

CLASS 'A' OFFICE SPACE IN DOWNTOWN BOISE

BOISE PLAZA

1111 W JEFFERSON STREET | BOISE, ID 83702

Tok
COMMERCIAL



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OWNED AND
MANAGED BY

**Rafanelli
& Nahas**

PROPERTY INFORMATION

SUBMARKET:	Downtown	# OF FLOORS:	5
BLDG TYPE:	Office	PARKING:	Dedicated Garage + Street Parking
BLDG SIZE:	320,000 SF	AVAILABLE:	Immediately
BLDG QUALITY:	Class A+		

AVAILABLE SPACE

SPACE	RSF	RATE
Floor 4	3,968 SF to 32,857 SF	Contact Agent

PROPERTY HIGHLIGHTS

- Ample Adjacent Parking
- In Building Fitness Center
- Eight Story Interior Atrium
- 300,000+ Square Feet of Best in Class, Class "A" Office Space
- Full Service Lease Includes 5 Night Janitorial Service
- Stunning Panoramic Views of Downtown and the Foothills
- Full-Time Concierge at the Atrium Reception Desk to Greet Your Clients
- Within Walking Distance of the City's Best Restaurants and Business Services in the Heart of Downtown Boise
 - Multi-level garage containing 960 spaces.
 - Surrounded by street parking

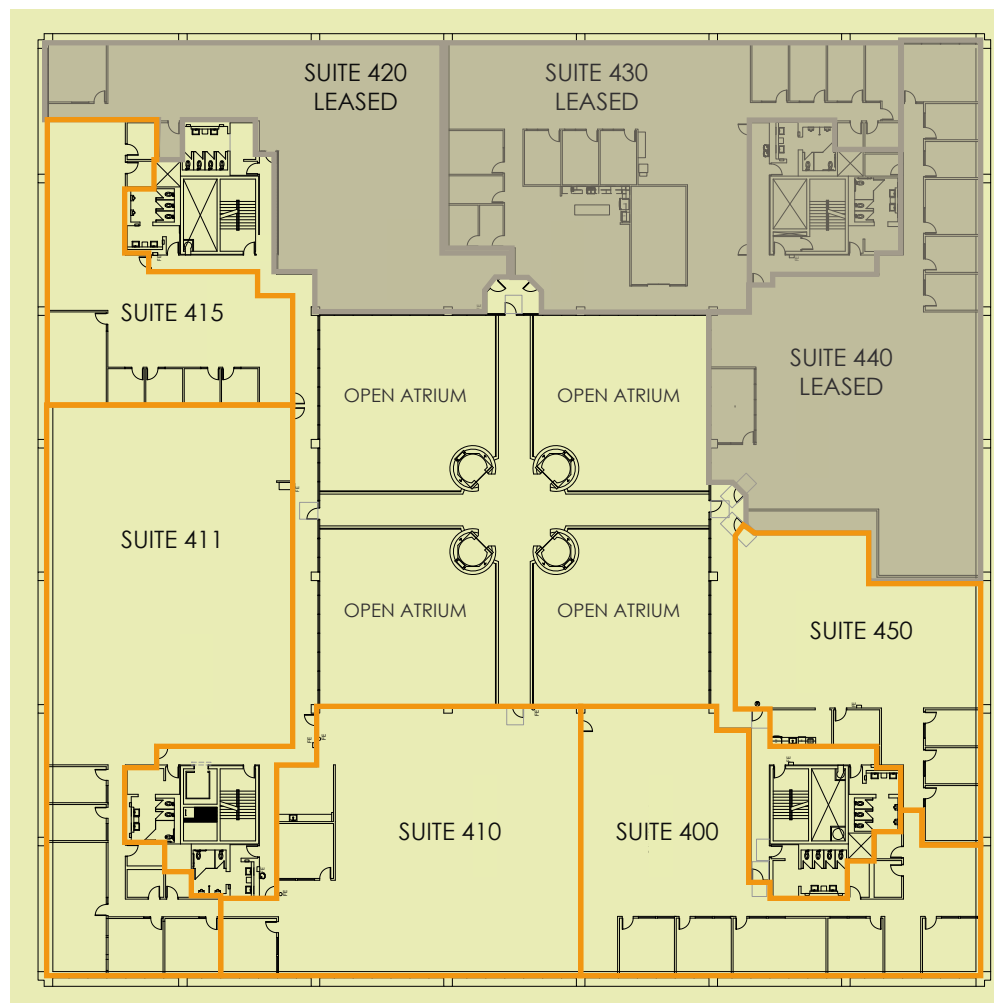


**BOISE
PLAZA**

FOURTH FLOOR

**3,986 SF TO 32,857 SF
AVAILABLE**

BOISE PLAZA OFFERS ONE OF THE LARGEST
CONTIGUOUS FLOORPLATES IN THE BOISE MSA –
ALLOWING FOR LARGER OPERATIONS ON A SINGLE
FLOOR SPECIFICALLY DESIGNED TO PROMOTE
COLLABORATION AND INCREASED PRODUCTIVITY.



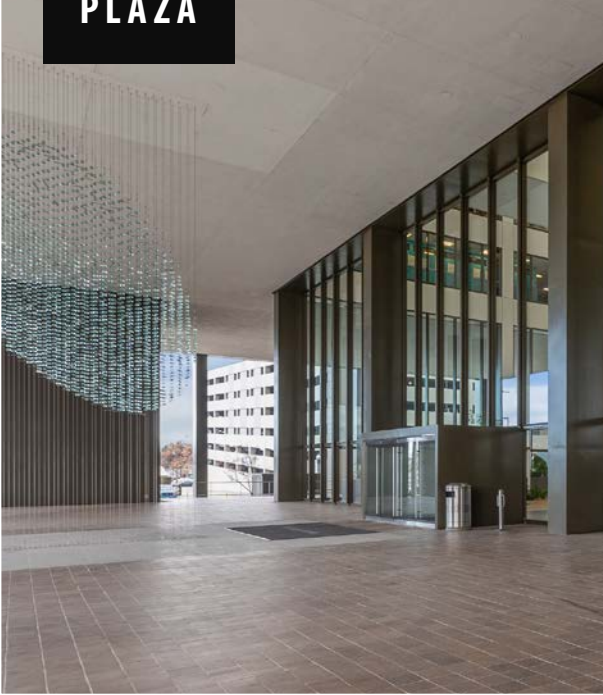
TENANT FEATURES

- 5 NIGHT JANITORIAL SERVICE
- ON-SITE FITNESS & LOCKER ROOM
- FULL-TIME CONCIERGE DESK SERVICE
- RARE, DEDICATED DOWNTOWN PARKING
- ACROSS FROM NEW, CHERIE BUCKNER-WEBB PARK
- PANORAMIC VIEWS OF DOWNTOWN AND BOISE FOOTHILLS FROM EVERY FLOOR



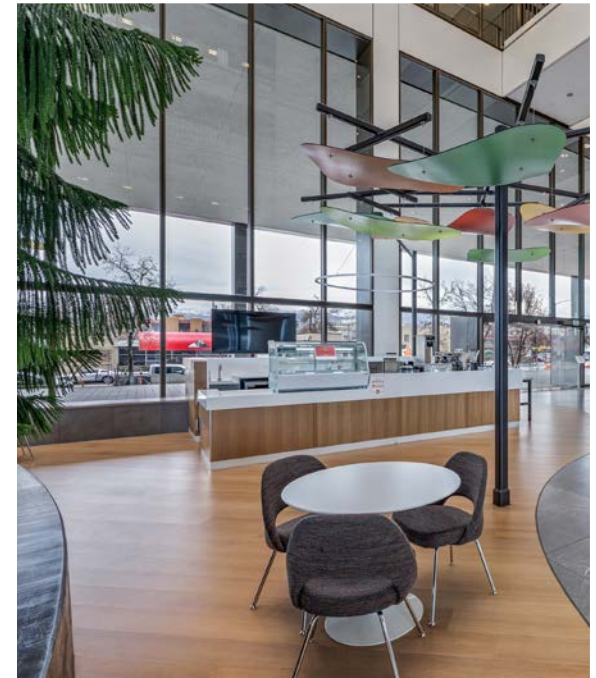
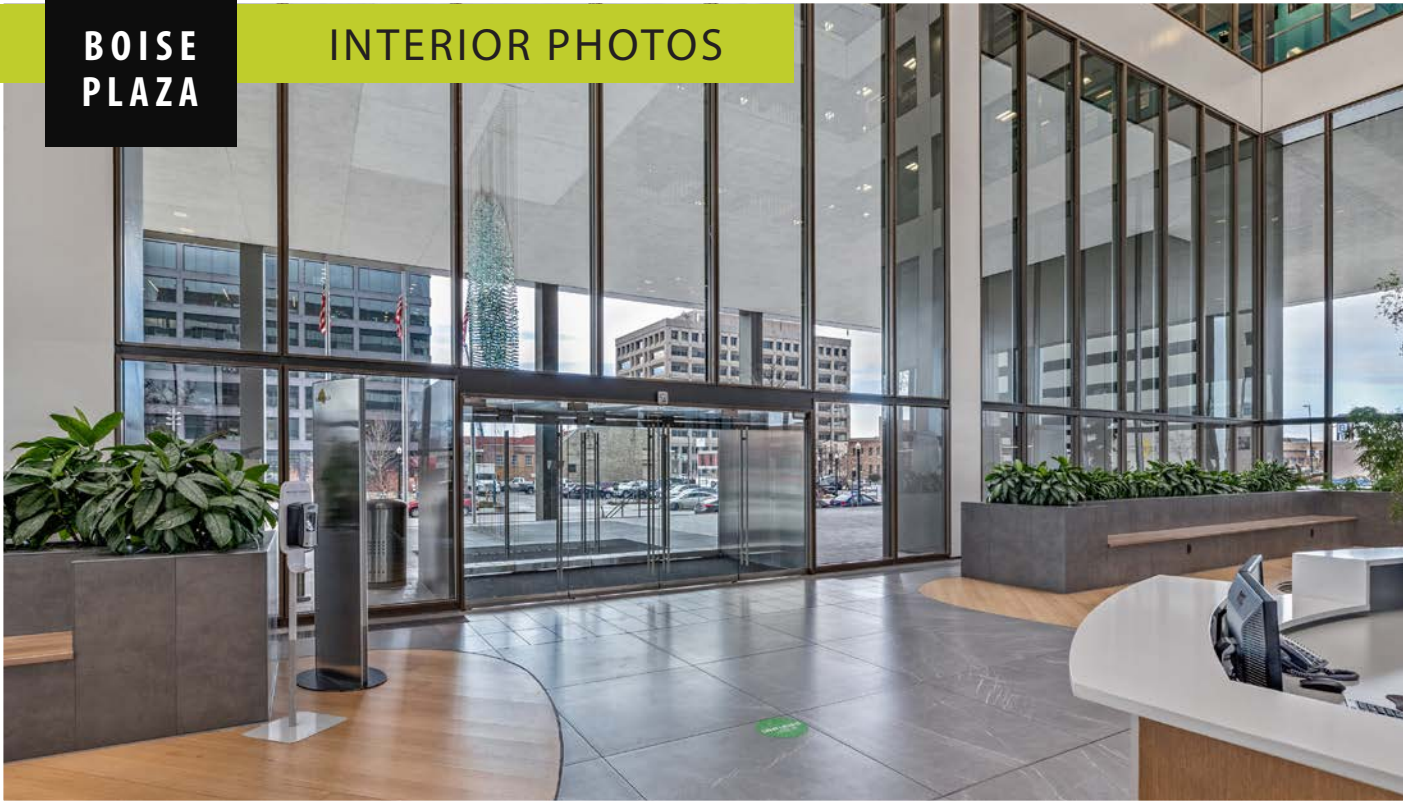
BOISE PLAZA

EXTERIOR PHOTOS



BOISE
PLAZA

INTERIOR PHOTOS



BOISE
PLAZA

4TH FLOOR PHOTOS





BOISE
PLAZA

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HIGH WALKABILITY LOCATION

- A** **CHERIE BUCKNER-WEBB PARK** | 2 minute walk
- B** **HYATT PLACE BOISE HOTEL** | 2 minute walk
- C** **DOWNTOWN BOISE YMCA** | 4 minute walk
- D** **8TH STREET RESTAURANT ROW** | 5 minute walk

- E** **REGIONAL TRANSIT BUS TERMINAL** | 6 Minute walk
- F** **THE GROVE PLAZA** | 6 Minute walk
- G** **US POST OFFICE** | 6 Minute walk
- H** **IDAHO STATE CAPITOL BUILDING** | 7 Minute walk