FOR LEASE

NEZ PERCE PLAZA

2630 Nez Perce Drive | Lewiston, ID 83501

VANDERVERT Developments

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KIEMLEHAGOOD

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NAIBlack

AVAILABLE SUITES	SIZE	LEASE RATE	NNN EXPENSE
Suite 2330A	±23,000 SF	Contact Listing Broker	
Suite 2330B	±20,000 SF	Contact Listing Broker	
Suite 2330C	±15,110 SF	Contact Listing Broker	
Suite 2342 (Retail B2)	±1,400 SF	$18.00 PSF /YR	$3.25 PSF
Suite 2346 (Retail B2)	±1,400 SF	$18.00 PSF /YR	$3.25 PSF
Suite 2358 (Retail B2)	±7,000 SF	$18.00 PSF /YR	$3.50 PSF
Suite 2360 (Retail B2)	±2,067 SF	$18.00 PSF /YR	$3.50 PSF

PLAZA TENANTS:

Home Depot
Petco
TJ Maxx
Ulta
Ross Dress for Less
Five Below
Old Navy

AVAILABLE SUITES	SIZE	LEASE RATE	NNN EXPENSE
Suite 2634 (Retail N)	±6,500 SF	$20.00 PSF /YR	$2.80 PSF

AVAILABLE PAD SITE	SIZE	LEASE RATE
PAD M - Multi-Tenant Retail	TBD	Contact Listing Broker
PAD K - Proposed Retail	±5,184 SF	Contact Listing Broker
PAD J - Proposed Restaurant	±6,200 SF	Contact Listing Broker

five BELOW

THE HOME DEPOT

FAMOUS
footwear

OLD NAVY

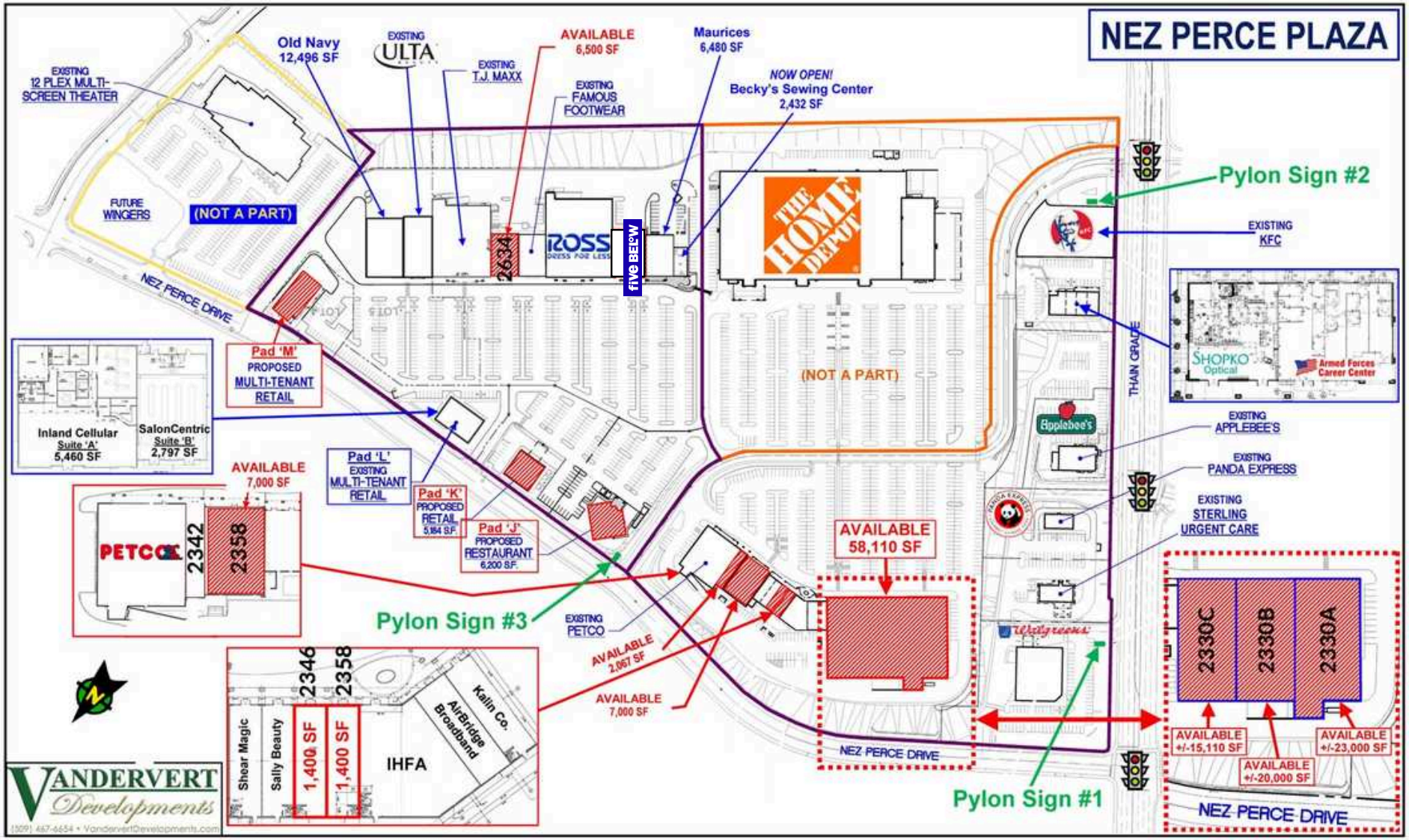
T.J.maxx

ULTA
BEAUTY

PETCO

maurices

ROSS
DRESS FOR LESS


NEZ PERCE PLAZA
Old Navy
12,496 SF
EXISTING
ULTA
EXISTING
T.J. MAXX
AVAILABLE
6,500 SF
EXISTING
FAMOUS
FOOTWEAR
Maurices
6,480 SF
NOW OPEN!
Becky's Sewing Center
2,432 SF
EXISTING
12 PLEX MULTI-
SCREEN THEATER
FUTURE
WINGERS
(NOT A PART)
NEZ PERCE DRIVE
2634
ROSS
DRESS FOR LESS
five BELOW
THE HOME DEPOT
(NOT A PART)
Pylon Sign #2
EXISTING
KFC
THAIN GRADE
SHOPKO
Optical
Armed Forces
Career Center
EXISTING
APPLEBEE'S
EXISTING
PANDA EXPRESS
EXISTING
STERLING
URGENT CARE
Pad 'M'
PROPOSED
MULTI-TENANT
RETAIL
Inland Cellular
Suite 'A'
5,460 SF
SalonCentric
Suite 'B'
2,797 SF
AVAILABLE
7,000 SF
PETCO
2342
2358
Pad 'L'
EXISTING
MULTI-TENANT
RETAIL
Pad 'K'
PROPOSED
RETAIL
5,184 S.F.
Pad 'J'
PROPOSED
RESTAURANT
6,200 S.F.
AVAILABLE
58,110 SF
Pylon Sign #3
EXISTING
PETCO
AVAILABLE
2,067 SF
AVAILABLE
7,000 SF
2330C
2330B
2330A
AVAILABLE
+/-15,110 SF
AVAILABLE
+/-20,000 SF
AVAILABLE
+/-23,000 SF
NEZ PERCE DRIVE
Pylon Sign #1
2346
2358
Shear Magic
Sally Beauty
1,400 SF
1,400 SF
IHFA
AirBridge
Broadband
Kalin Co.
VANDERVERT
Developments
(509) 467-4654 • VandervertDevelopments.com

DEMOGRAPHICS	3 MILE RADIUS	5 MILE RADIUS	10 MILE RADIUS
2025 Estimate Population	36,602	56,679	61,225
2030 Projected Population	35,517	55,427	60,097
2025 Estimated Households	15,790	24,335	26,046
2025 Median Age	40.6	42.2	42.3
2025 Average Household Income	$95,662	$100,696	$100,946
2025 Median Household Income	$73,012	$75,226	$75,387

SURROUNDING AREA RETAILERS

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