

For Lease

Colliers



523 11th Avenue N. Nampa, ID 83687

PROPERTY HIGHLIGHTS

- Former coffee shop equipped with drive-thru
- Boasting a daily traffic count over 24,000 VPD
- Corner lot with access to both 11th Ave N & 6th St N
- Previously occupied by a daycare and a pharmacy
- Owner may consider selling, call agent for details
- *Contact agent for showing instructions.*

PROPERTY DETAILS

Land Size	0.32 Acres
Building Size	1,828 SF
Parking	10 Spaces
Lease Rate	\$19.00/SF NNN



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