

COMMERCIAL SITE FOR SALE | 175 N. TEN MILE ROAD | MERIDIAN, ID



CONTACT

LENNY NELSON

208.947.0806

lenny@tokcommercial.com

MIKE GREENE, SIOR, CCIM

208.947.0835

mikeg@tokcommercial.com

HIGHLIGHTS

Less than a mile to I-84 and the Ten Mile Interchange.

Well-positioned lot with ample exposure and access from N. Ten Mile and Franklin Roads.

Excellent hospitality, restaurant or retail location delivering desired amenities to rapidly developing Ten Mile corridor.

Commercial lot located in the path of growth in Meridian, Idaho — just north of expansive Ten Mile Crossing and Discovery mixed-use developments featuring the area's newest retail, multifamily, and office users.



DETAILS

LOT SIZES: 4.6 Acres

ZONING: C-N [\[SEE ALLOWED USES\]](#)

PRICE: \$3,000,000

PROPERTY ZONING C-N, NEIGHBORHOOD BUSINESS DISTRICT

The purpose of the commercial districts is to provide for the retail and service needs of the community in accordance with the Meridian Comprehensive Plan. The following districts are designated which differ in the size and scale of commercial structures accommodated in the district, the scale and mix of allowed commercial uses, and the location of the district in proximity to streets and highways.

[CLICK FOR INFORMATION](#)

[ADDITIONAL ZONING INFO](#)

[LAND USES TABLE](#)



UPDATED: 2.13.2025

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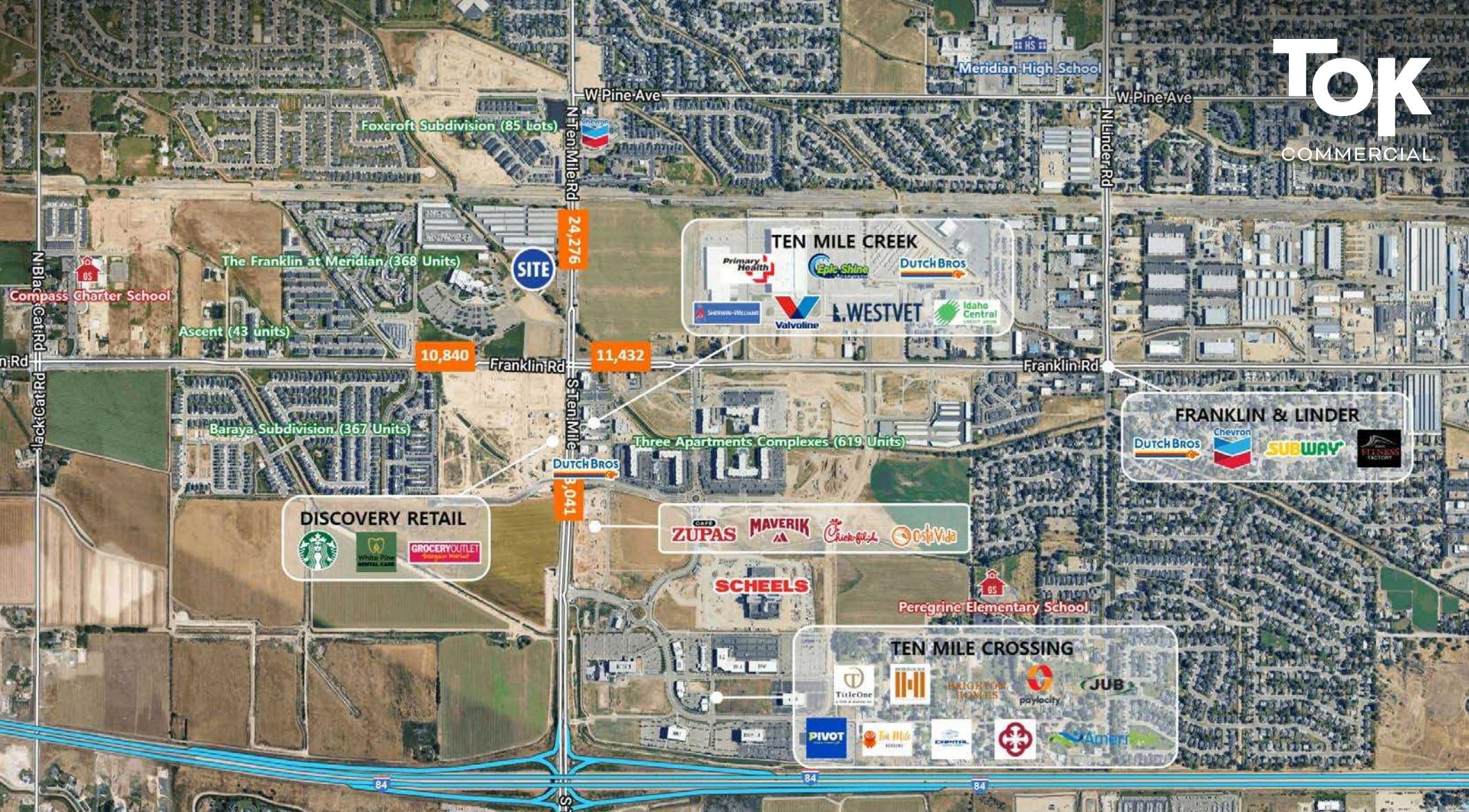


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1 MILE RADIUS



POPULATION
9,360



HISTORIC ANN. GROWTH
5.0%



AVG. HOUSEHOLD INC.
\$109,426

3 MILE RADIUS



POPULATION

59,624



HISTORIC ANN. GROWTH
2.1%



AVG. HOUSEHOLD INC.
\$122,318

5 MILE RADIUS



POPULATION
148,956



HISTORIC ANN. GROWTH
4.4%



AVG. HOUSEHOLD INC.
\$130,806

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