



Build to Suit - Example



For Lease

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Sunset Business Park

5,000 SF Build to Suit

Kimberly Road | Twin Falls, ID 83301

Highlights:

- Commercial/Retail/Office 5,000 SF Build To Suit
- Kimberly Road Frontage
- Superior Magic Valley location with easy access to I-84 and Hwy 30
- Another project developed by Summit Creek Development, ensuring high construction standards and reliable delivery
- Business Park includes National and Regional tenants
- Commercial Zoning
- Suitable for Auto Parts Store, Feed Store, Appliance showroom, Auto Glass Repair, Paint Store, Hardware Store, Electronics/Tech and many more uses
- Flexible Floor Plan and Tenant Allowance

205 Shoshone Street N, Suite 201
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Accelerating success.

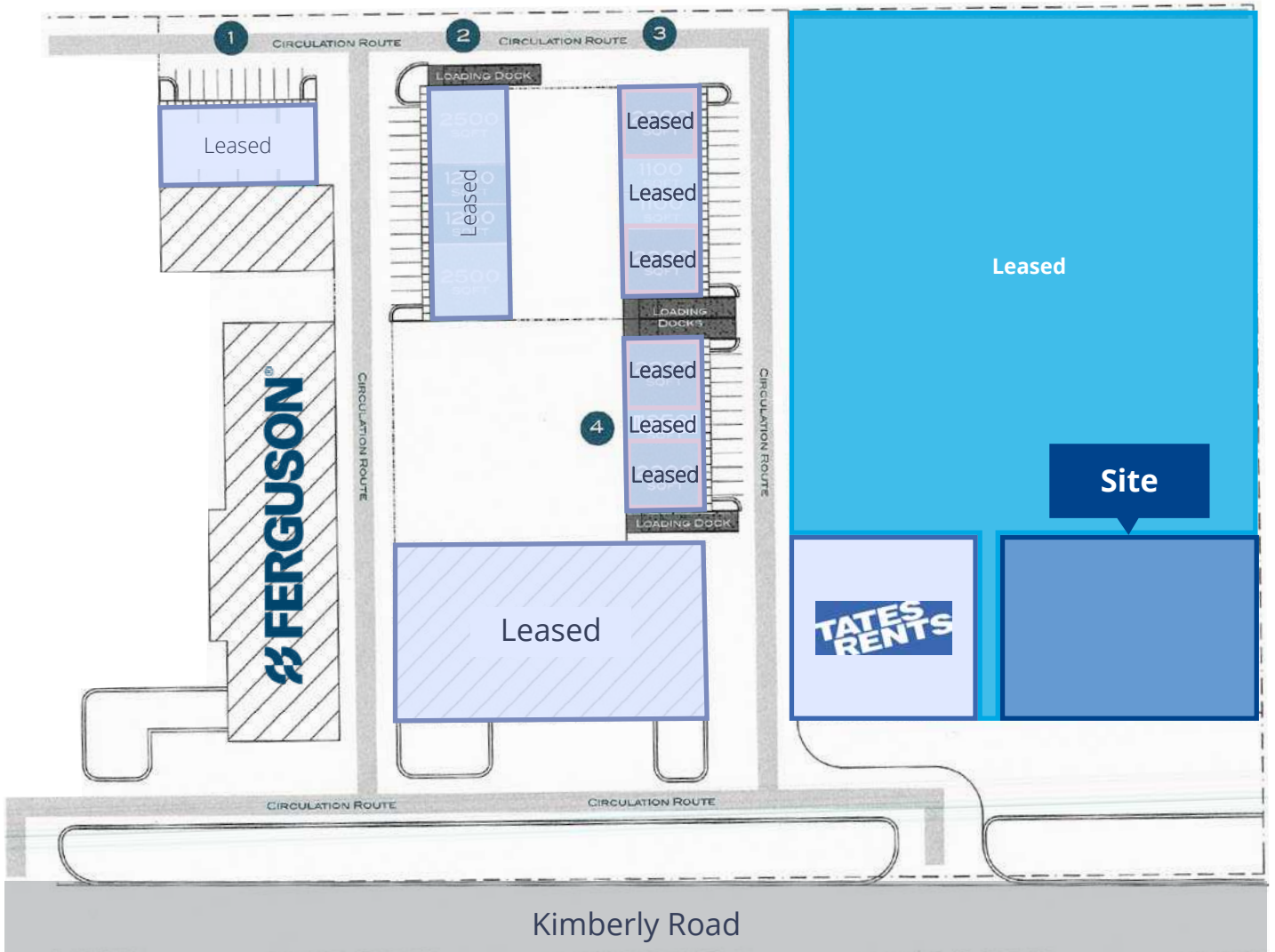
Site Plan

95% Occupied

Space Available

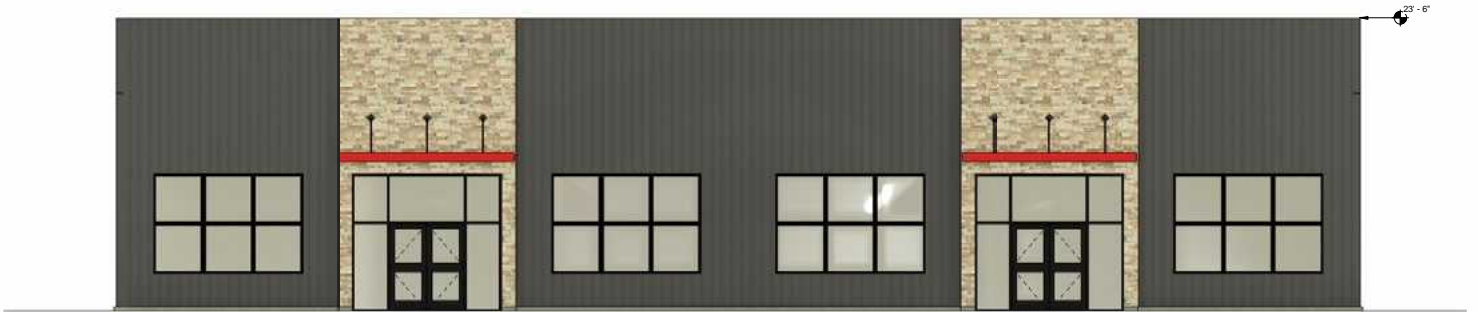
Property Type	Commercial/Retail/Office	Size	Rate
Construction Type	Steel	5,000 SF*	\$1.35 PSF
Zoning	C1	<i>*Space can be split. (Greyshell)</i>	
Ceiling Height	16'		
Grade Level Drive-in Doors	10' x 12'		

SUNSET BUSINESS PARK



Example 1

(2) 2,500 SF



Example 2

5,000 SF



Floor Plan and Building Facade can be customized to suit tenant specifications

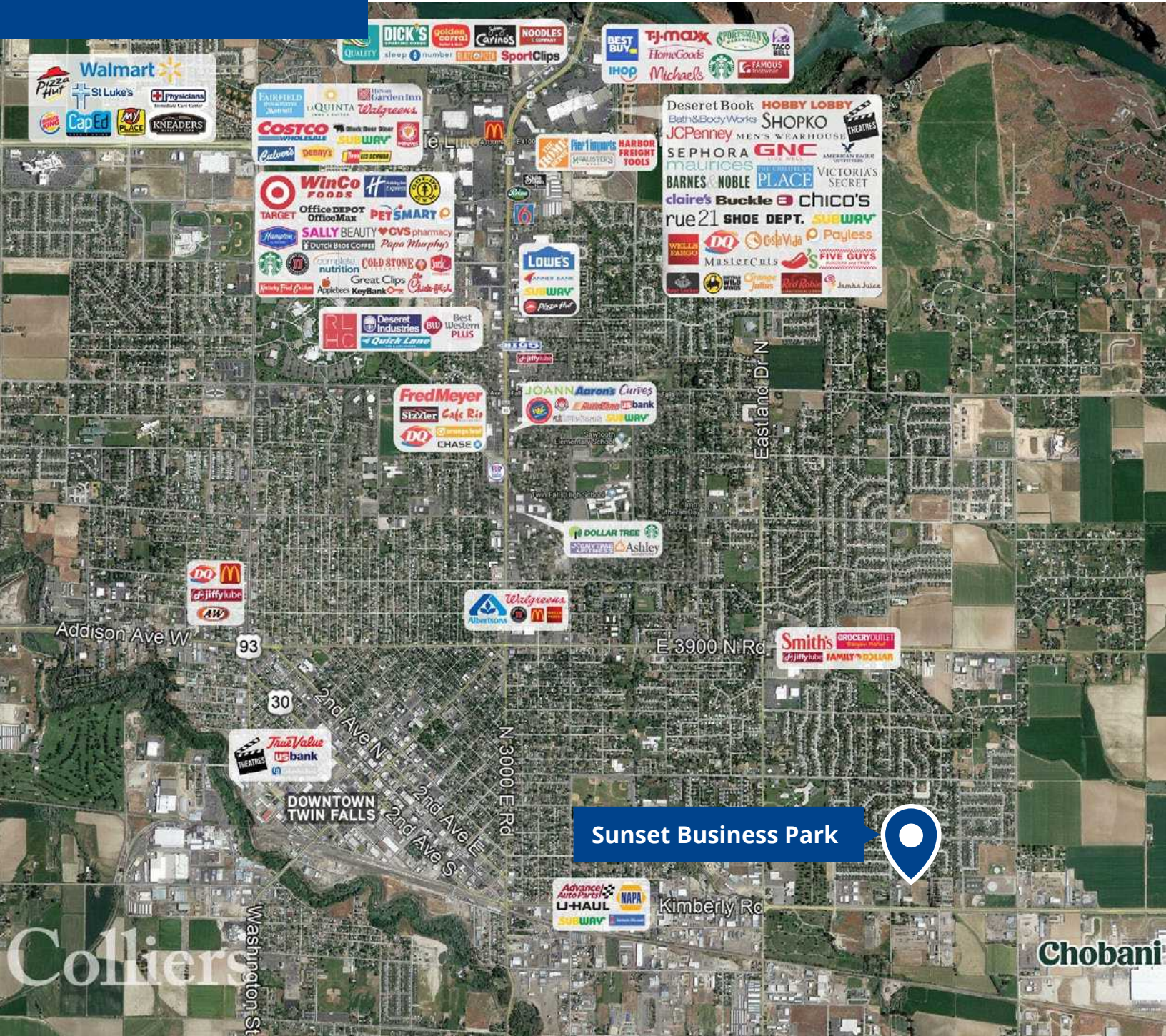
Property Gallery



Location

 Google Map

 Street View



Sunset Business Park



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