

**NOW LEASING
WAREHOUSE**

**2055 GARRETT WAY, BUILDING 5, SUITE 4B
POCATELLO, IDAHO 83201**

Dale's Inc Commercial Real Estate Services - www.DalesInc.biz - 208-232-6886 - 2055 Garrett Way - Pocatello, Idaho



Property Address: 2055 Garrett Way, Bldg 5, Ste 4B
Property Type: Industrial
Suite Size: 8,400 sf, 66' x 128', 8 doors 12'w x 14'h
Property Size: Business Park -18 acres
Building Size: 32,000 sf
Zoning: PUD - multiple use: indust., commercial, office
Current or last use: distribution warehouse, truck shop
Access Interstate: 1.8 miles to I-15, 4.07 miles to I-86
Lease Rate: \$4,160 per month, 50¢ sf/mo
Lease Type: Triple Net
Lease Terms: Flexible
Parking info: Limited but additional space is available
Electricity & Phase: 120/240/480 3ph
Gas: Natural (Intermountain Gas)
Water & Sewer: City
Traffic Count: 18,000 cars per day

8 BAYS - FLEX SAPCE

This space has 8 overhead doors and is ideal for shop, distribution, or fabrication. Built as the premier state of the art truck service facility, the building is well constructed and ready to work. This space has been used for component rebuilding, warehousing, storage, and distribution. Currently it is a warehouse for a plumbing distribution company.

**FOR MORE INFORMATION AND PHOTOS VISIT
www.DalesInc.Biz**



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Property Leasing & Management Services

208-232-6886

**P.O. Box 4026 -2055 GARRETT WAY, BUILDING 1, SUITE 2
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