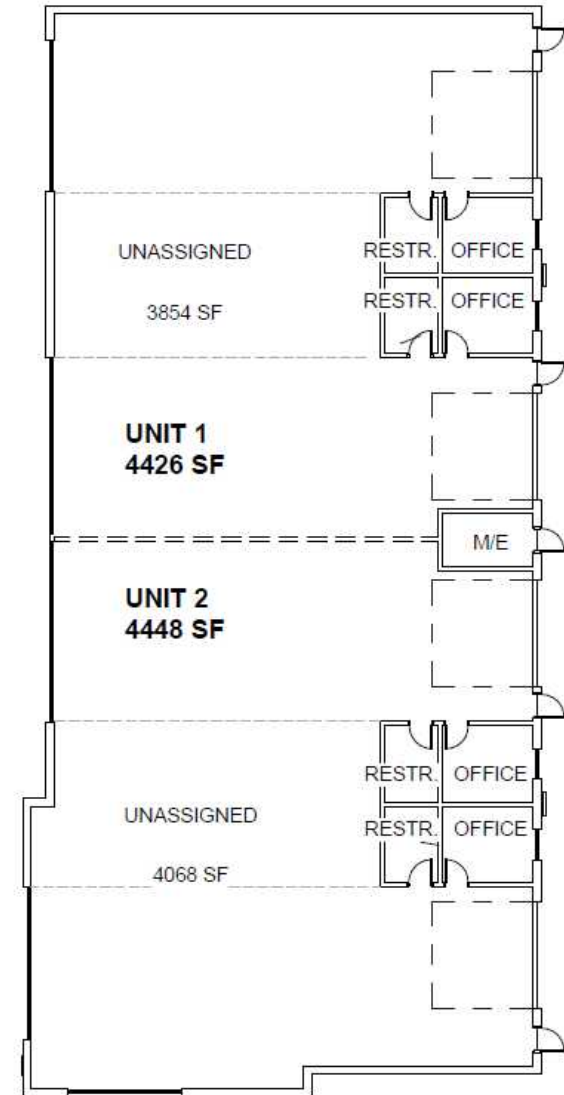
AVAILABLE FLOOR PLANS



Option 1



Option 2



Option 3



Lacey Avenue & Hwy 95
Hayden, ID 83835

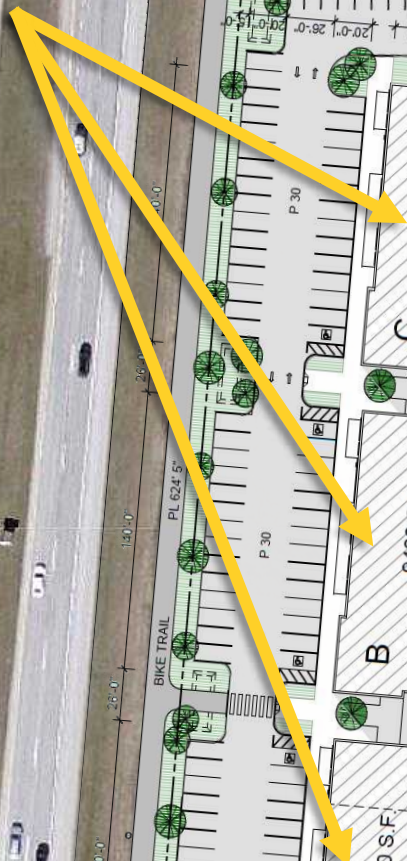


CRAIG HUNTER, CCIM
PAT EBERLIN

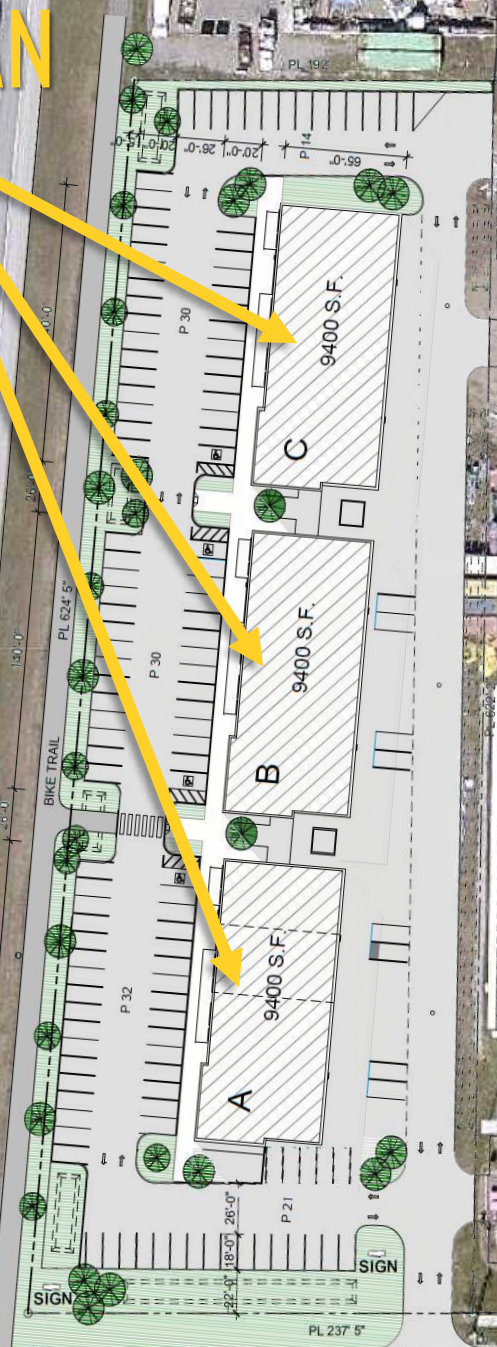
208.929.2929 hunter@ccim.net ccimteam.com
208.215.1375 Pat.Eberlin@kiemlehagood.com

**KIEMLE
HAGOOD**
KIEMLEHAGOOD.COM

SITE PLAN



Highway 95



Lacey Avenue

**Trademark
Mechanical**

171 163 155 149 133 125 117 111

Hellbender Customs Jitterz ARG Industrial Legacy Heating

Government Way



[View
Location](#)



CRAIG HUNTER, CCIM
PAT EBERLIN

208.929.2929 hunter@ccim.net ccimteam.com
208.215.1375 Pat.Eberlin@kiemlehagood.com

**KIEMLE
HAGOOD**
KIEMLEHAGOOD.COM



Lacey Avenue & Hwy 95
Hayden, ID 83835

CRAIG HUNTER, CCIM

208.929.2929

hunter@ccim.net

PAT EBERLIN

208.215.1375

Pat.Eberlin@kiemlehagood.com

OFFICE LOCATIONS

SPOKANE | COEUR D'ALENE | TRI-CITIES | MISSOULA

No warranty or representation, expressed or implied, is made by Kiemle Hagood, its agents or its employees as to the accuracy of the information contained herein. All information furnished is from sources deemed reliable and submitted subject to errors, omissions, change of terms and conditions, prior sale, lease or financing, or withdrawal without notice. No one should rely solely on the above information, but instead should conduct their own investigation to independently satisfy themselves.

Kiemle Hagood respects the intellectual property of others:

If you believe the copyright in your work has been violated through this Website, please contact our office for notice of claims of copyright infringement. For your complaint to be valid under the Digital Millennium Copyright Act of 1998 (DMCA), you must provide the following information when providing notice of the claimed copyright infringement: Identify the material on the Website that you believe infringes your work, with enough detail so that we may locate it on the Website; provide your address, telephone number and email address; provide a statement that you have a good faith belief that the disputed use is not authorized by the copyright owner, its agent, or the law; provide a statement that the information in the notification is accurate, and under penalty of perjury, that the complaining party is authorized to act on behalf of the owner of an exclusive right that is allegedly infringed; and provide your physical or electronic signature. Upon receiving your complaint, Kiemle Hagood will, upon review, remove content that you believe infringes your copyright if the complaint is found to be valid.



**KIEMLE
HAGOOD**

1579 W RIVERSTONE DRIVE
SUITE 102
COEUR D'ALENE, ID 83814