

Idaho Falls Business Park

Building #2: 2112 North Boulevard, Idaho Falls, Idaho



Roderick Realty

www.roderickrealty.com
801-506-5005

PROPERTY FEATURES:

- Class A Concrete Tilt Construction
- Ground Level & Dock-High Doors
- 28' Clear Height
- Mezzanine Office Available
- 480 Volt 3 Phase Power
- Abundant Storefront glass
- ESFR Fire Suppression

Idaho Falls Business Park

Building #2, Ste 100 – Space Plan: 2112 North Boulevard, Idaho Falls, Idaho

BUILDING #2

Space	Tenant	Size
Suite 100	Gensco	22,521 SF

OFFICE: 5,307 S.F.
WAREHOUSE: 17,441 S.F.
TOTAL 22,748 S.F.

GENSCO
DISTRIBUTOR AND MANUFACTURER OF HVAC PRODUCTS

OFFICE: 1,930 S.F.
WAREHOUSE: 9,411 S.F.
TOTAL 11,341 S.F.



Building #2 Information

- Building Size: 56,611 S.F.
- Land Size: 4.485 ACRES
- Parking: 76 STALLS
- Clear Height: 28'
- Power:
 - (2) 200 Amp 120/208 V panel 3 phase
 - (2) 200 Amp 277/480 V panel 3 phase
 - (2) 75 K.V.A. Transformer
- Overhead Doors:
 - 9' x 10' Dock High Overhead Doors
 - 12' x 14' Grade Level Overhead Doors



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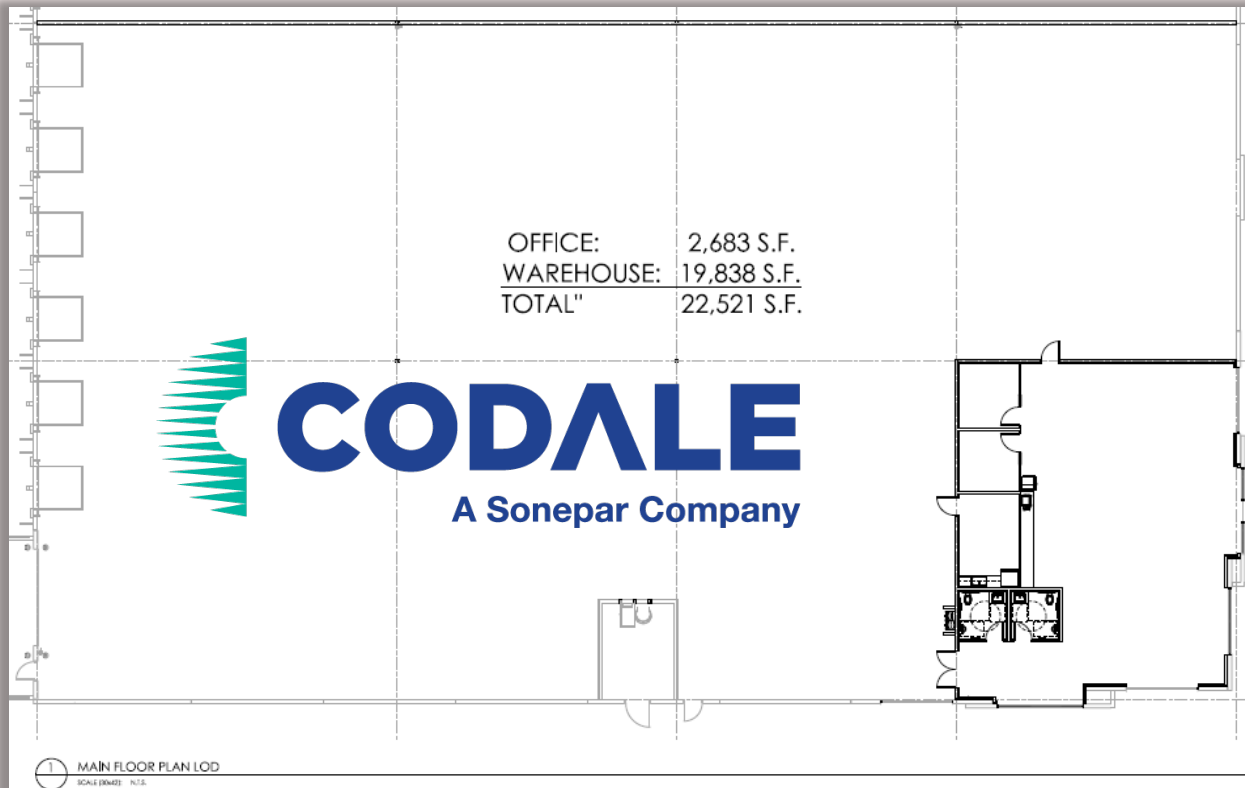
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Idaho Falls Business Park

Building #2, Ste 200-300: 2112 North Boulevard, Idaho Falls, Idaho

BUILDING #2

Space	Tenant	Size
Suite 200-300	Codale Electric	22,521 SF



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- Parking: 76 STALLS
- Clear Height: 28'
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 - (2) 200 Amp 277/480 V panel 3 phase
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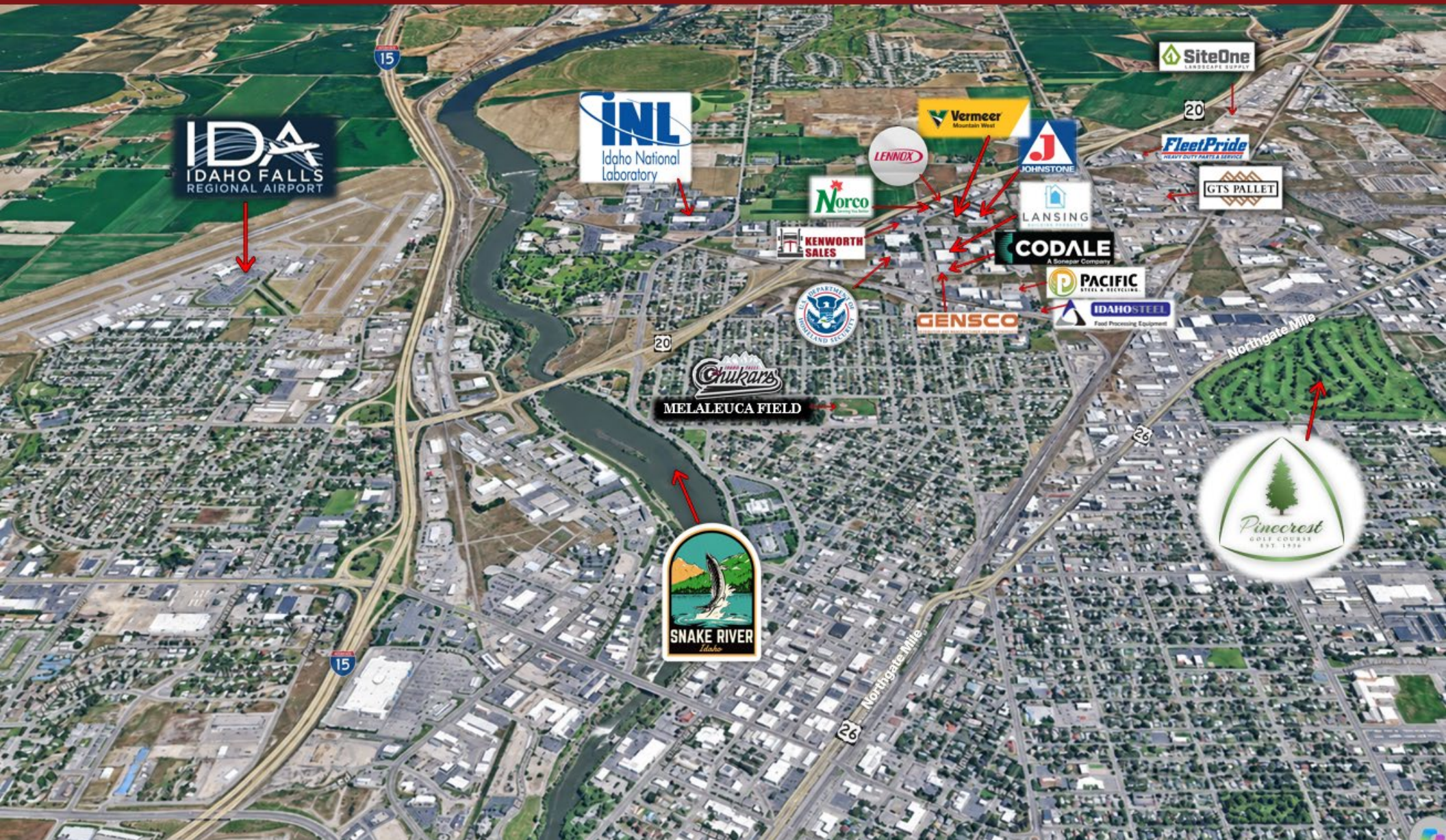
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