

FOR LEASE



Parkside Tower

601 E Front Avenue
Coeur d'Alene, ID 83814

SUITE	403
LEASE RATE	\$22.00 PSF/YR + NNN
LEASE TYPE	NNN
EST. NNN'S	\$6.01 PSF/YR
RENTABLE SF	±2,350
PARCEL NO	CK1670003020
ZONING	CDA-DC (Downtown Core District)

KIEMLE
HAGOOD

PAT EBERLIN

208.215.1375

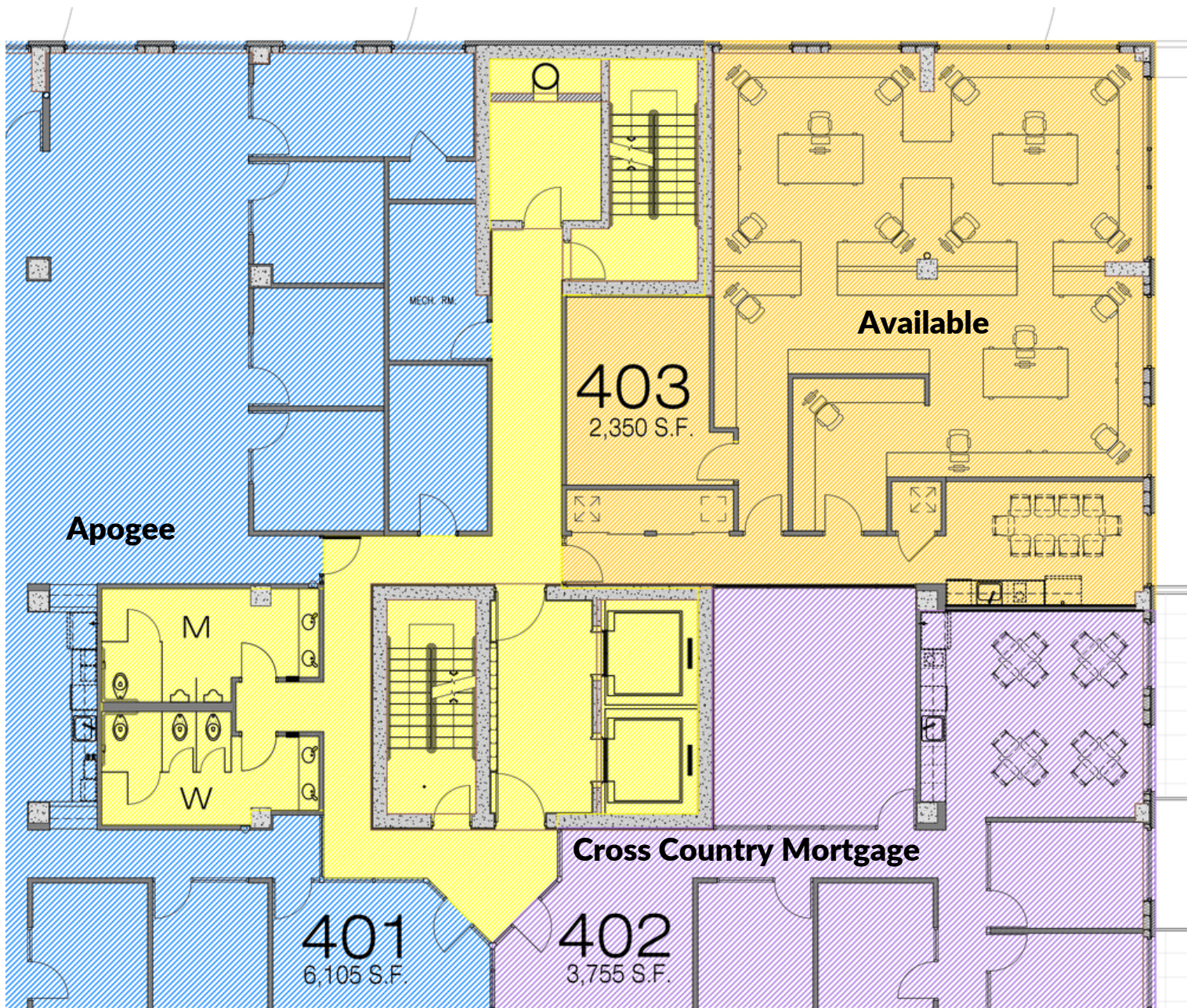
pat.eberlin@kiemlehagood.com

FLOOR PLAN

SUITE 403 DETAILS:

- Total Rentable Square Footage: $\pm 2,350$ SF
- Rental Rate: \$4,308 /Month + NNN
- Estimated NNN's: \$1,192/Month
- 6 reserved garage parking spaces available.

Contact list agent for more information



PROPERTY OVERVIEW

PROPERTY DETAILS:

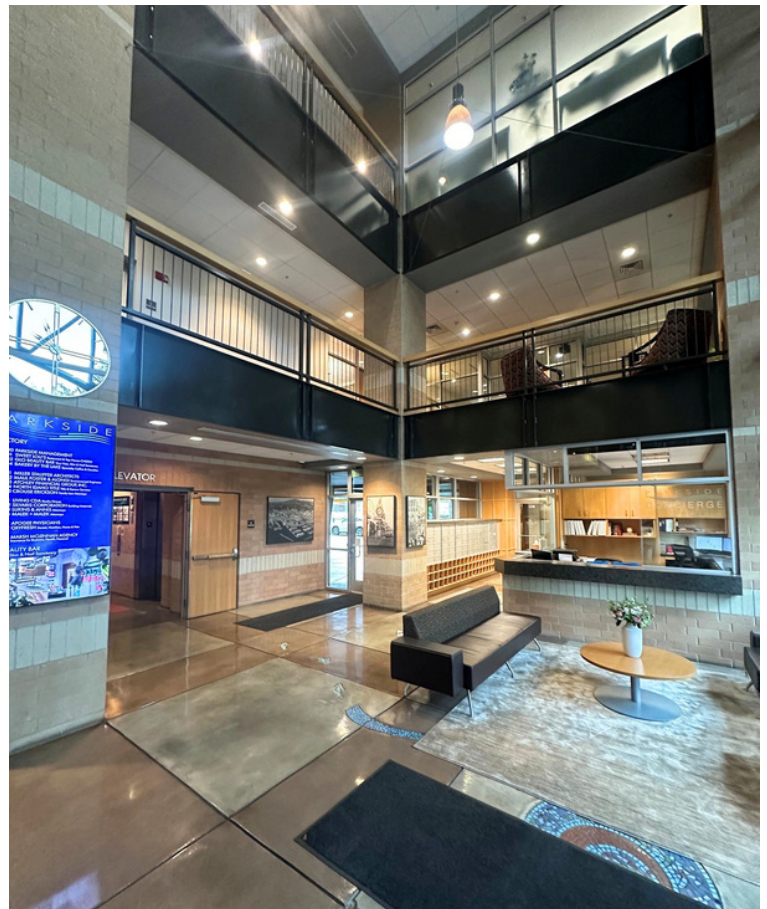
Prominent and unique downtown location within walking distance of banks, city parks, public hiking/walking trails, downtown restaurants, boardwalks, marinas and the Coeur d'Alene Resort. Suites offer mountain and/or lake views with open and flexible floor plans. This opportunity captures the true North Idaho experience. *Call listing agent to schedule a tour.

AMENITIES

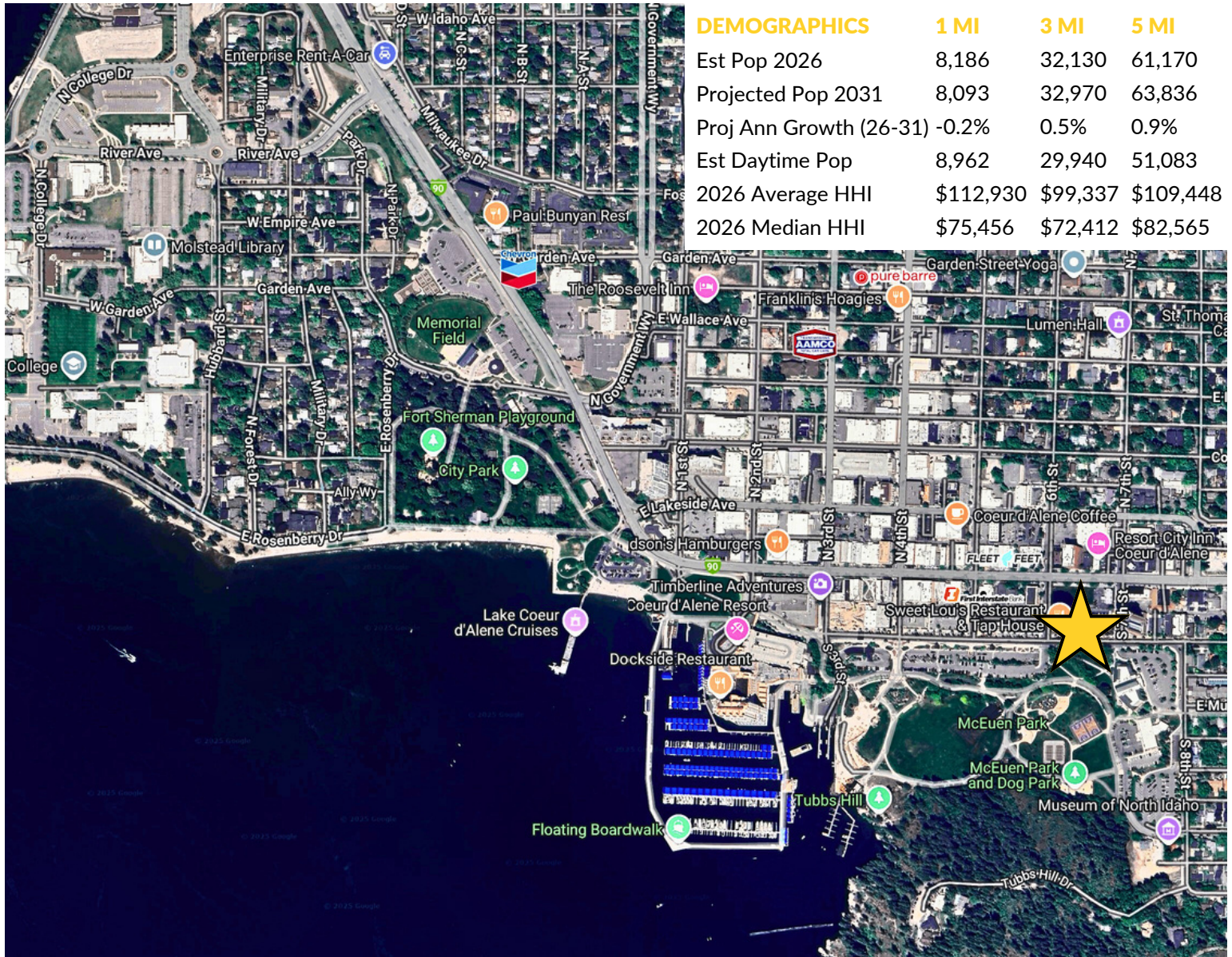
- Built in 2008 by Miller Stauffer Architects
- On-Site Management
- Tremendous Natural Light
- Underground Reserved Parking
- Grand Lobby/Lounge Entrance
- Miniature Golf Course
- On-Site Fitness Center
- 20 Stories (5 Commercial)
- Main Level Restaurant, Bakery & Coffee

TENANT ROSTER

- 101 Sweet Lou's
- 102 Glo Beauty Bar
- 103 Glo Beauty Bar
- 104 Bakery by the Lake
- 201 Miller Stauffer Architects
- 202 Maul Foster
- 203 Atchley Financial
- 204 North Idaho Title
- 205 Crouse & Assoc.
- 301 Coeur Living
- 302 Malek + Malek
- 303 Lukins Annis
- 304 Malek + Malek
- 401 Apogee
- 402 Cross Country Mortgage
- 403 (Vacant)
- 502 Marsh McClenna



PARKSIDE TOWER



PAT EBERLIN

208.215.1375

pat.eberlin@kiemlehagood.com

No warranty or representation, expressed or implied, is made by Kiemle Hagood, its agents or its employees as to the accuracy of the information contained herein. All information furnished is from sources deemed reliable and submitted subject to errors, omissions, change of terms and conditions, prior sale, lease or financing, or withdrawal without notice. No one should rely solely on the above information, but instead should conduct their own investigation to independently satisfy themselves. Kiemle Hagood respects the intellectual property of others: If you believe the copyright in your work has been violated through this Website, please contact our office for notice of claims of copyright infringement. For your complaint to be valid under the Digital Millennium Copyright Act of 1998 (DMCA), you must provide the following information when providing notice of the claimed copyright infringement: Identify the material on the Website that you believe infringes your work, with enough detail so that we may locate it on the Website; provide your address, telephone number and email address; provide a statement that you have a good faith belief that the disputed use is not authorized by the copyright owner, its agent, or the law; provide a statement that the information in the notification is accurate, and under penalty of perjury, that the complaining party is authorized to act on behalf of the owner of an exclusive right that is allegedly infringed; and provide your physical or electronic signature. Upon receiving your complaint, Kiemle Hagood will, upon review, remove content that you believe infringes your copyright if the complaint is found to be valid.

OFFICE LOCATIONS

SPOKANE | COEUR D'ALENE | TRI-CITIES | MISSOULA

1579 W RIVERSTONE DRIVE, SUITE 102
COEUR D'ALENE, ID 83814