ADLER INDUSTRIAL

+/- 11,380 SF Industrial Space
Ten Mile Crossing Building 1

100 S. BENCHMARK WAY | MERIDIAN, IDAHO



In partnership with

SCS ✦ BRIGHTON

Property Highlights

- +/- 11,380 SF Available for Lease
- Available Now
- Customizable Tenant Improvements Available
- Easily Accessible to the I84, just 1 mile to the property and 20 minutes to the Boise Airport.



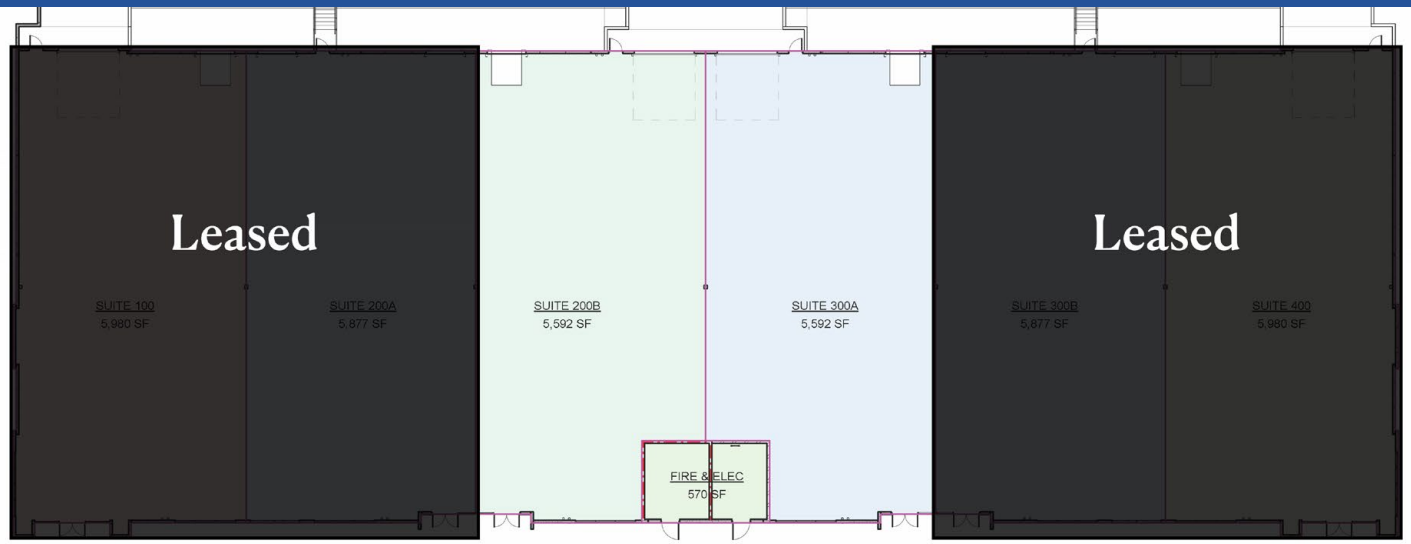
Contact

Charity Nelson
Vice President of Leasing & People
cnelson@adler-industrial.com

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TMX-1

Property Information

- **STATUS:** Available Now
- **BUILDING TYPE:** Industrial - Class A
- **CONSTRUCTION:** Concrete Tilt
- **YEAR BUILT:** 2025
- **BUILDING SIZE:** 35,468 SF
- **AVAILABLE FOR LEASE:** +/- 11,380 SF
- **DIVISIBLE BY:** +/- 6,000 SF
- **LEASE TYPE:** NNN
- **POWER** 1200 Amps - 480 volt - 3 Phase
- **LIGHTING:** LED with Ocupancy Sensors
- **CLEAR HEIGHT:** 24’
- **FIRE:** ESFR
- **HEATING:** Gas Fired Units
- **DOORS:** 8 Dock High, 4 Drive-Ins

adler-industrial.com

(+1) 208-506-7170

8665 W. Emerald Street, Suite 200,
Boise, ID 83704, USA

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Access

Boise Airport	+/– 20 min / 19 miles
I-84 Interstate	+/– 2 min / 2 miles
Downtown Boise	+/– 20 min / 20 miles

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Visit adler-industrial.com for more information



90+

PROPERTIES ACQUIRED OR DEVELOPED IN BOISE MSA

The largest industrial real estate development and management company in Idaho

Adler Industrial specializes in vertically integrated solutions for Class “A” industrial development, including investing, developing, constructing, leasing, and property management. With over **6 million square feet of acquired, developed or sold buildings in Idaho and 1,000 acres of land for future projects**, we lead the market in providing comprehensive industrial solutions.

Our sister company, **Adler Realty Investments**, has **owned and managed 8.5 million square feet of properties** across all asset types nationwide, since it was founded in 1996.



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