

DOWNTOWN BOISE
12 MIN DRIVE

Site

E Gowen Rd

EXIT 57
2 MIN DRIVE

ADVANTAGE SPINE & DISC
modern dental complete care completely guaranteed

St Luke's
Physical Therapy Idaho

MICRON
3 MIN DRIVE

For Sale

Office Land

2015 E. Hospitality Lane
Boise, Idaho 83716



Lance Millington
+1 208 890 4359
lance.millington@colliers.com

Scott Raeber
+1 208 859 0409
scott.raeber@colliers.com



Accelerating success.

For Sale

Highlights

- **Prime build-ready lot** located near Micron
- **All utilities** installed to the site
- **Site improvements complete** including parking, sidewalks, curb & gutter
- **Shared parking** agreement in place with adjacent property allows up to 4/1000 spaces
- **Preliminary design** provides up to a 7,000 SF footprint (plans available)
- **Surrounded by established** medical and professional users including dental, chiropractic, medical office, and veterinarian

Property Details

Address	2015 E Hospitality Ln
Property Type	Land
Land Size	0.74 Acres
Location	Southeast Boise
Zoning	MX-2*

*The MX-2 district is intended to provide opportunities for a mix of office, commercial, institutional and residential at a scale designed to serve community needs broader than those of nearby neighborhoods

Price**

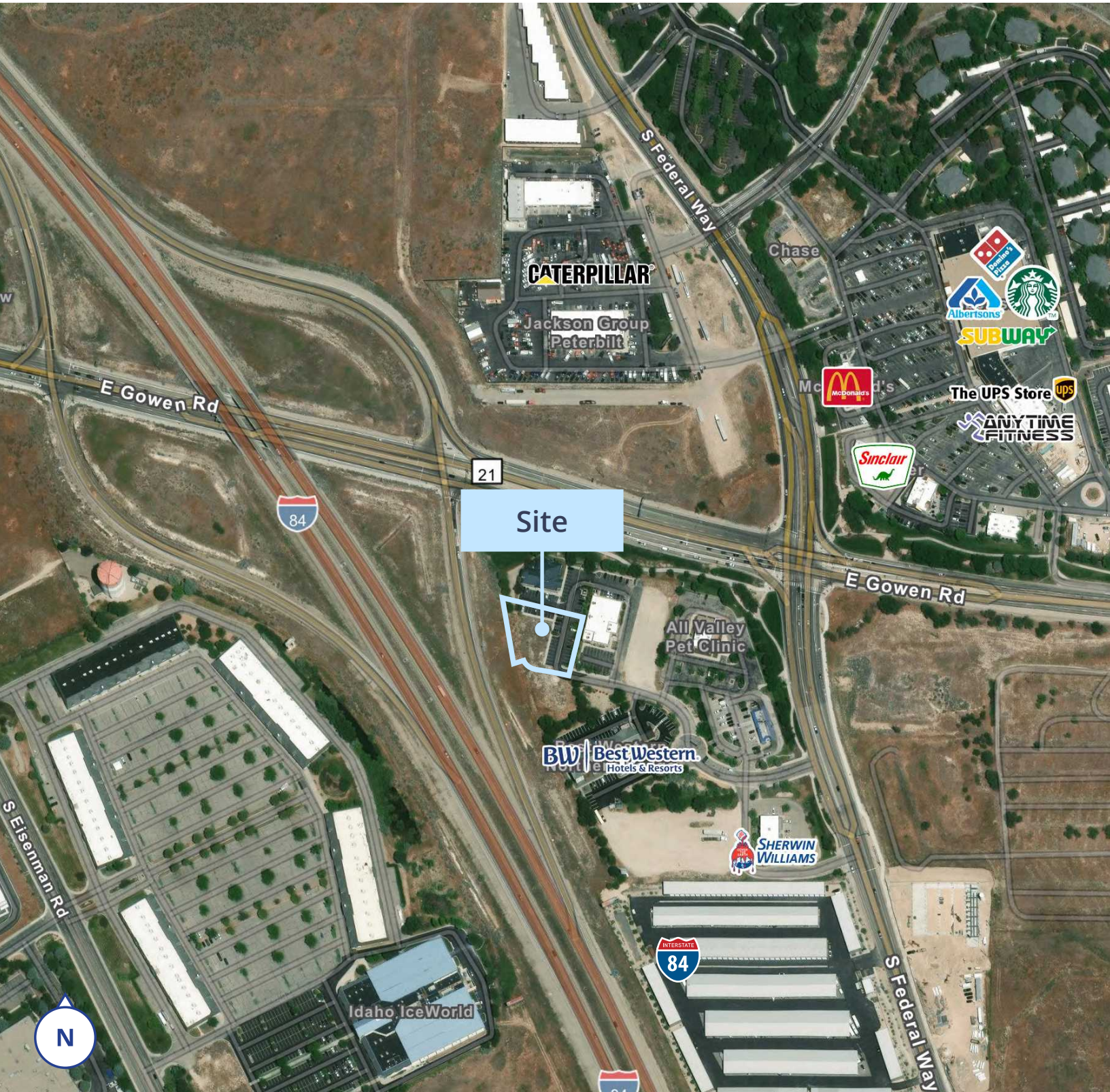
\$745,000
or \$23.11 PSF

** Includes \$100,000 of improvements.

Demographics

	1 Mile	3 Miles	5 Miles
Population	2,216	29,471	69,354
Households	898	11,867	29,544
Avg. Household Income	\$132,614	\$157,121	\$131,959

Location NEARBY



CONTACT

Lance Millington

+1 208 890 4359

lance.millington@colliers.com

Scott Raeber

+1 208 859 0409

scott.raeber@colliers.com

Colliers

Location



Micron Expansion

Micron Technology, Inc. is an American producer of computer memory and data storage including dynamic random-access memory, flash memory, and USB flash drives. Micron is a Fortune 500 company that is headquartered in Boise and employs roughly 5,000 people in Idaho. A world leader in innovative memory solutions, Micron's Boise Campus has been a world-leading innovation center for memory and Research & Development (R&D) for decades.

Micron is currently in the midst of a \$15 billion expansion of its Boise Campus for a new memory fab which is estimated to create over 19,000 new Idaho jobs, including 2,000 Micron direct jobs.

Sources

- [Micron Boise Expansion - Location, Video, Details](#)
- [Micron to get \\$6.1 billion for Boise site with 2nd fab possible | Boise dev](#)
- [Growing Idaho: Taxpayers' getting their money's worth from Micron expansion | KTVB](#)
- [Boise to annex nearly 600 acres of land for Micron expansion | Boise dev](#)



755 West Front Street, Suite 300
Boise, Idaho 83702
+1 208 345 9000
colliers.com/idaho

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Boise, LLC.