



Property Information:

Property Type: Office or Retail

Building Size: Approx. 11,560 total SF

Parking: To Code

Lot Size: .74 Acres

Zoning: Commercial

No. Stories: 2

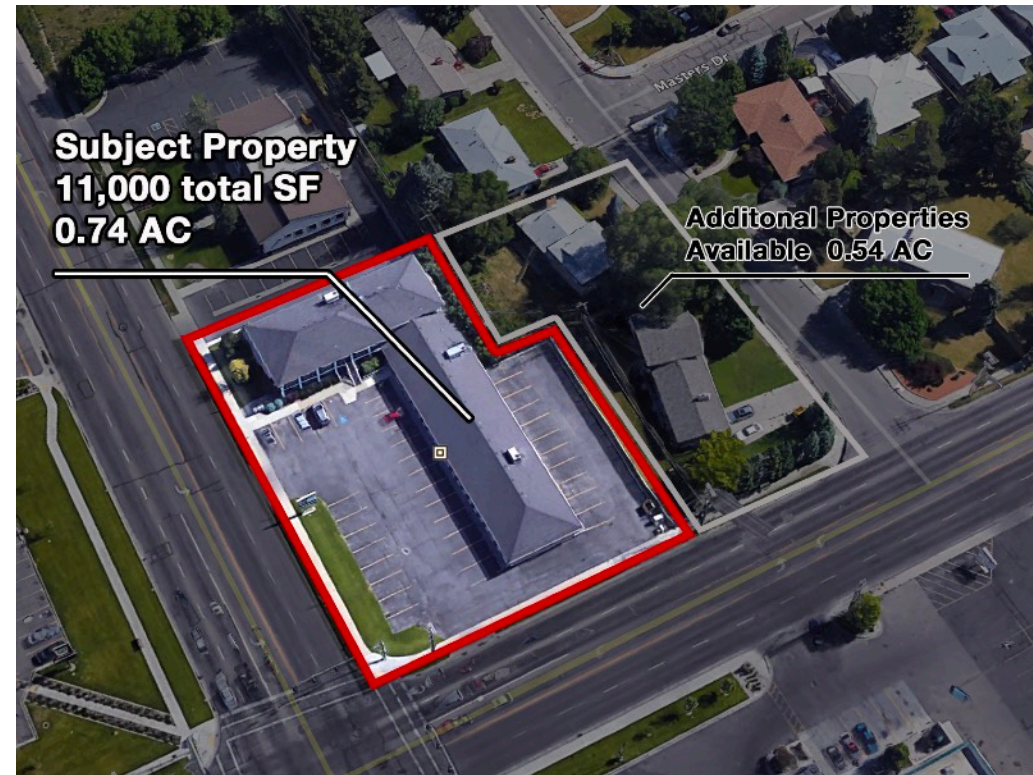
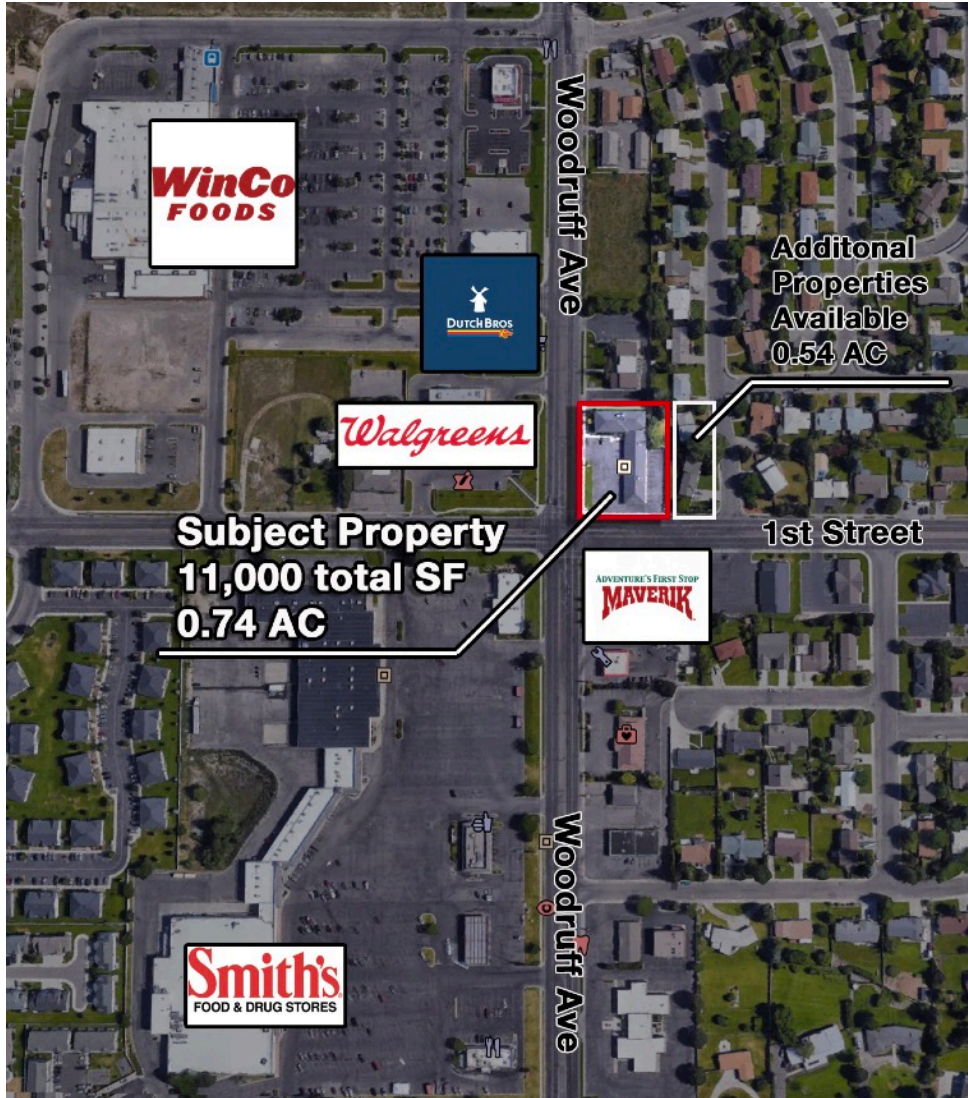
Signage: Corner Pylon

Property Features:

- Multi tenant Investment opportunity
- Two houses located behind also available
- Convenient to Walgreens, Dutch Bros, new Maverik, Smiths Food, and WinCo
- Great location on the corner of Woodruff and 1st Street

Office/Retail For Sale

100 N Woodruff Avenue
Idaho Falls ID 83401



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Demographics:

	1 Mile	3 Miles	5 Miles
Population	16,314	72,756	101,551
Number of Households	6,404	26,275	35,983
Avg. Household Income	\$59,520.85	\$70,275.54	\$75,141.16

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