

# Century Landmark Retail

1447 S. Vinnell - Boise, ID

RETAIL / OFFICE SPACE FOR LEASE / SALE



## Demographics:

**Population:** 83,524 (3 mi.)  
**HH Income:** \$65,924 (3 mi.)  
2009

## Key Tenants:

Walmart, Lowe's, Costco, Edward's 21 Theaters, Johnny Carrino's, Starbucks, Sonic, Cracker Barrel, Primos, Moneytree.

## Listing Comments:

Anchored by Overland Walmart and Lowe's power center.

Across from Edward's 21 Theaters, the entertainment center of Boise.

Excellent I-84 access.

Close proximity to Blackeagle and Century Landmark office parks and the top performing Costco.

Flexible size and configuration.

**Monument Signage Available!!**

## Available Space:

SPACE:	RSF:	RATE:
1471 - 1475	4,455 SF	\$11.95
<i>Can be divided to 1,209 SF</i>		
1477	1,407 SF	\$13.95
<i>Can be combined for 5,862 SF</i>		

## Terms:

**Lease Term:** 3 - 5 yrs preferred  
**Lease Type:** NNN  
**Sale Price:** Contact Agent

## Contact:

**Ben Zamzow, CCIM, CLS**

Ph: 208.947.5514

Fx: 208.947.0869

benz@tokcommercial.com

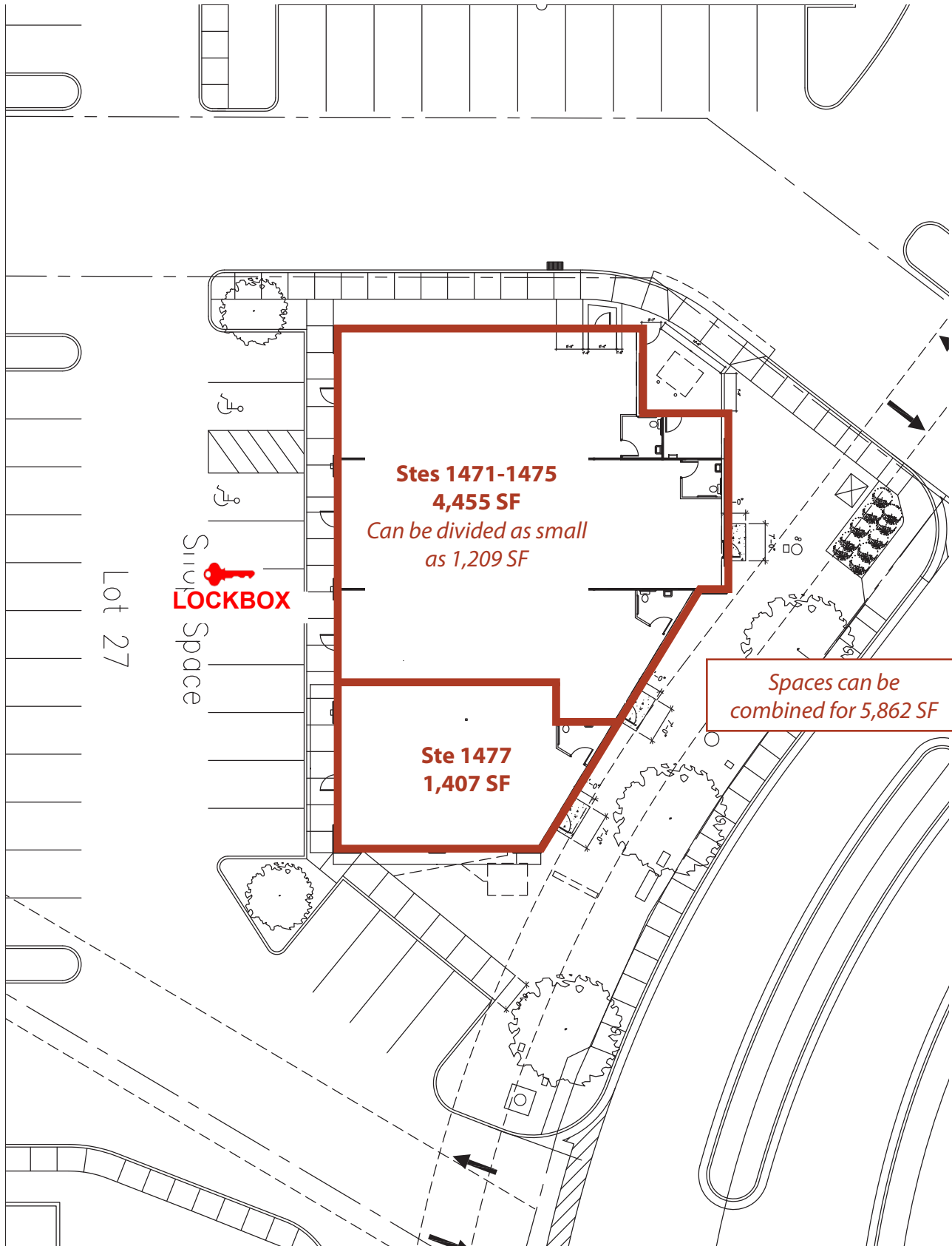
www.tokcommercial.com



# Century Landmark Retail

1447 S. Vinnell - Boise, ID

RETAIL / OFFICE SPACE FOR LEASE / SALE



Spaces can be combined for 5,862 SF

This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.

# Century Landmark Retail

1447 S. Vinnell - Boise, ID

RETAIL / OFFICE SPACE FOR LEASE / SALE



**Great owner/user property!!**



**OVERLAND ROAD SIGNAGE**



**VINNELL SIGNAGE**

This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.