



60,000 SF Industrial Space Norco Industrial Park

16360 NORCO WAY | NAMPA, IDAHO



Property Highlights

- 60,000 SF of Warehouse Space Available for Lease
- Divisible to 15,000 SF
- Built in 2018
- Customizable Tenant Improvements Available
- Easily Accessible to the I-84, just 1 mile to the property and 20 minutes to the Boise Airport.




Contact

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 8665 W. Emerald Street, Suite 200,
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60,000 SF Industrial Space

Available for Lease

 **16360 NORCO WAY**
NAMPA, IDAHO



Property information

- | | | | |
|-------------------------------|----------------------------------|------------------------|-------------------------------|
| • STATUS: | Available May 1, 2025 | • CLEAR HEIGHT: | 24' |
| • BUILDING TYPE: | Industrial | • FIRE: | ESFR Syste |
| • CONSTRUCTION: | Food grade insulated metal panel | • DOORS: | 15 Dock High, 4 Grade Level |
| • YEAR BUILT: | 2018 | • POWER: | 400 Amps — 480 volt — 3 Phase |
| • BUILDING SIZE: | 90,000 SF | • LIGHTING: | LED with Motion Sensors |
| • AVAILABLE FOR LEASE: | 60,000 SF | • SKYLIGHTS: | Yes |
| • DIVISIBLE TO: | 15,000 SF | • HEATING: | Gas Fired Unite Heaters |
| • LEASE TYPE: | NNN | | |



60,000 SF Industrial Space

Available for Lease

16360 NORCO WAY
NAMPA, IDAHO



Access

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



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INDUSTRIAL

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 developing, constructing, leasing, investing, and property management. With over 4 million square feet of acquired or developed buildings and 1,000 acres of land for future projects, we lead the market in providing comprehensive industrial solutions. Our sister company, Adler Realty Investments, founded in 1996, has acquired or developed 5.9 million square feet of properties, across all asset types nationwide.



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