

537 W. Bannock Street

Boise, ID
OFFICE SPACE FOR LEASE



Property Information:

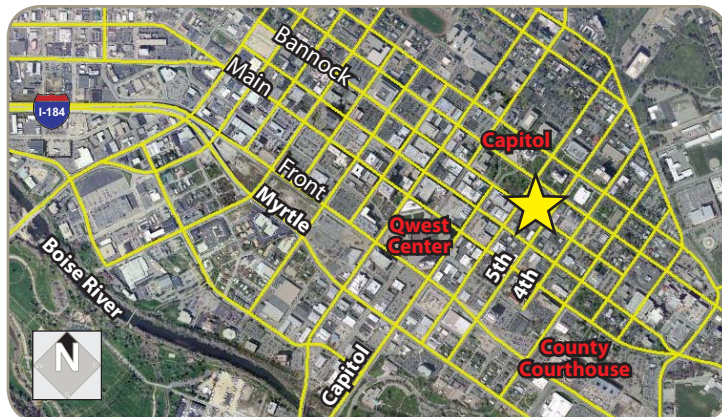
Submarket: Downtown
Available: Immediately
Bldg Type: Class B Office
Bldg Size: 9,836 SF
Divisible: Yes
of Floors: 2
Parking: 4/1,000 SF

Lease Terms:

Lease Type: Full Service
Excluding Janitorial
TI Allowance: Negotiable

Listing Comments:

- Downtown location.
- One block to State Capitol Building.
- Close to restaurants, banks, lodging and other services.
- Large offices.
- Tenant Improvements available.
- Reserved surface parking.
- Next to Flying M coffee shop and Guido's Pizza.
- Across the street from Capitol Park with fully shaded picnic tables.
- Recent remodel including energy efficient lighting.



Available Space:

SPACE:	RSF:	FLSVEJ RATE:
First floor space	2,500 SF to 4,589 SF	\$14.00 \$12.50/SF

- Includes 4/1,000 parking at below market rates •



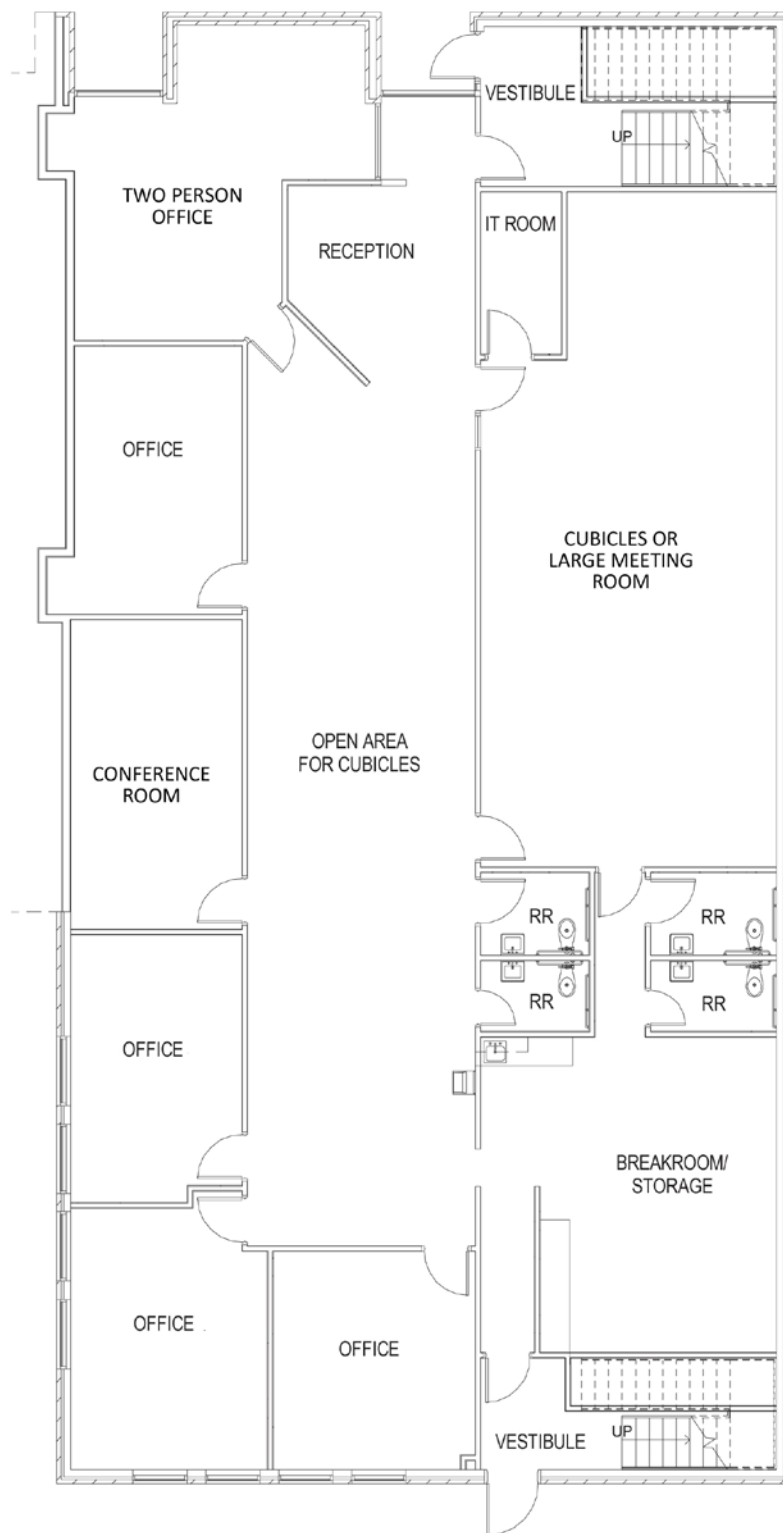
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Layout can be altered or divided for a long term tenant.

This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.

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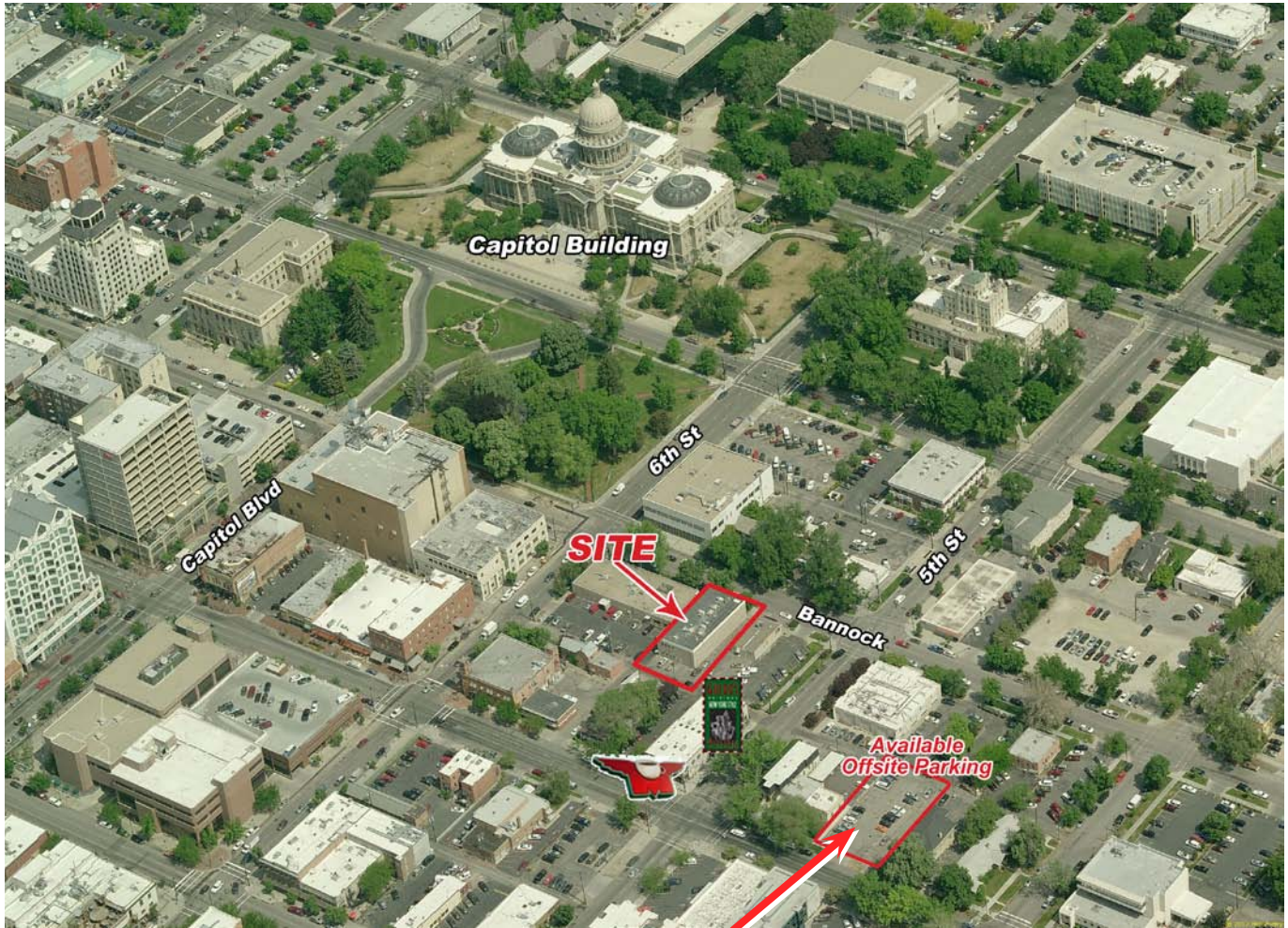
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Available Offsite Parking - 4/1,000 Ratio - Reduced Rates



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