



AVAILABLE SPACE

LINCOLN PLAZA

2950 E MAGIC VIEW DR, STE 150
MERIDIAN, ID 83642



PROPERTY DETAILS

Location: Meridian & I-84
Cross Streets: Allen & Magic View Dr.

Available Now Suite 150: 2498 RSF
thru 1/31/28:

Lease Rate: \$19.75 PSF FS Less/Jan
3% annual increase

Parking: 5 spaces per 1000 SF

Year Built: 2001

Zoning: L-O

PROPERTY HIGHLIGHTS

- Longer term direct with landlord available
- Easy access off I-84
- 1-2 min from freeway access
- A lit intersection off Eagle Road and St. Luke's Drive
- Right in Right out off Eagle Road and Magic View
- Located Across Eagle Road from St. Luke's Medical Center
- Many services nearby for employees or clients such as restaurants, banks, shopping, etc.
- Rate Excludes Tenant Janitorial



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Meridian, ID 83642



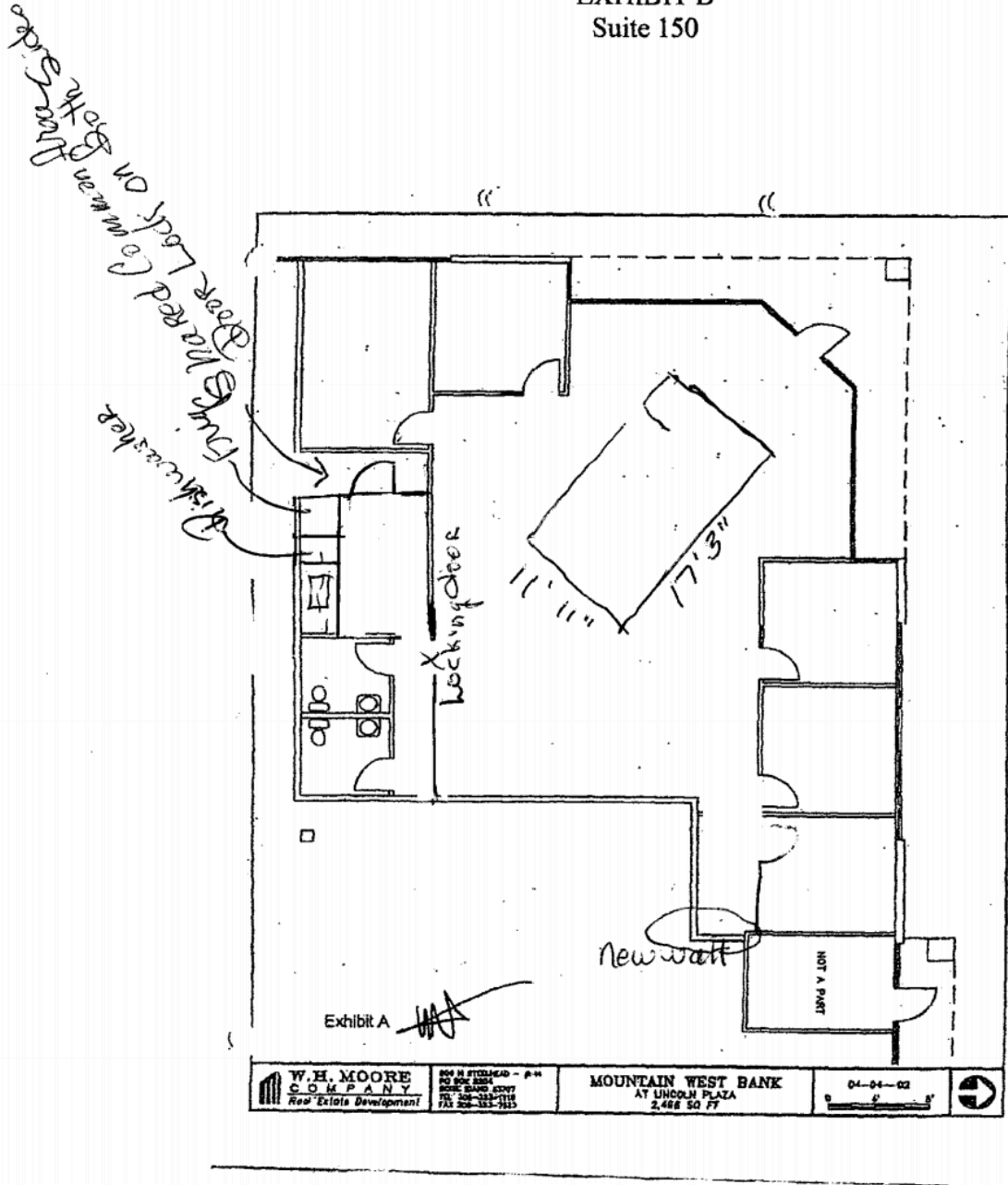
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"EXHIBIT B"
Suite 150



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