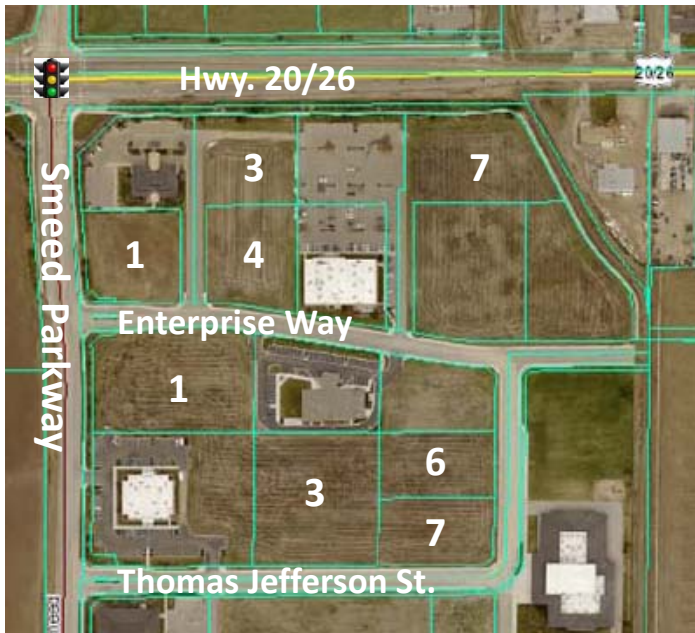


COMMERCIAL LOTS FOR SALE OR BUILD-TO-SUIT



Sky Ranch Business Center Lot Information:

Block 3, Phase 2

| Lot No. | Area | Price/SF | Price |
|---------|-----------|-----------|------------|
| 1 | 42,217/SF | \$5.50/SF | \$232,194. |
| 3 | 52,780/SF | \$5.50/SF | \$290,290. |
| 4 | 45,612/SF | \$5.25/SF | \$239,463. |
| 7 | 69,454/SF | \$5.00/SF | \$347,270. |

Block 4, Phase 2

| Lot No. | Area | Price/SF | Price |
|---------|-----------|-----------|------------|
| 1 | 82,620/SF | \$5.00/SF | \$413,100. |
| 3 | 82,478/SF | \$4.50/SF | \$371,151. |
| 6 | 38,049/SF | \$4.00/SF | \$152,196. |
| 7 | 37,803/SF | \$4.00/SF | \$151,212. |

LOCATION: Sky Ranch Business Center
Hwy. 20/26 & Smeed Parkway
Caldwell, Idaho

FEATURES: Hwy. 20/26 Frontage
Signalized Intersection
Wide Streets/Landscaping/Sidewalks
Protective Covenants
All utilities on site
Commercial Zoning

Sky Ranch Business Center is located in the rapidly expanding East Caldwell Market Area, located just off Interstate 84, part of a Foreign Trade Zone and comprised of over 100 acres of industrial and commercial zoned development ready ground. The area is attracting a wide range of new businesses.

Plats: See page 2.

Contact: _____
RFR Properties, LLC, PO Box 2579, Eagle, ID 83616
www.rfrproperties.com

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.



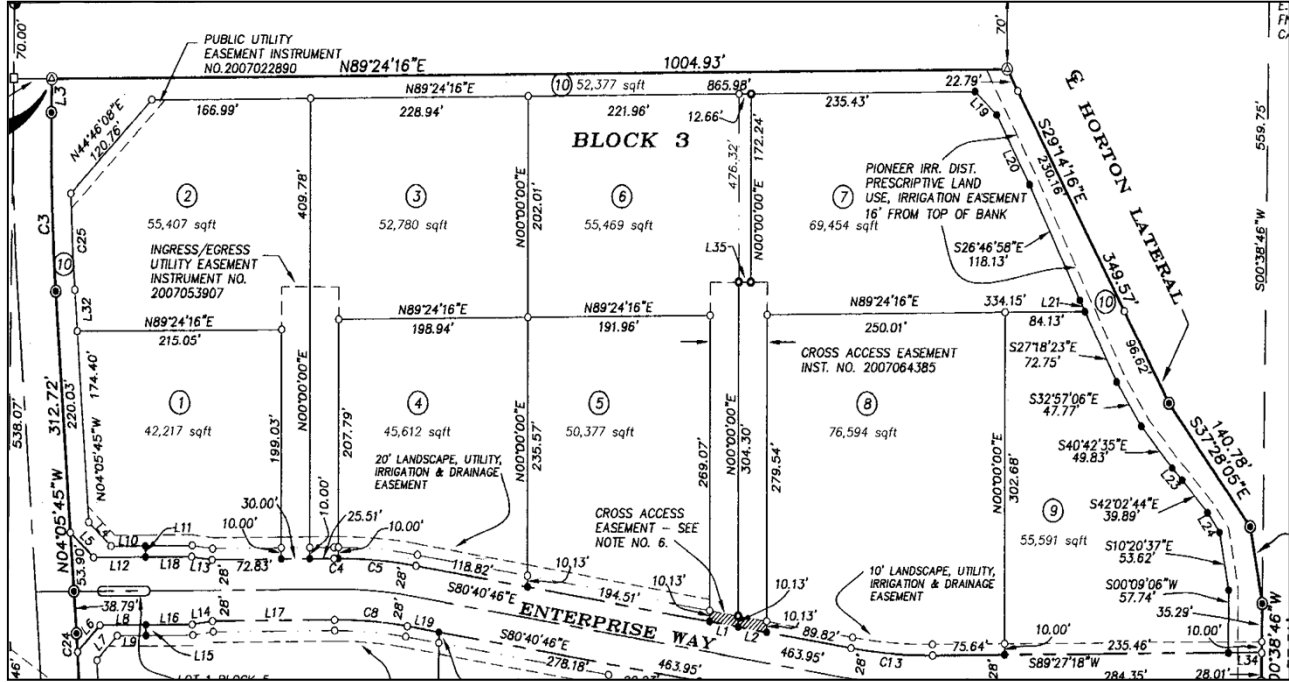
SKY RANCH
BUSINESS CENTER

SKY RANCH BUSINESS CENTER Commercial Lots for Sale or Build-to-Suit

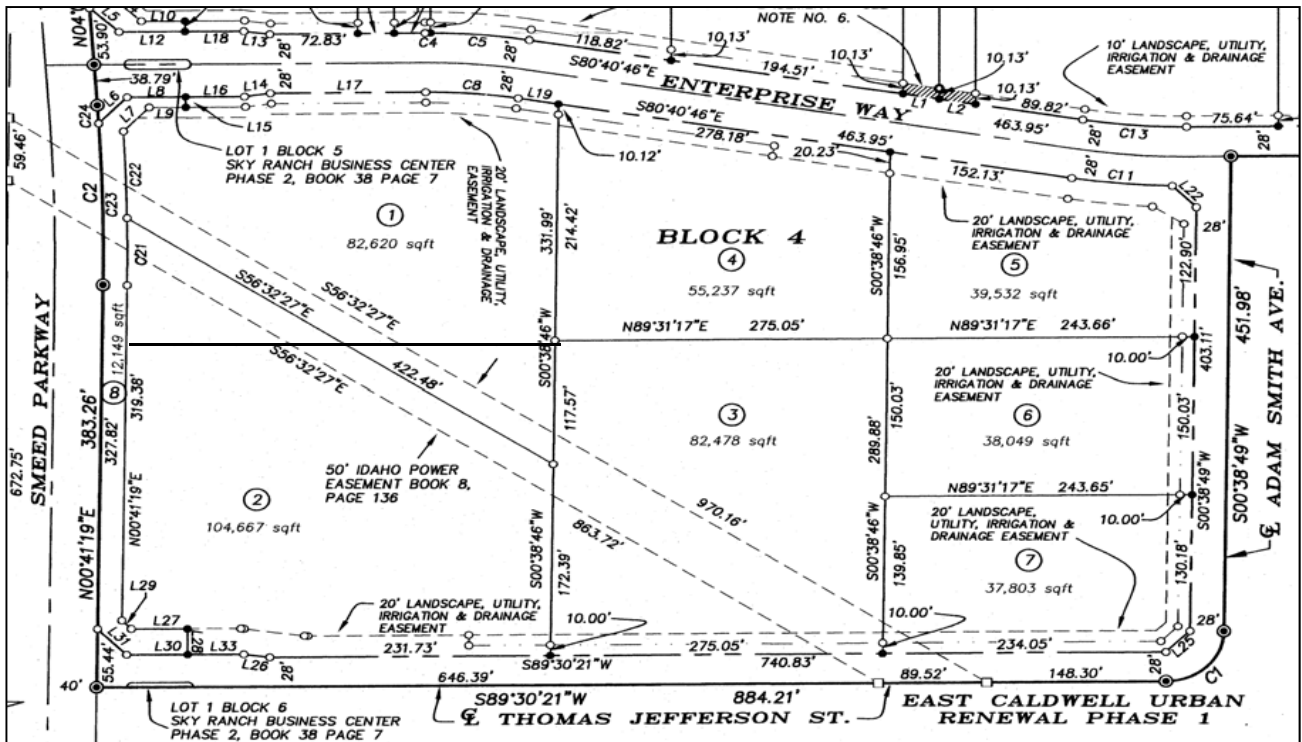


SKY RANCH
BUSINESS CENTER

Block 3, Phase 2



Block 4, Phase 2



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