



FOR SALE



1300-1320 SOUTH MAPLE GROVE BOISE, IDAHO

THE WISE CENTER

PROPERTY INFORMATION

Offering Overview:

- Offering Price: \$698,000
- Capitalization Rate 6.5%
- Current Occupancy 100%

Tenants:

- Konica-Minolta Business Solutions U.S.A.
- Craftsman Unlimited Haircuts
- Vine Wine Shop and Lounge

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population			
2017 Estimated	8,524	88,772	224,631
2022 Projected	9,289	95,269	243,025
Households			
2017 Estimated	3,258	34,593	87,685
2022 Projected	3,554	37,098	94,787
Income			
2017 Median HHI	\$55,306	\$48,156	\$51,487
2017 Average HHI	\$68,234	\$63,184	\$68,152
2017 Per Capita	\$25,662	\$25,119	\$27,004

Information provided by ESRI Business Analyst



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CBC ADVISORS

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Coldwell Banker Commercial Advisors is proud to offer for acquisition, the Wise Retail Center. Single-story building is situated on a parcel located north of Overland road and across from the Black Eagle Business Center in Boise, Idaho. Daily traffic counts of 14,200 cars per day.

Property Overview:

- Building name: The Wise Center
- Address: 1300-1320 S. Maple Grove Boise, Idaho 83709
- Description: Single story multi-tenant Building
- Building Size: 5074 square feet
- Parcel Size: .45 of an acre
- Zoning: C-2D
- Year Built: 2007
- Parcel Number: R6044170170

Highlights:

- Great visibility from Maple Grove Road
- 100% Leased



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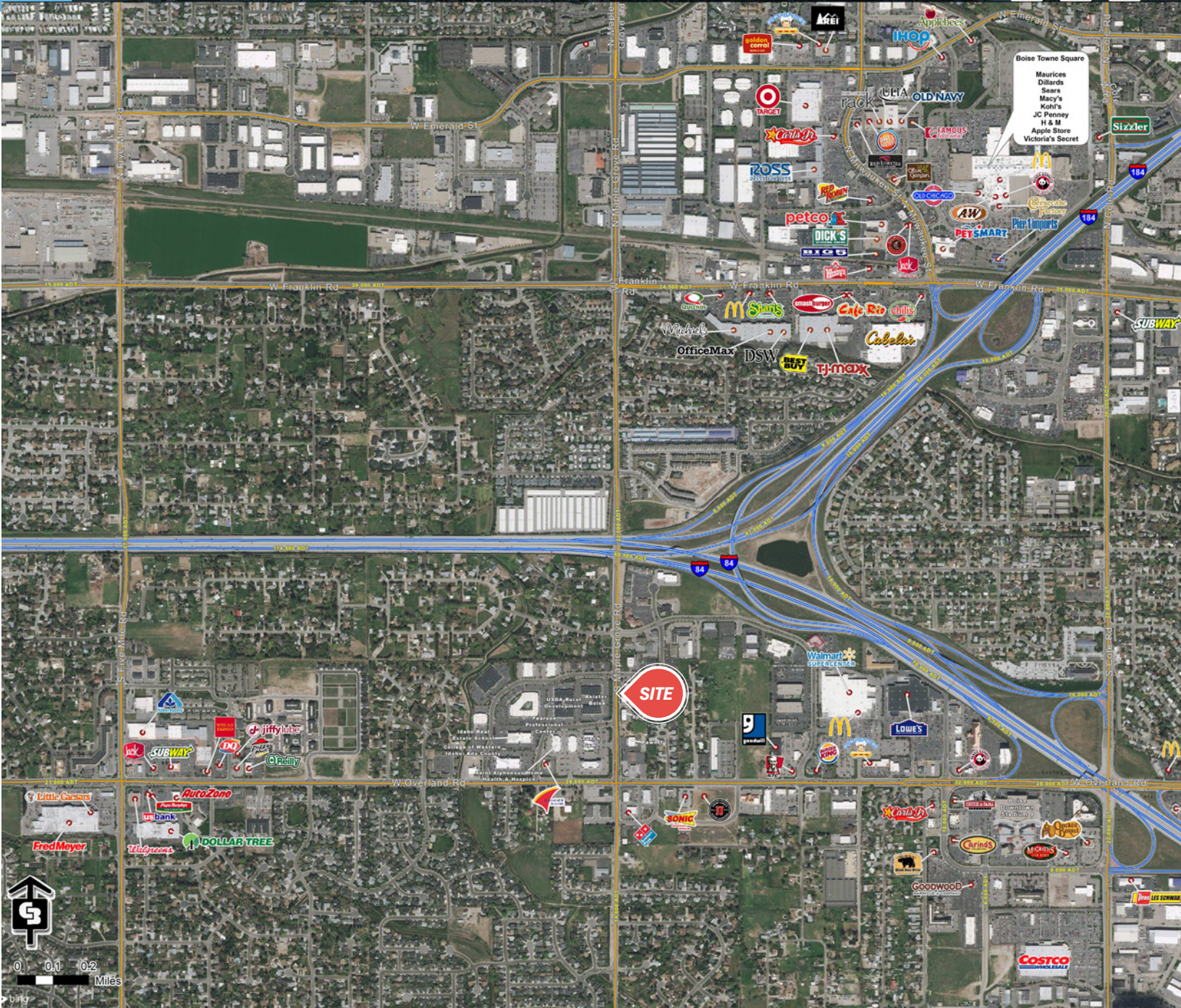
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COLDWELL BANKER COMMERCIAL

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