

PRIME DRIVE THRU LOCATION

For Lease



MARK BOTTLES
REAL ESTATE SERVICES



PROPERTY INFORMATION:

Address: 3135 Overland Road, Suite 100
Meridian, ID 83642

Location: SWC of Eagle and
Overland Roads

**Tenant
Improvements:** Negotiable

Available: +/- 1,700 SF with potential to
expand to +/-3,600 SF

Building Size: +/- 4,785 SF

Lease Rate: Contact Agent

COMMENTS:

- Former bank building with drive through
- Excellent Signage
- Great location on hard corner of lighted intersection adjacent to the Valley's premier business campuses
- New landscape for increased visibility
- Easy access to Eagle Rd and Overland Rd
- Site services Silverstone and El Dorado Business Parks with over 10,000 employees daily
- Traffic Counts:
Overland Rd: 30,202 VPD as of 8/2014
Eagle Rd: 37,490 VPD as of 7/2011

839 S. Bridgeway Place
Eagle, Idaho
P(208) 377-5700 F(208) 377-0035
www.markbottles.com

John Bottles

Cell: (208) 994-2255 | Office: (208) 947-1118
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PRIME DRIVE THRU LOCATION

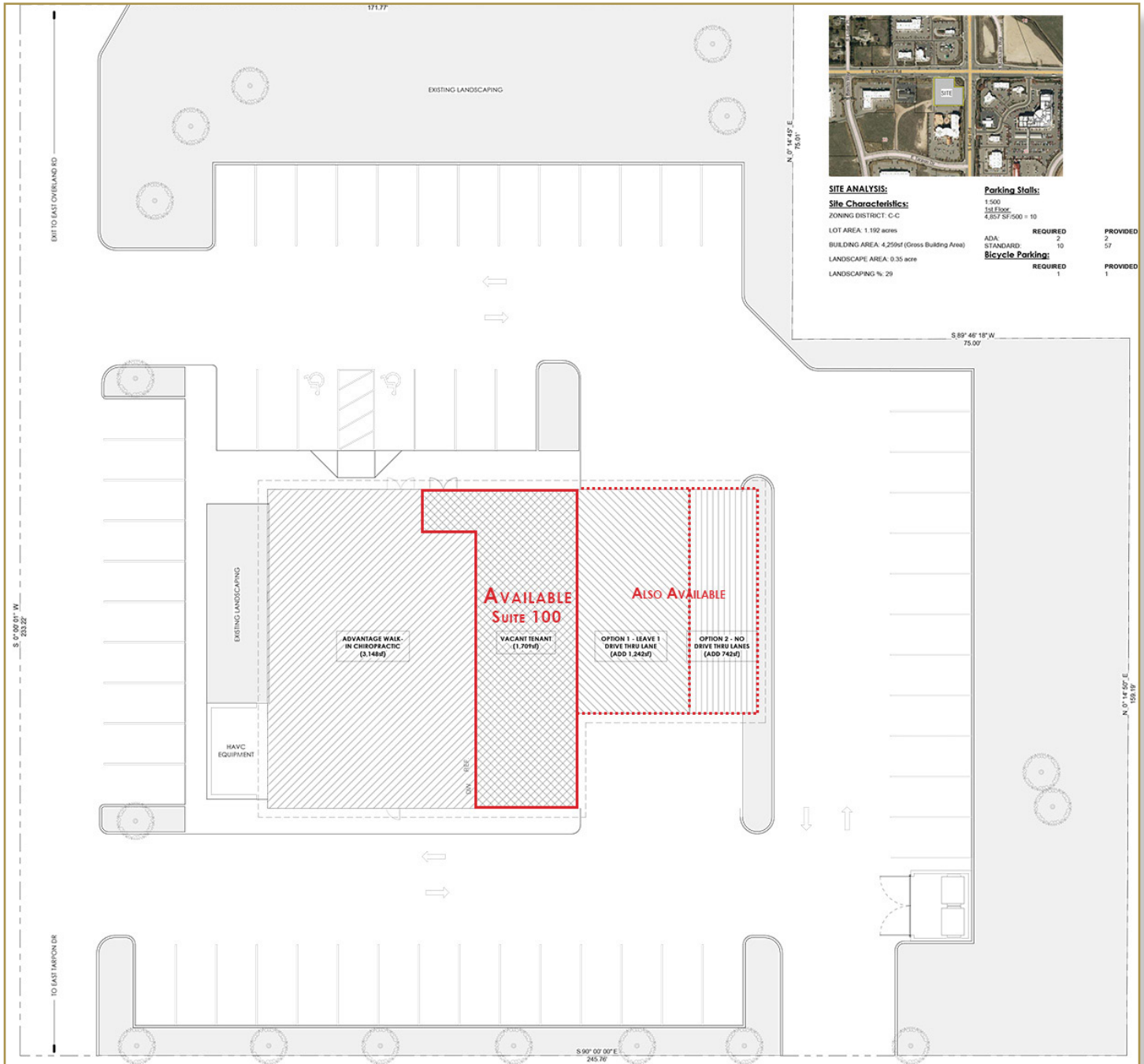
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MB SITE PLAN

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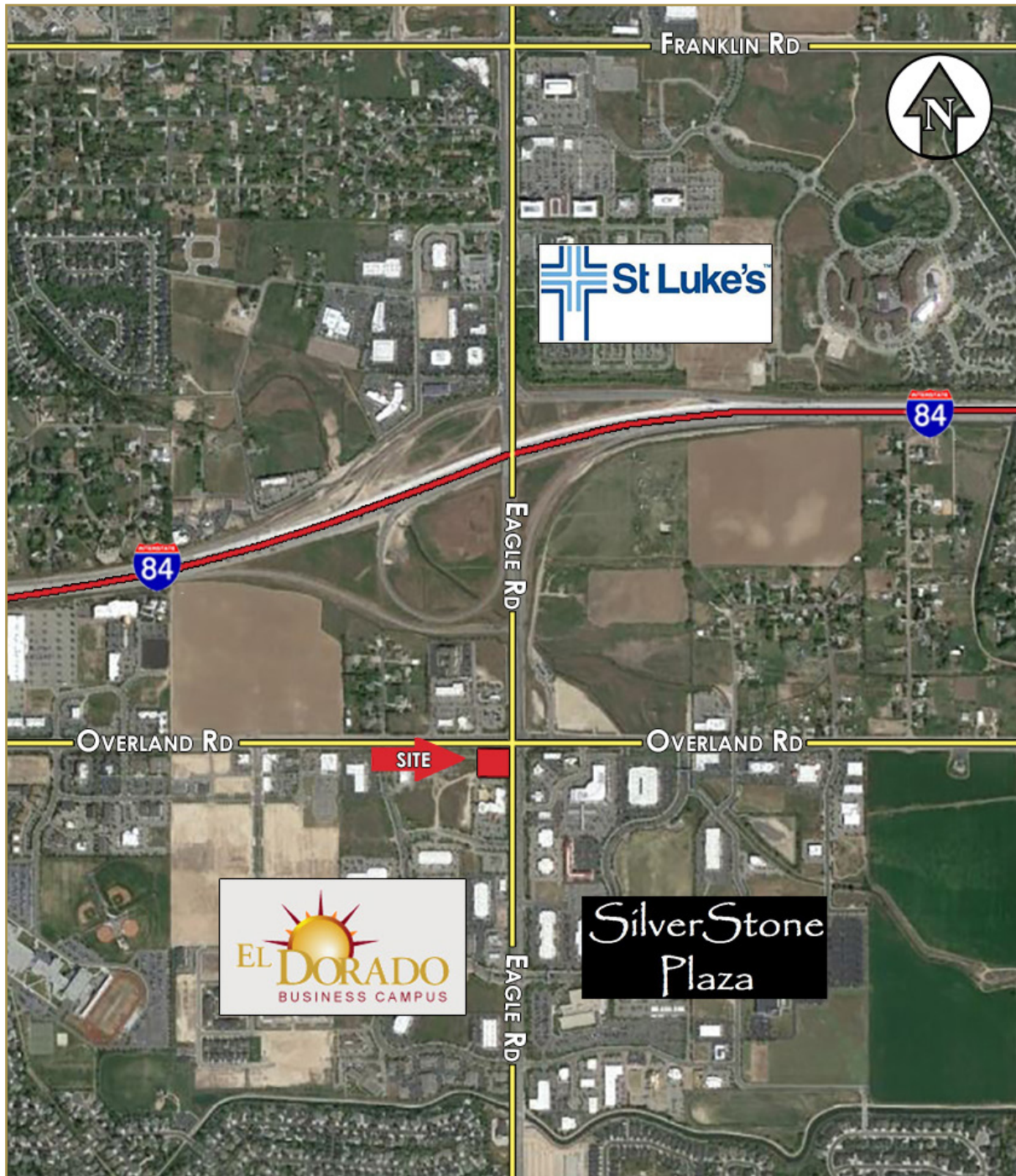
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MB AERIAL

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