



# 115,469 SF Industrial Space Boise Airport Industrial Park

2475 S BEVERLY ST. | BOISE, IDAHO



## Property Highlights

- 115,469 SF Available for Lease
- Shell To Be Complete by Mid 2027
- Divisible to ~17,000 SF
- Customizable Tenant Improvements Available
- Easily Accessible to the I-84, just 1.6 miles to the property and 7 minutes to the Boise Airport.




## Contact

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



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## Property information

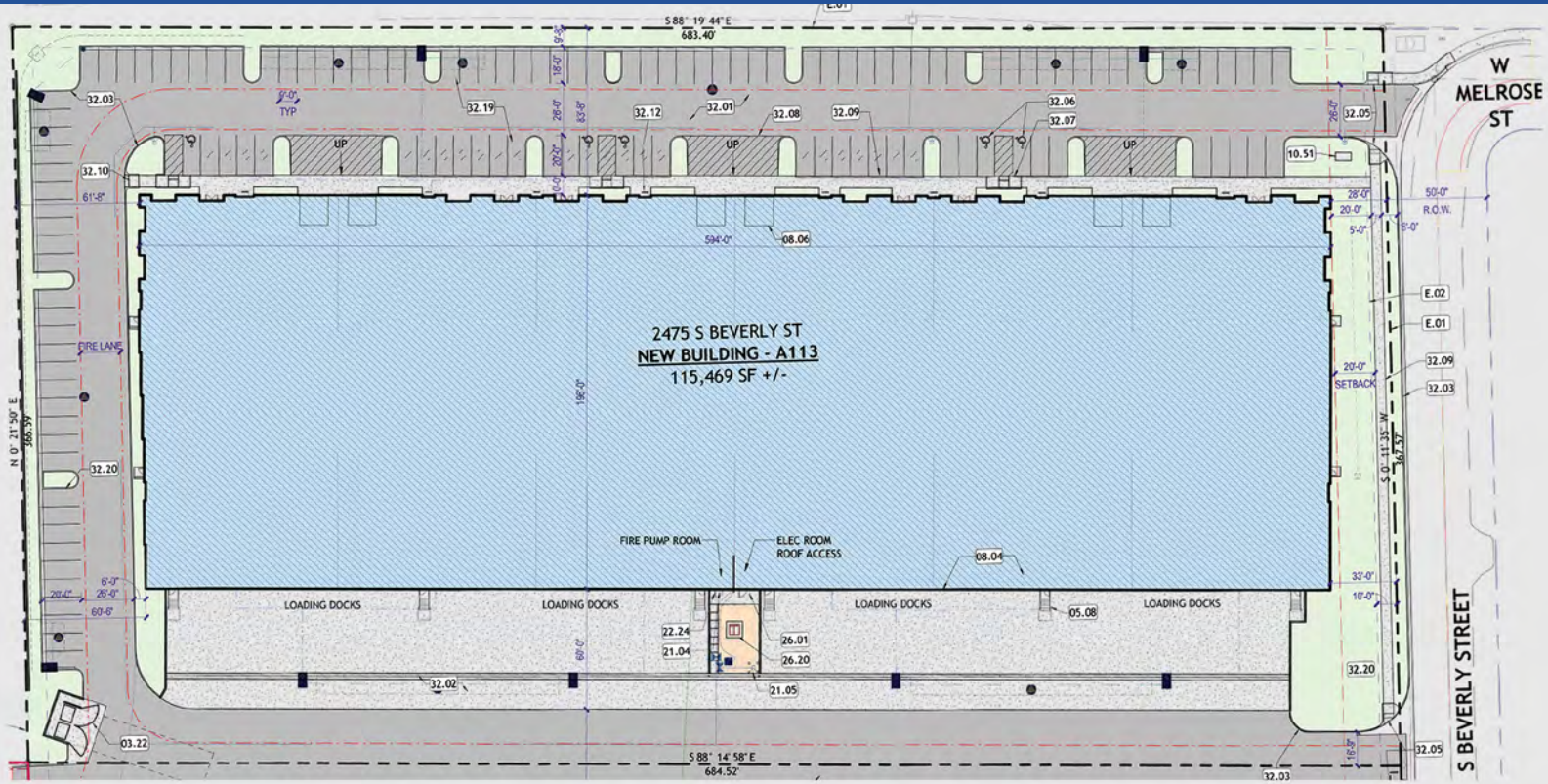
- **STATUS:** In Design Phase
- **BUILDING TYPE:** Industrial - Class A
- **CONSTRUCTION:** Concrete Tilt
- **YEAR BUILT:** 2026/2027
- **BUILDING SIZE:** 115,469 SF
- **AVAILABLE FOR LEASE:** 115,469 SF
- **DIVISIBLE BY:** ~ 17,000 SF - 115,469 SF
- **LEASE TYPE:** NNN
- **CLEAR HEIGHT:** 24'
- **FIRE:** ESFR System
- **DOORS:** 38 Dock High, 6 Drive-Ins
- **COLUMN:** 49' 6"
- **LIGHTING:** LED with Occupancy Sensors
- **HEATING:** Gas Fired Air Handling Units
- **YARD:** Available



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## Building Plan



**AVAILABLE FOR LEASE:** 115,469 SF



**AVAILABLE:** Estimated Mid-2027



For rates, please  
contact our  
**Director of Leasing**





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### Access

Boise Airport	+/- 7 min / 3.1 miles
I-84 Interstate	+/- 5 min / 1.6 miles
Downtown Boise	+/- 17 min / 7.6 miles



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PROPERTIES ACQUIRED OR  
DEVELOPED IN BOISE MSA



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