

9TH & IDAHO

225-237 N. 9TH STREET | BOISE, ID | **FOR LEASE**

▶ **PAT SHALZ**
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▶ **LANCE HENDRICKS**
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OFFICE SPACE FOR LEASE

9th & IDAHO CENTER

225 N 9TH STREET | BOISE, IDAHO 83702

COMMERCIAL



PREMIER DOWNTOWN OFFICE

FOR LEASE | 2,000 - 23,240 SQ. FEET

PROPERTY INFORMATION

Submarket:	Downtown	Parking:	2.2/1,000
Bldg Type:	Office	Lease Term:	3 - 8 years
Quality:	Class A	Lease Type:	FLSV
Bldg Size:	94,983 SF	Available:	Now
# of Floors:	8		

AVAILABLE SPACE

SPACE	SIZE	RATE
Second Floor		
*Ste 200	11,620 SF	\$20.00/SF
**Divisible to 2,000 SF		
Third Floor		
*Ste 300	11,620 SF	\$20.00/SF
**Divisible to 2,000 SF		
Fifth Floor		
Ste 500	2,528 SF	\$20.00/SF
Sixth Floor		
Ste 630	3,544 SF	\$20.00/SF

*Floors 2 and 3 can be combined for 23,240 SF

**Floors 2 and 3 can be divisible to 2,000 SF



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LANCE HENDRICKS

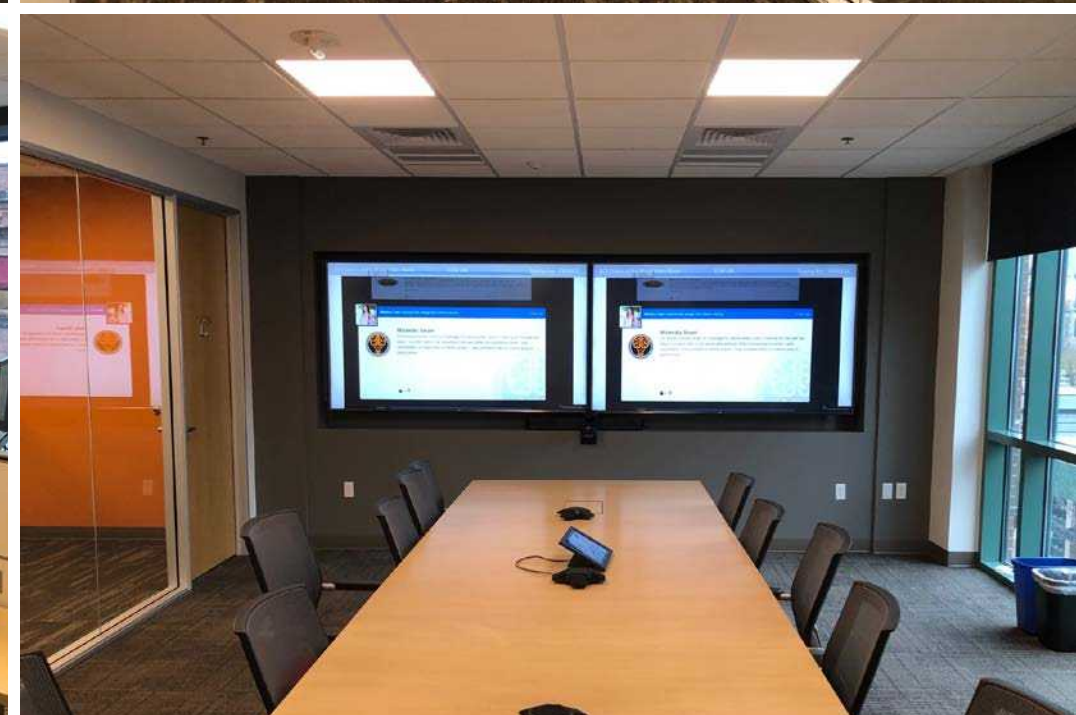
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LISTING COMMENTS

Fiber optics available.

Excellent downtown location in the heart of Boise.

Building amenities: Showers, locker room, bike storage, and adjacent parking garage for employee parking.



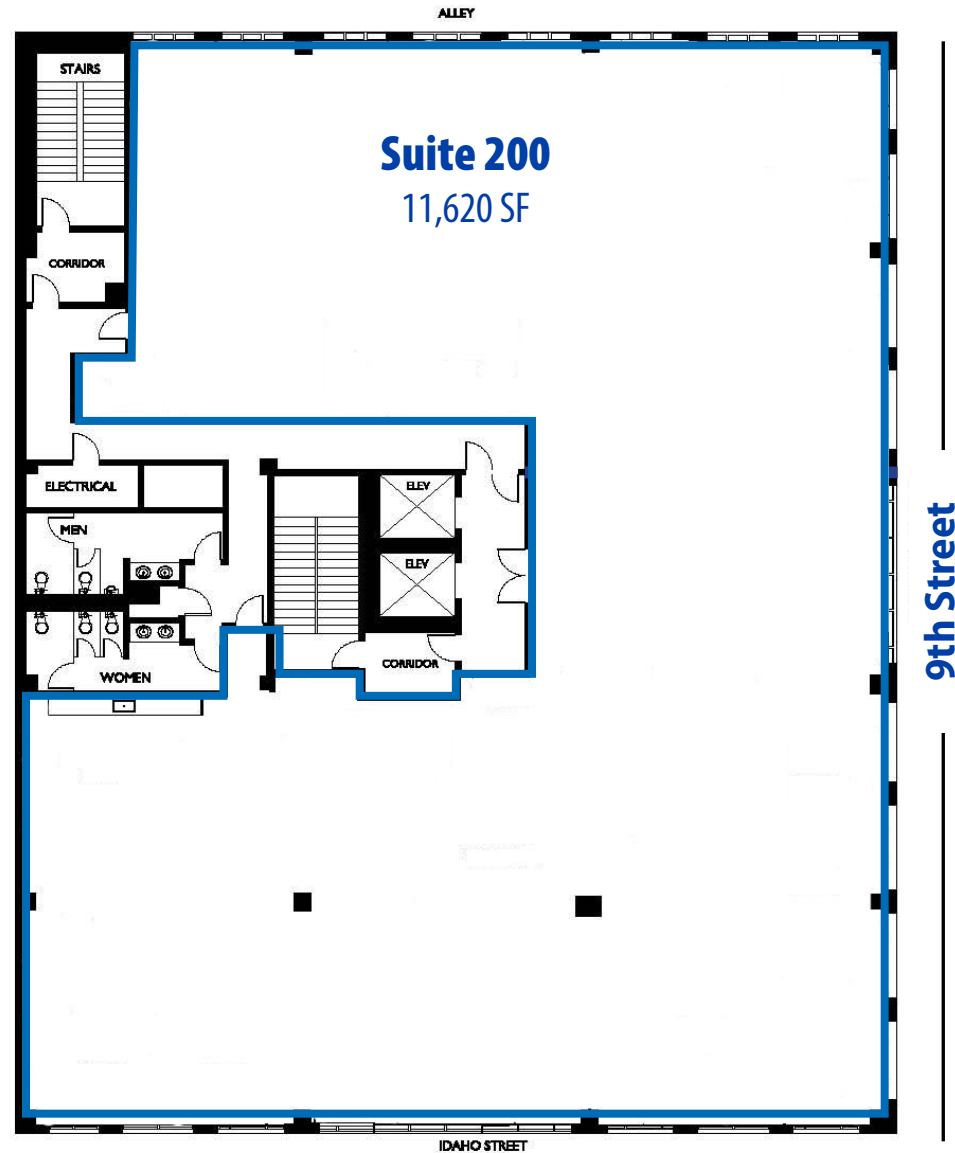


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SECOND FLOOR

SUITE 200 | **11,620 RSF**

*Divisible to 2,000 RSF



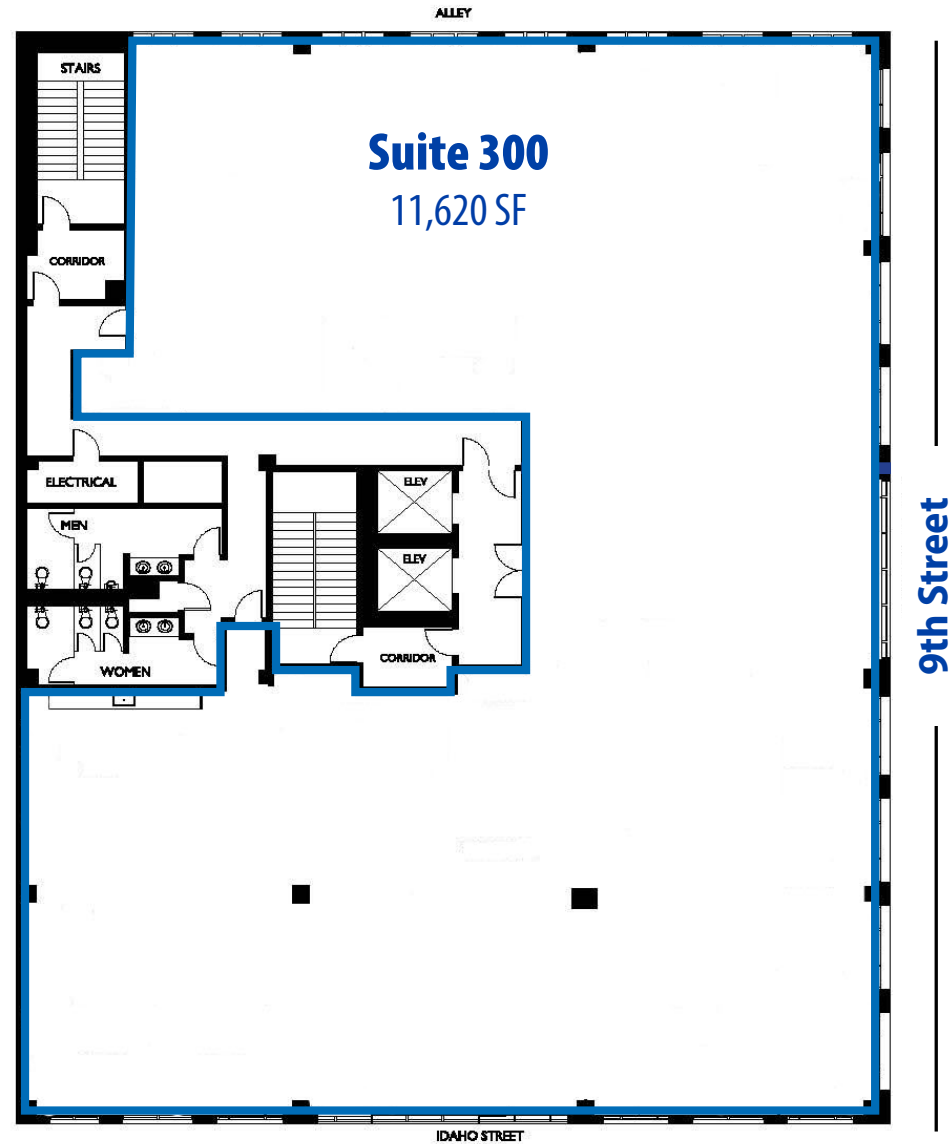


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THIRD FLOOR

SUITE 300 | **11,620 RSF**

*Divisible to 2,000 RSF

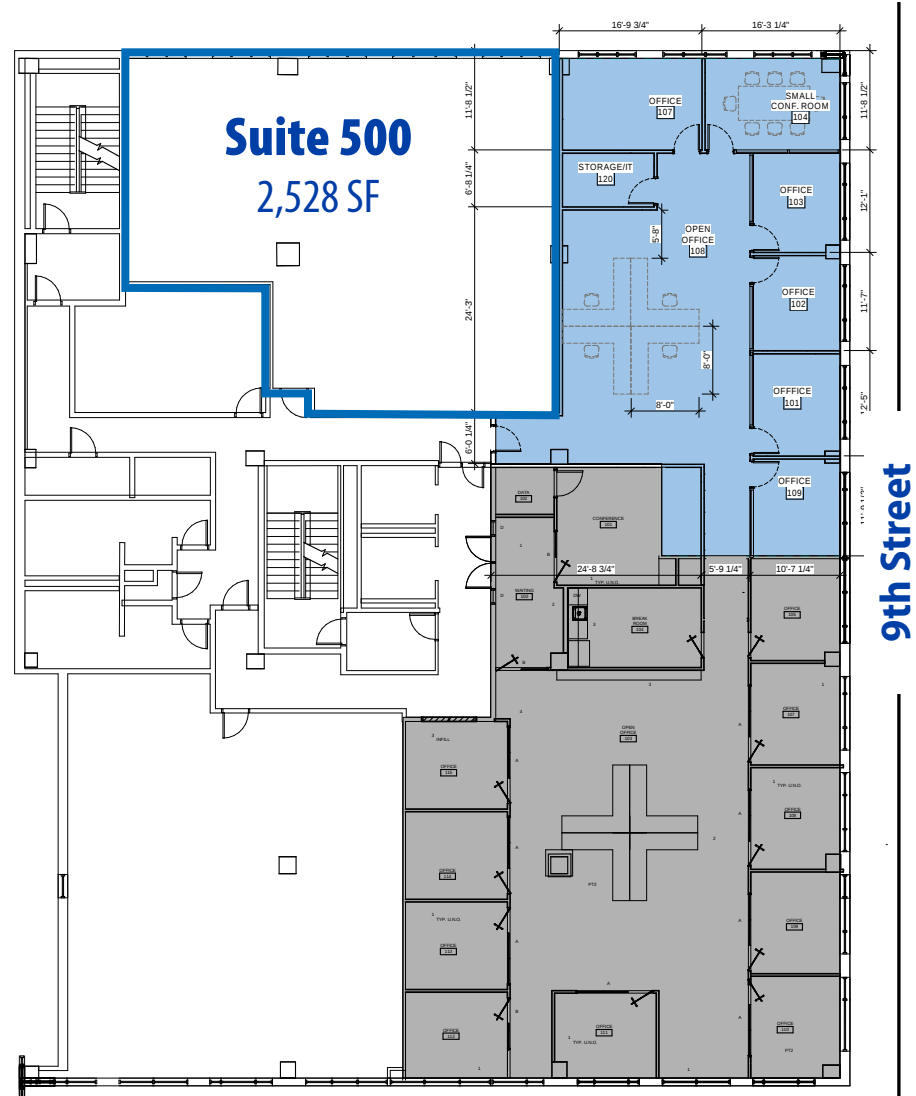




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FIFTH FLOOR

SUITE 500 | 2,528 RSF



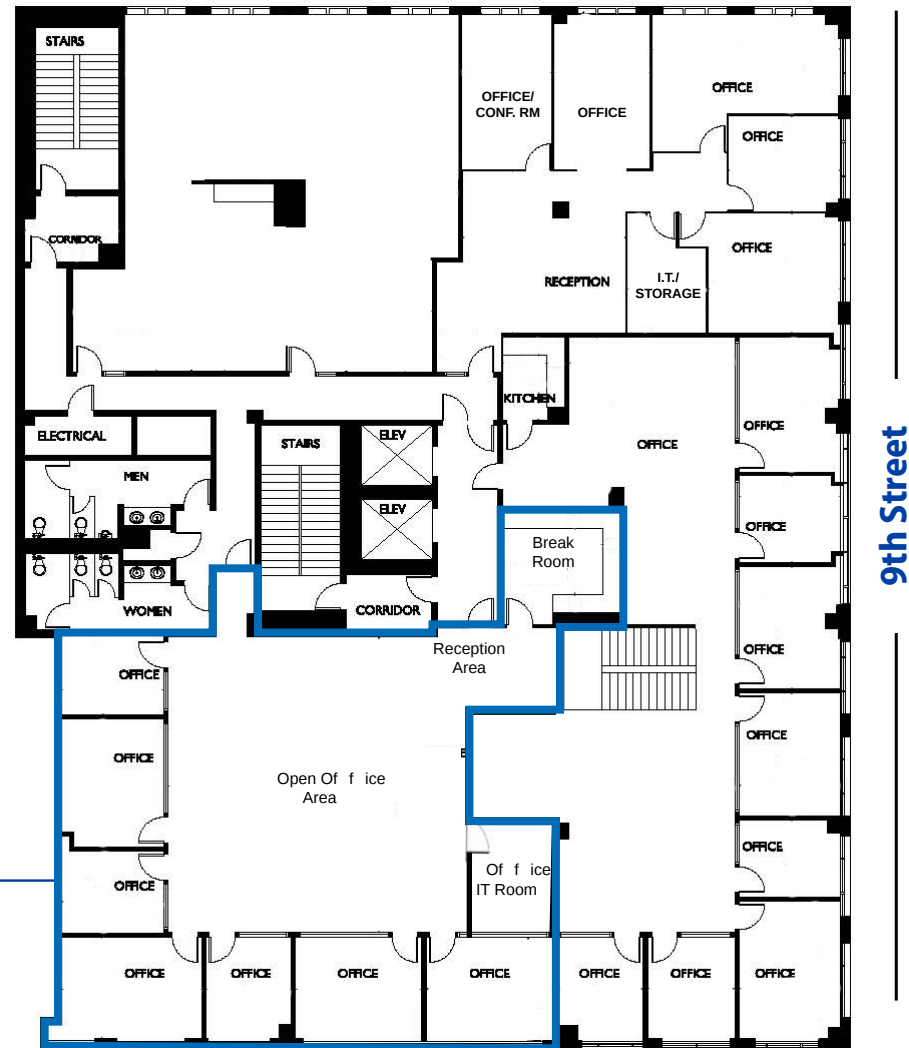


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SIXTH FLOOR

SUITE 630 | **3,544 RSF**

Suite 630
3,544 SF





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