

Airport Center

3056 - 3287 Elder Street - Boise, ID
OFFICE SPACE FOR LEASE



Professionally managed by Thornton
Oliver Keller Commercial Real Estate

Property Information:

Submarket: Central
Available: Immediately
Bldg Type: Office
Quality: Class A
Bldg Size: 14,000 SF
Divisible: Yes
of Floors: 1
Parking: 4/1000

Lease Terms:

Lease Term: 3-5 years
Lease Type: Full Service
TI Allowance: Negotiable

Listing Comments:

Airport location with excellent freeway access off I-84 at Vista.

Public Transportation available to site.

Located across from Boise City Owyhee Park with tennis courts and playground.

Walking distance to lodging and restaurants.

Energy Star qualified.

Built out space - ready for immediate occupancy.

Fiber available on site.

Buildings inter-connected with communication conduit.

Storage space available on-site.

Available Space:

SPACE:	RSF:	RATE:
Bldg 1 - Suite 104	2,392 SF	\$16.50/SF
Bldg 2*	14,000 SF	\$16.50/SF
Bldg 3*		
Suite 101	4,050 SF	\$16.50/SF
Suite 102	2,950 SF	\$16.50/SF
Suite 103	3,500 SF	\$16.50/SF
Suites 101, 102, & 103 can be combined for 10,500 SF		
*Buildings 2 & 3 can be combined for 24,500 SF		
Bldg 4 - Suite 104	1,314 SF	\$16.50/SF

Storage space available: 1,000 - 3,000 SF



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(09/13/11)

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Airport Center Business Park



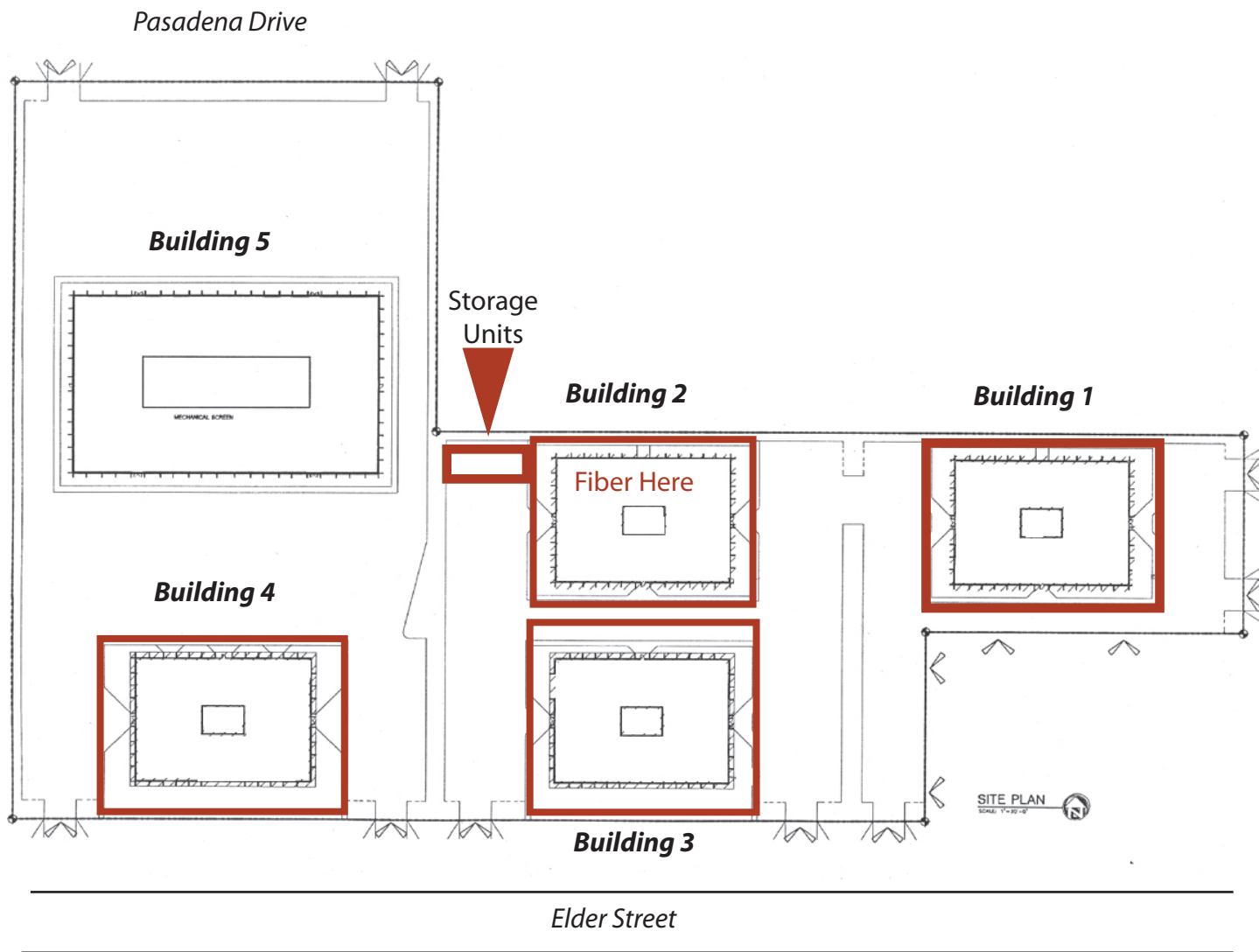
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Site Plan



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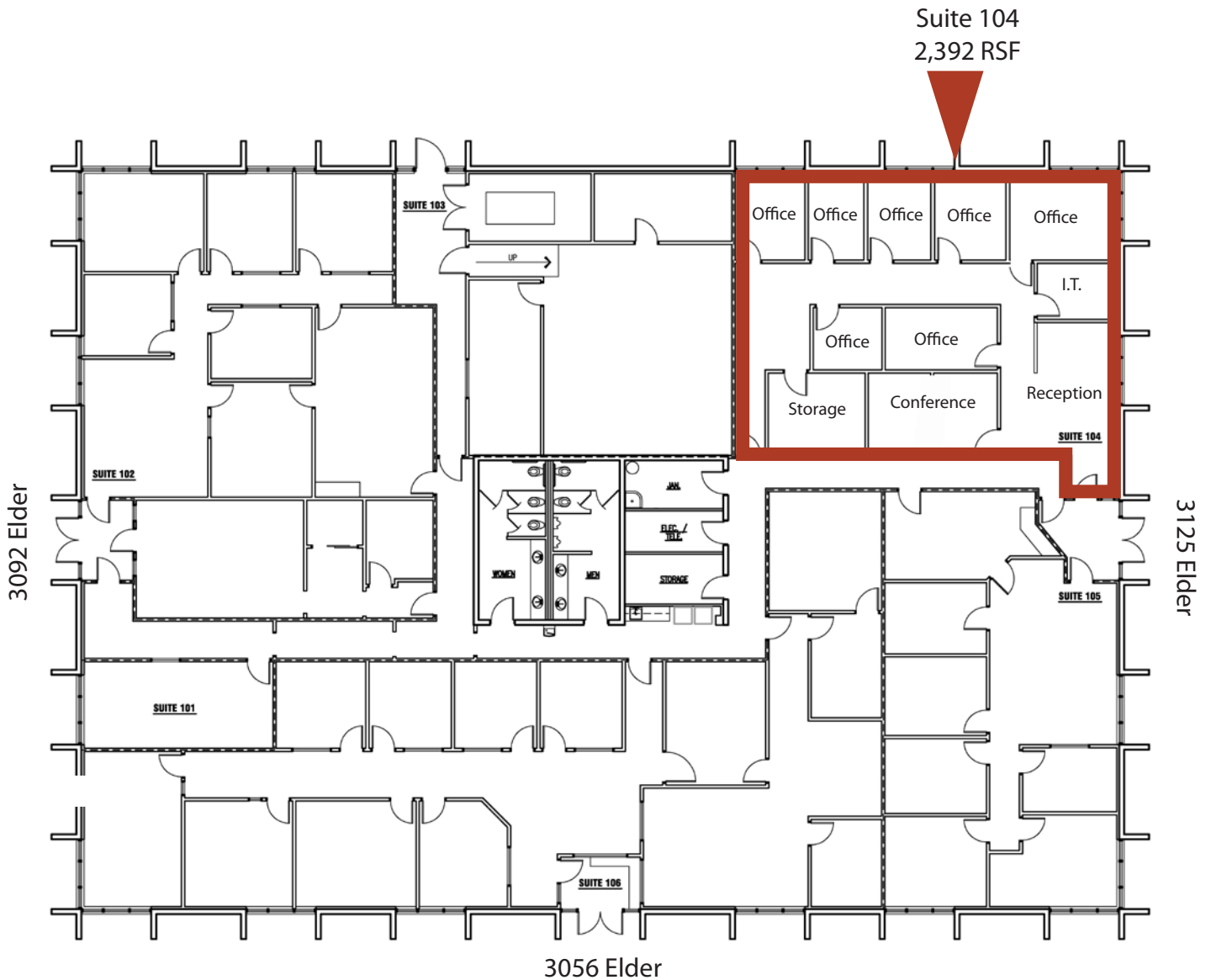
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Building 1

Suite 104
2,392 RSF



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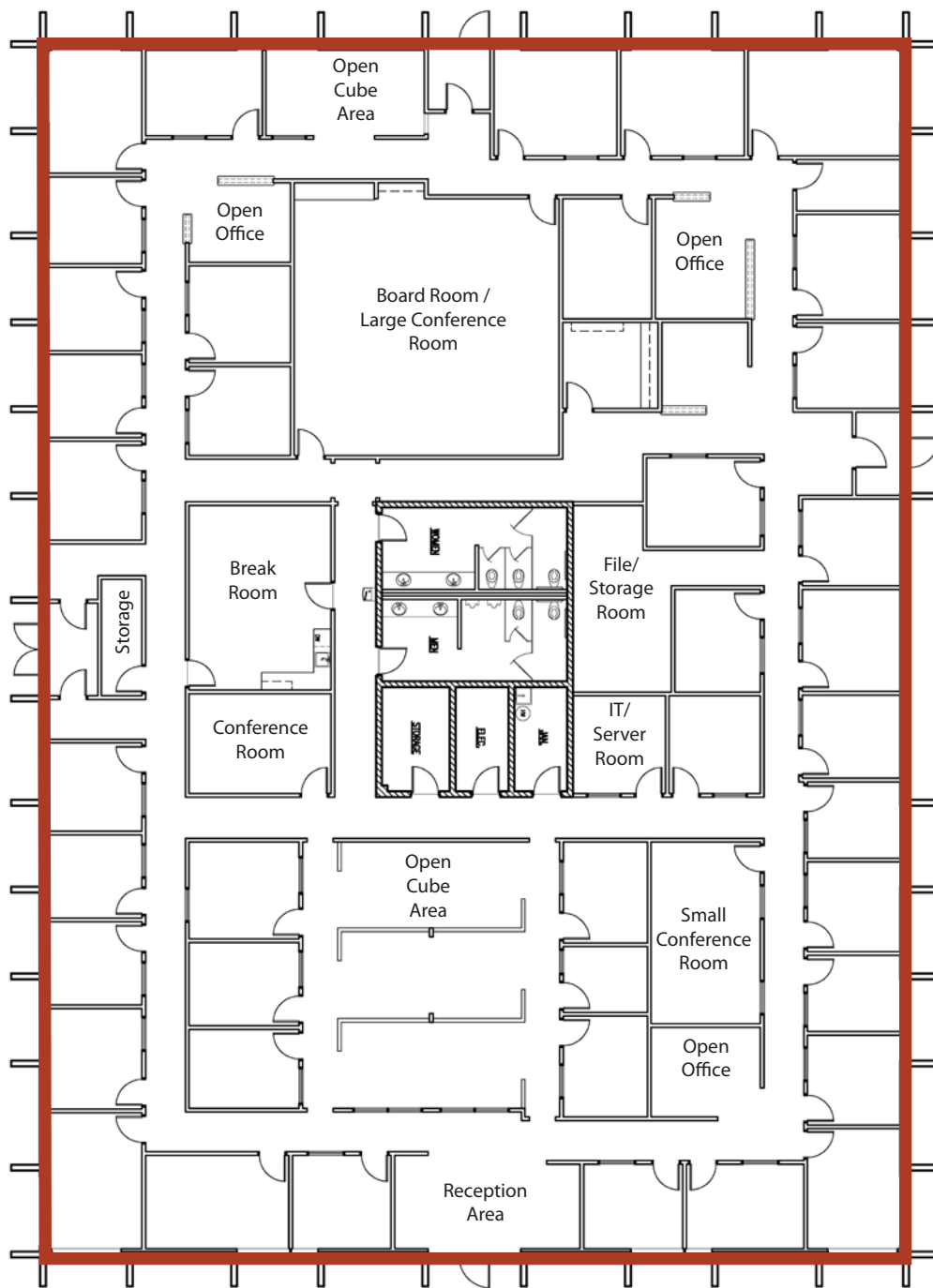
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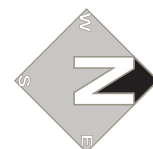
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Building 2 14,000 SF Available

3166 Elder



3184 Elder



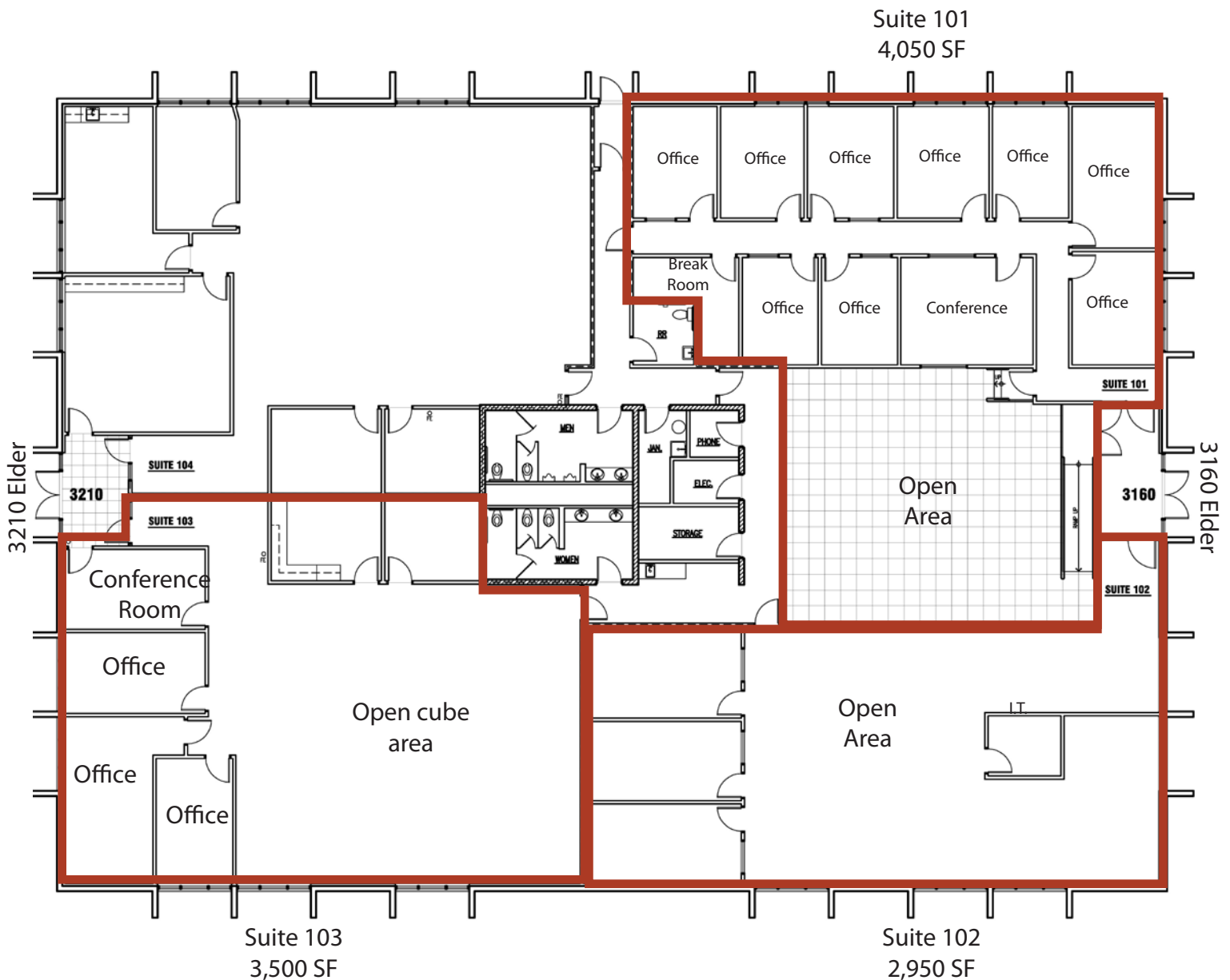
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Building 3 2,920 SF - 10,500 SF



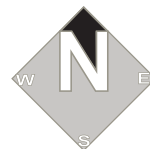
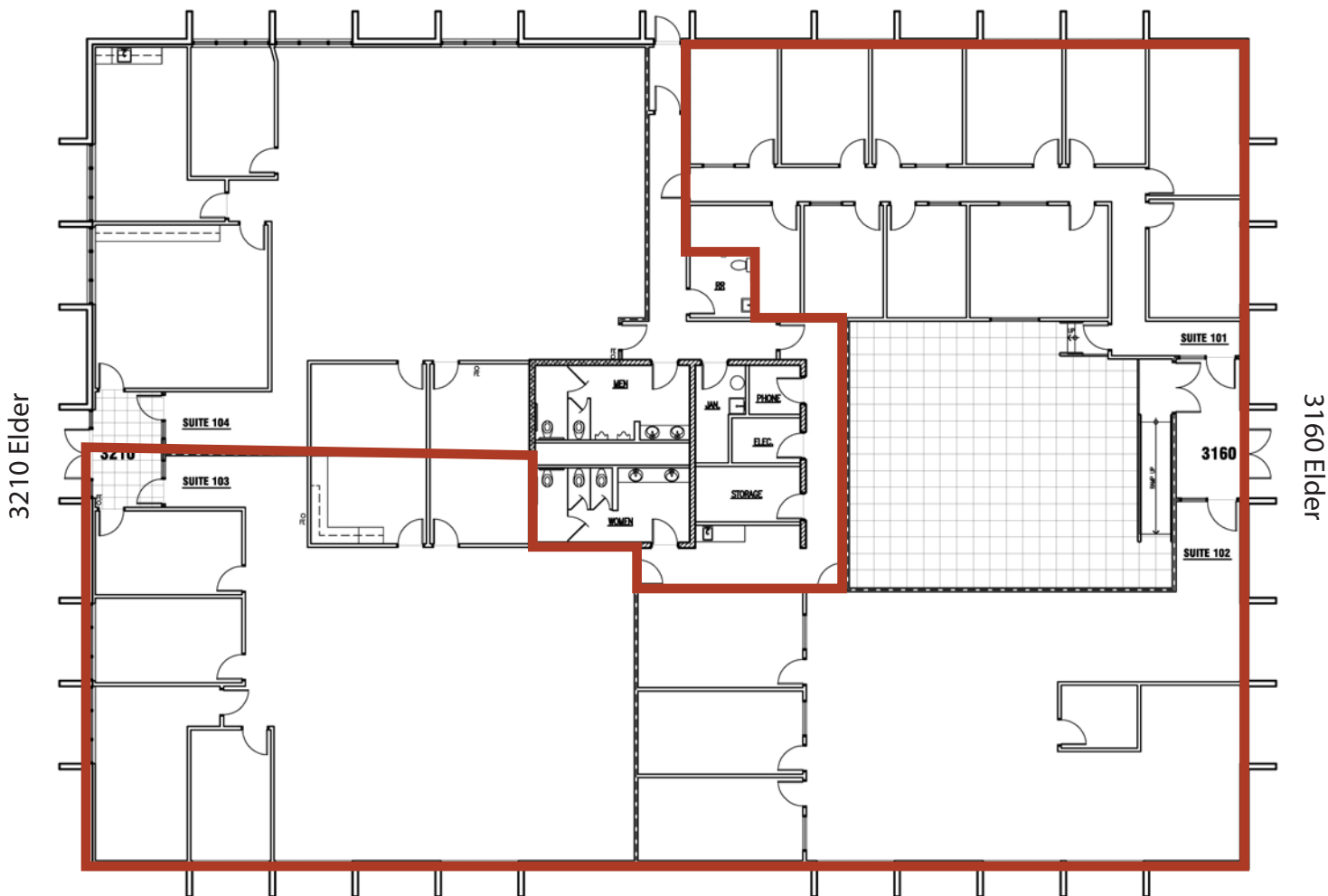
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Building 3 10,500 SF



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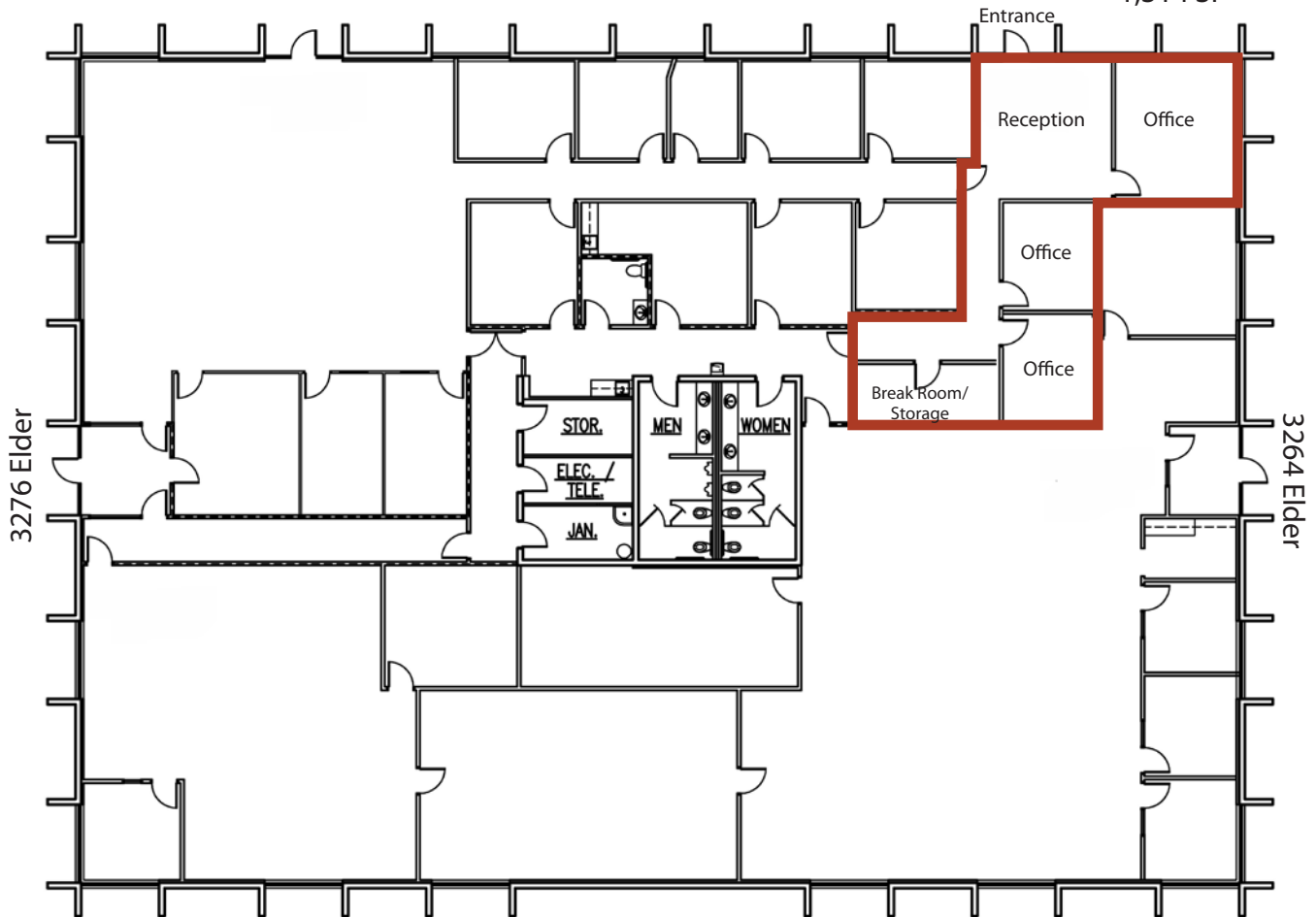
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Building 4

3268 Elder
Suite 104
1,314 SF



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