



Caldwell Crossing Business Park

Pad Sites for Lease or BTS



Caldwell Crossing Business Park
Beacon Lane (Hwy. 20/26 & Smeed Pkwy.)
Caldwell, Idaho

Lot 1: 801 Smeed Pkwy - 35,284 SF
Parcel A: 805 Smeed Pkwy – 38,376 SF

Fully Improved Commercial Lots
Zone: C-3
Signalized Intersection



Commercial & Food Services
needed



Contact:

RFR Properties, LLC, PO Box 2579, Eagle, ID 83616

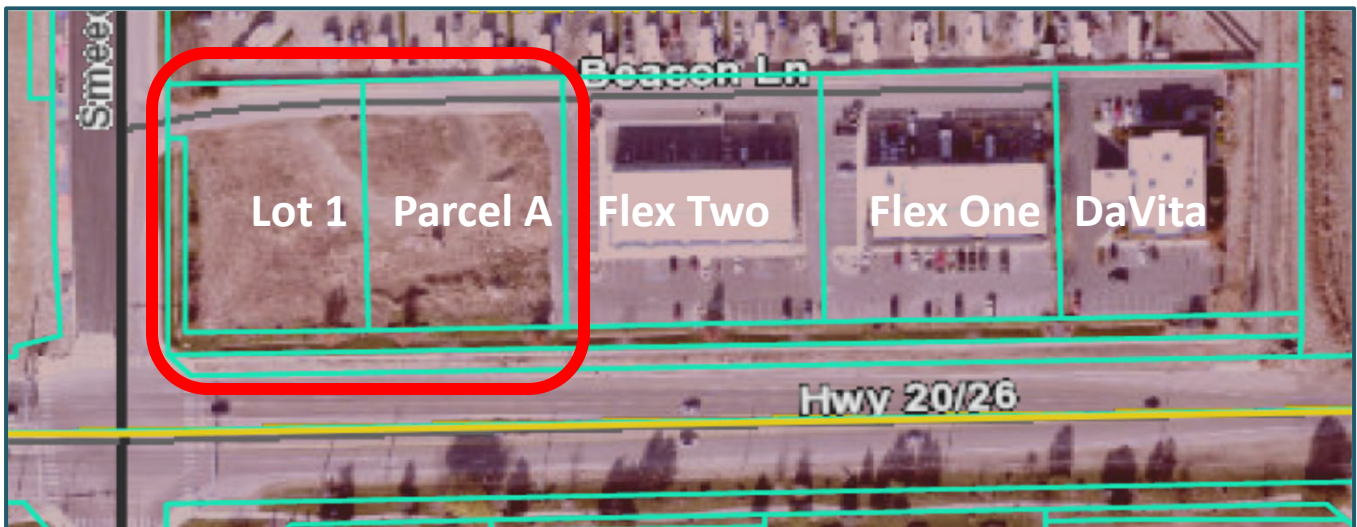
Bob Runyan: 208.863.8209 or br@rfrproperties.com

The information contained herein has been obtained by reliable sources, but is not guaranteed. This offering is subject to errors, omissions, prior sale, price change, and withdrawal.

**East Caldwell Market is expanding with Industrial/Residential growth.
Caldwell Industrial Airport just to the south.**



**Highway 20/26: 13,000 Cars Per Day
Smeed Parkway has been widened & extended to the north**

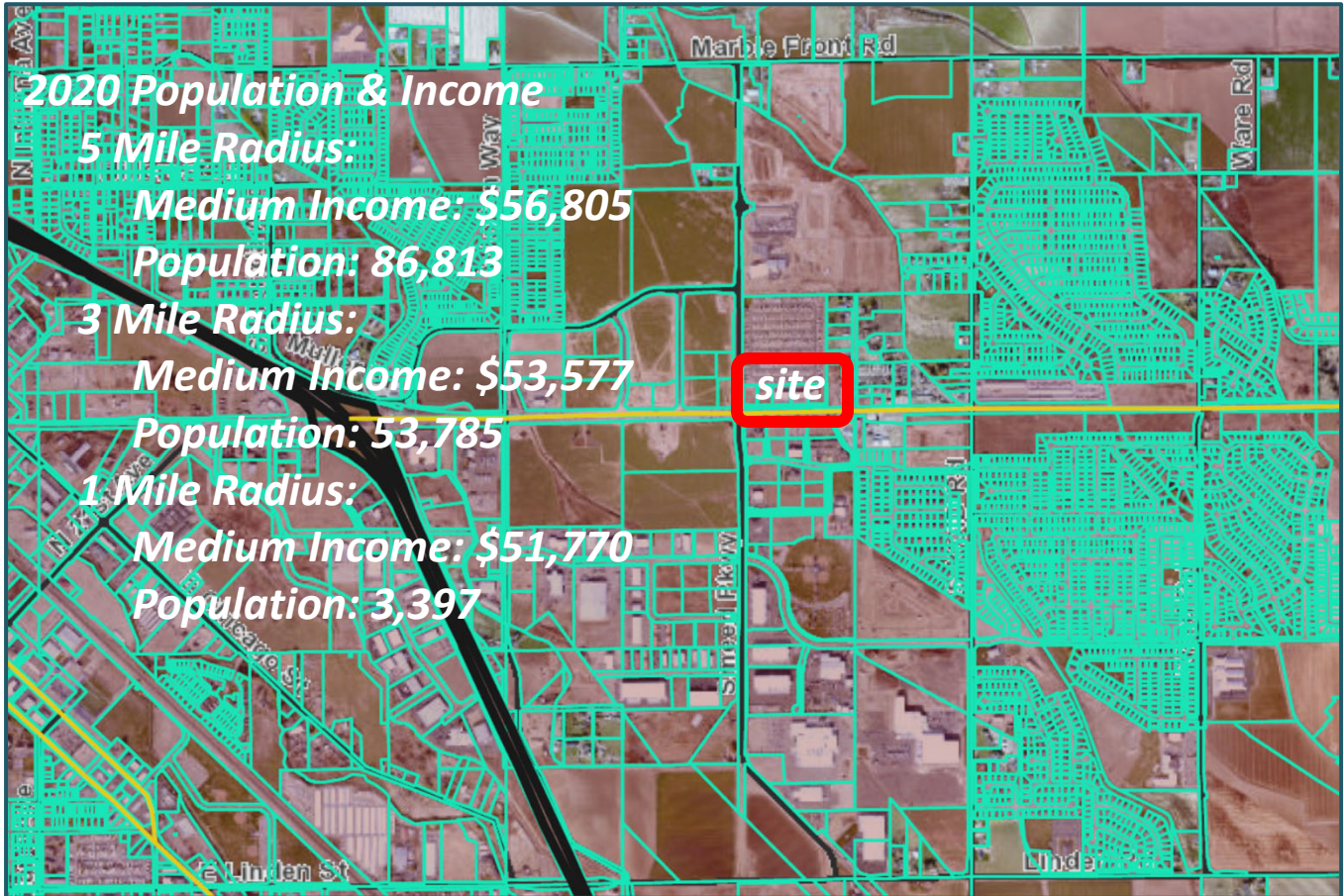


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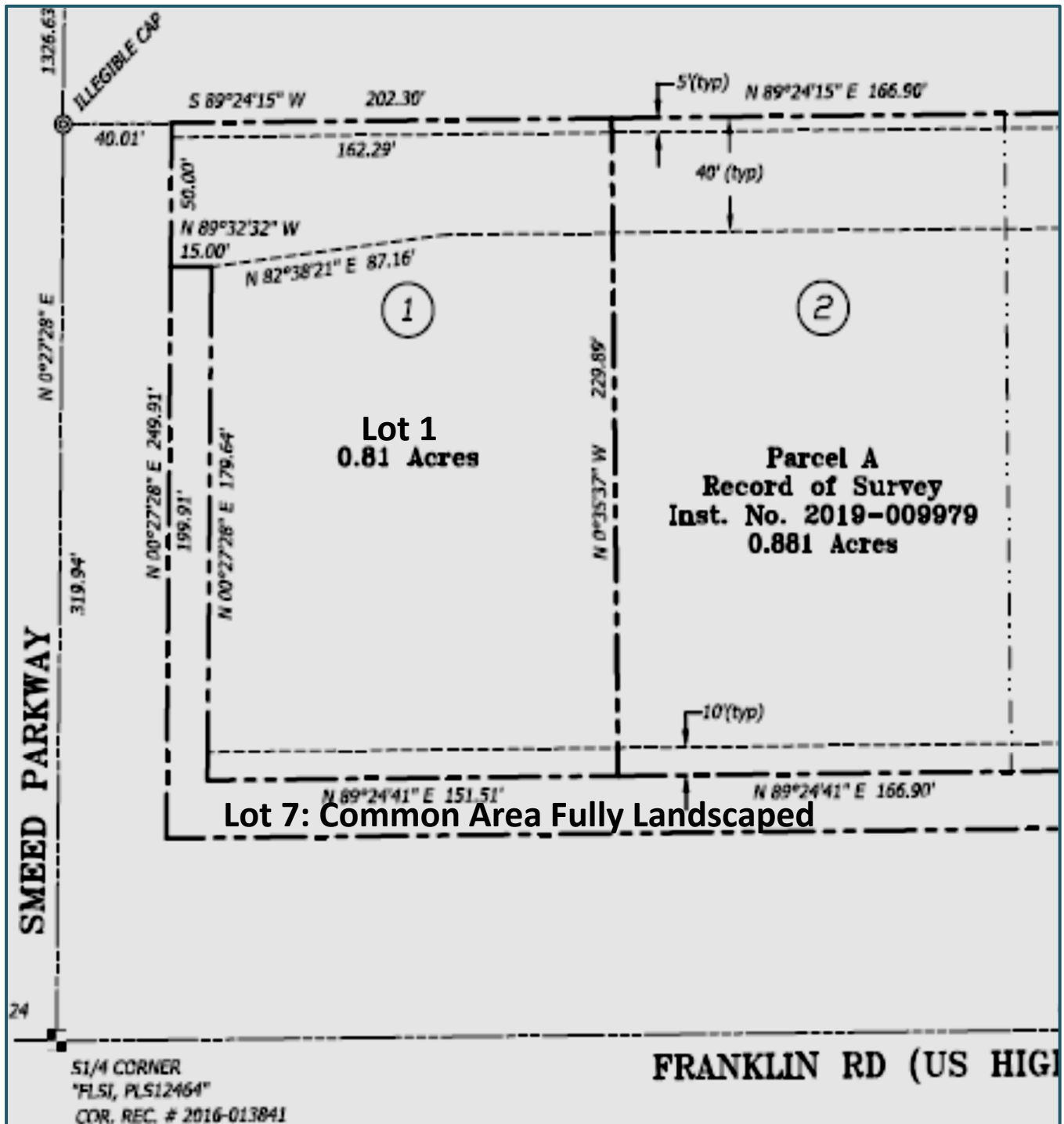
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Caldwell Crossing Business Park Survey



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