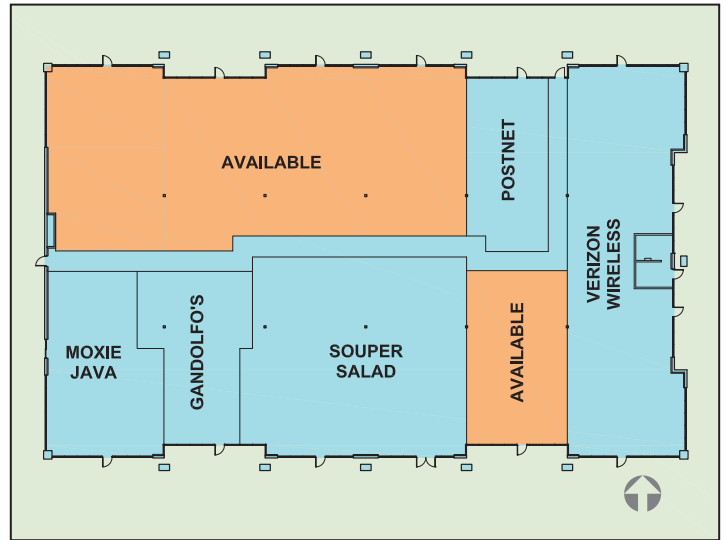


# CENTREPOINT BUILDING I

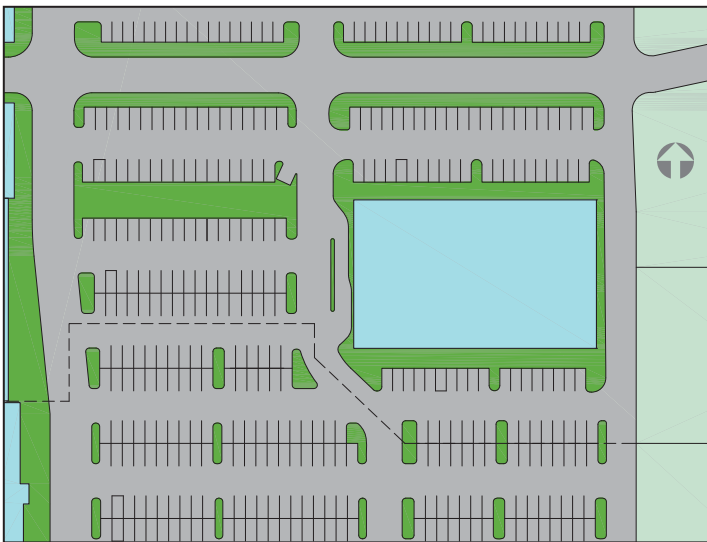
## Retail Space for Lease



Building Exterior



Floor Plan



Site Plan



★ Property Location - 3327 N Eagle Rd, Meridian

- ◆ High traffic, high visibility location near the intersection of Eagle and Ustick Roads.
- ◆ Located within the new 60 acre CentrePoint Marketplace shopping center, anchored by **Kohl's Department Stores, Hobby Lobby and Dick's Sporting Goods**, with signalized access.
- ◆ Negotiable alterations allowance.

- ◆ Free on-site parking in the ratio of 4.5 stalls per 1,000 SF.
- ◆ Monitored fire protection.
- ◆ No percentage rent.
- ◆ Complete construction services available.

### By the Numbers

Bldg size:	25,000 SF
Available:	Up to 7,836 SF
Parking:	4.5 per 1,000 SF
Rent:	Negotiable
Alterations:	Negotiable
Population:	163,000, 5 miles
Traffic count:	55,000 ADT
Brokers:	5% for procuring



**CENTREPOINT**  
MARKETPLACE