

# Hazelcrest Estates Commercial Pads

3430 W Lake Hazel | Kuna, ID 83642



**5 Commercial Pads For Sale:** available pad ready, build-to-suit or ground lease



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# Property Overview

<b>Property Type</b>	Commercial Pads
<b>Land Size</b>	5.56 Acres
<b>Sales Price</b>	\$25 PSF
<b>Ground Lease</b>	Contact Agent
<b>Zoning</b>	C-1
<b>Location</b>	W Lake Hazel & Ten Mile Rd
<b>Property Access</b>	Drive By/Call Agent

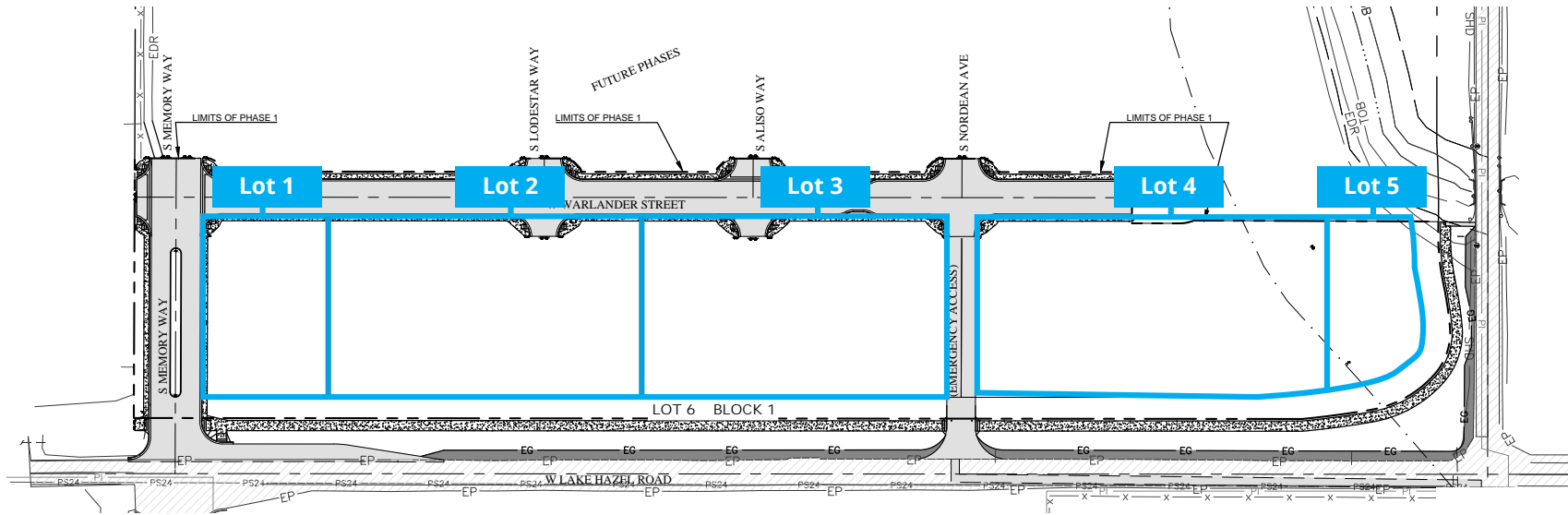
Demos	3 miles	5 miles	10 miles
<b>Population</b>	47,813	130,955	471,158
<b>Households</b>	16,037	47,098	175,844
<b>Avg. HH Income</b>	\$165,861	\$135,572	\$119,708
<b>Labor Force Age 16+</b>	26,723	73,161	253,484

# Property Description

Prime Lake Hazel Road corridor exposure along one of the Treasure Valley's fastest-growing east-west routes, supported by the City of Kuna's Comprehensive Plan emphasis on corridor connectivity and transportation investments linking Kuna with South Meridian employment, retail, and residential growth.



# Site Plan



Construction drawings for Hazelcrest Estates - Phase 1  
Ada County Idaho - Updated October 2024

LOT	SQUARE FEET	ACRES
Lot 1	20,233 SF	0.46 Acres
Lot 2	20,063 SF	0.46 Acres
Lot 3	51,106 SF	1.17 Acres
Lot 4	54,064 SF	1.24 Acres
Lot 5	51,786 SF	1.19 Acres
<b>Total</b>		<b>5.56 Acres</b>

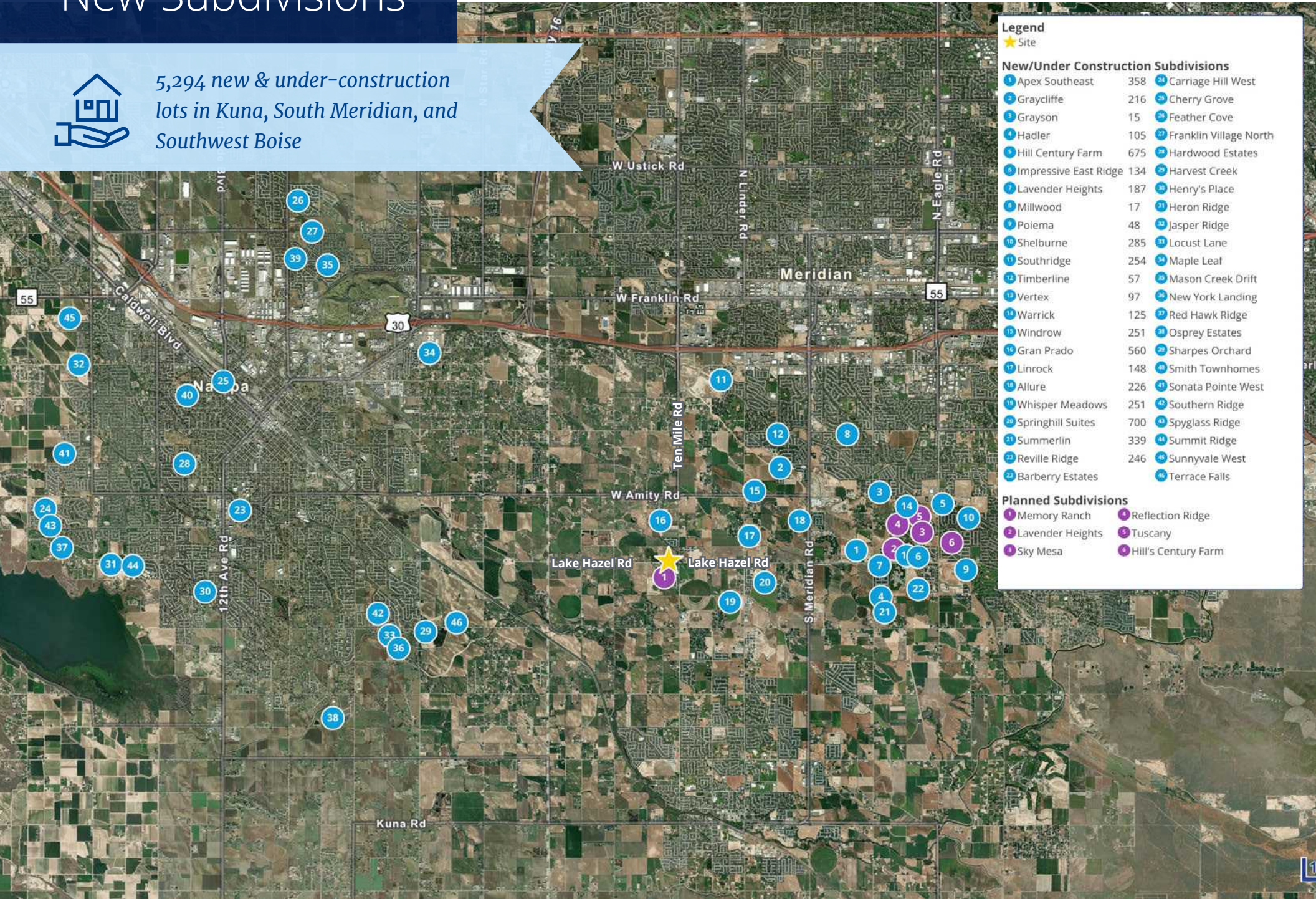
# Gallery



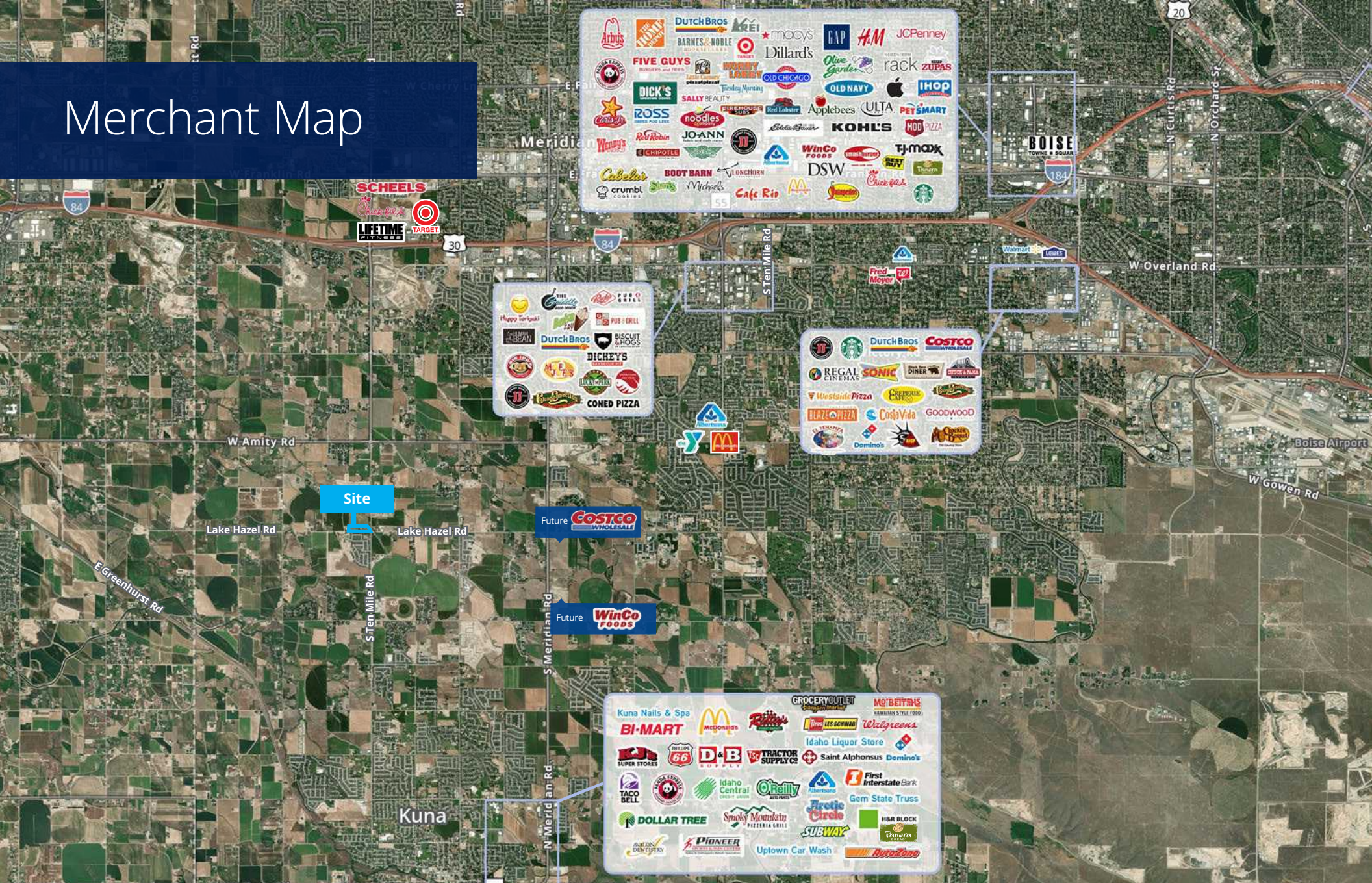
# New Subdivisions



5,294 new & under-construction lots in Kuna, South Meridian, and Southwest Boise



# Merchant Map



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