

1,550 SF PROFESSIONAL OFFICE SUITE FOR LEASE
DOWNTOWN KINGSTON BUILDING
477 SHOUP AVE., STE 105 | IDAHO FALLS, ID | 83402



Shane Murphy

Principal/Broker
208.542.7979 Office
208.521.4564 Cell
shane@ventureoneproperties.com
ventureoneproperties.com

434 Gladstone St.
P.O. Box 2363
Idaho Falls, ID 83403

HIGHLIGHTS

- Reception/Lobby Area
- 5 Individual Offices & Conference Room
- Beautiful professional office building with marble and wood throughout.
- Downtown location Close to courthouse, services, restaurants and meeting locations
- Electronic keypad into suite

AVAILABLE SPACE

Suite 105	1,550 SF
Lease Rate:	(\$16/SF) modified Gross

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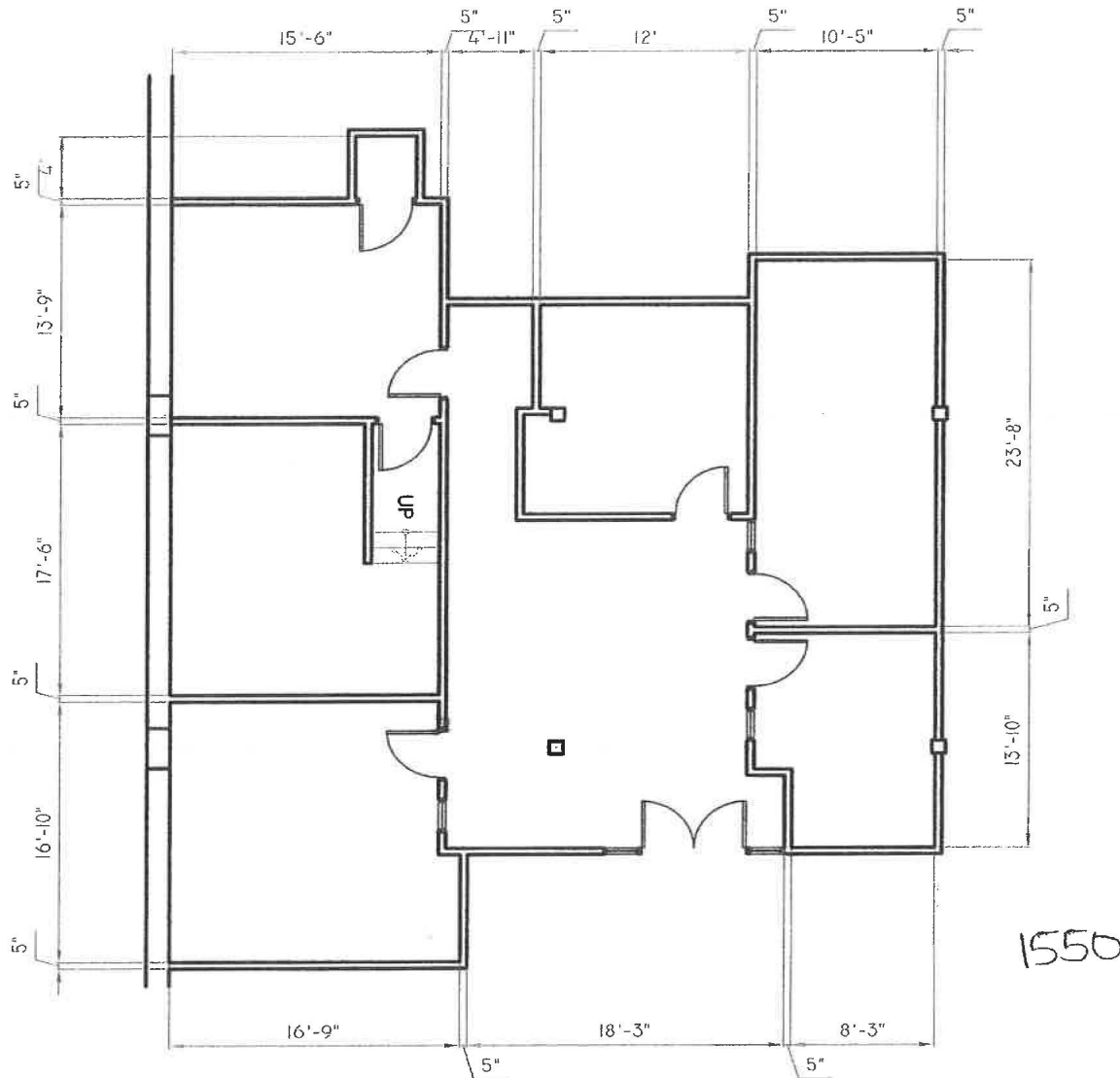


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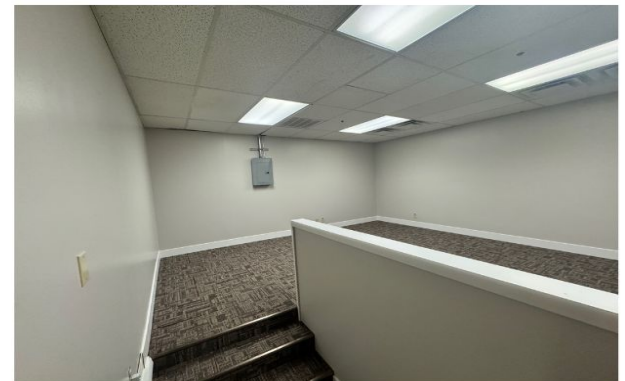
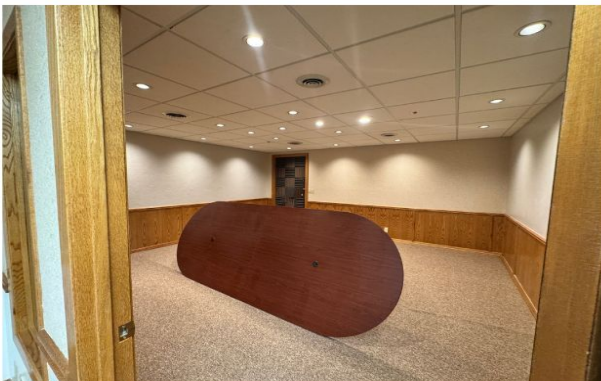
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FLOOR PLAN



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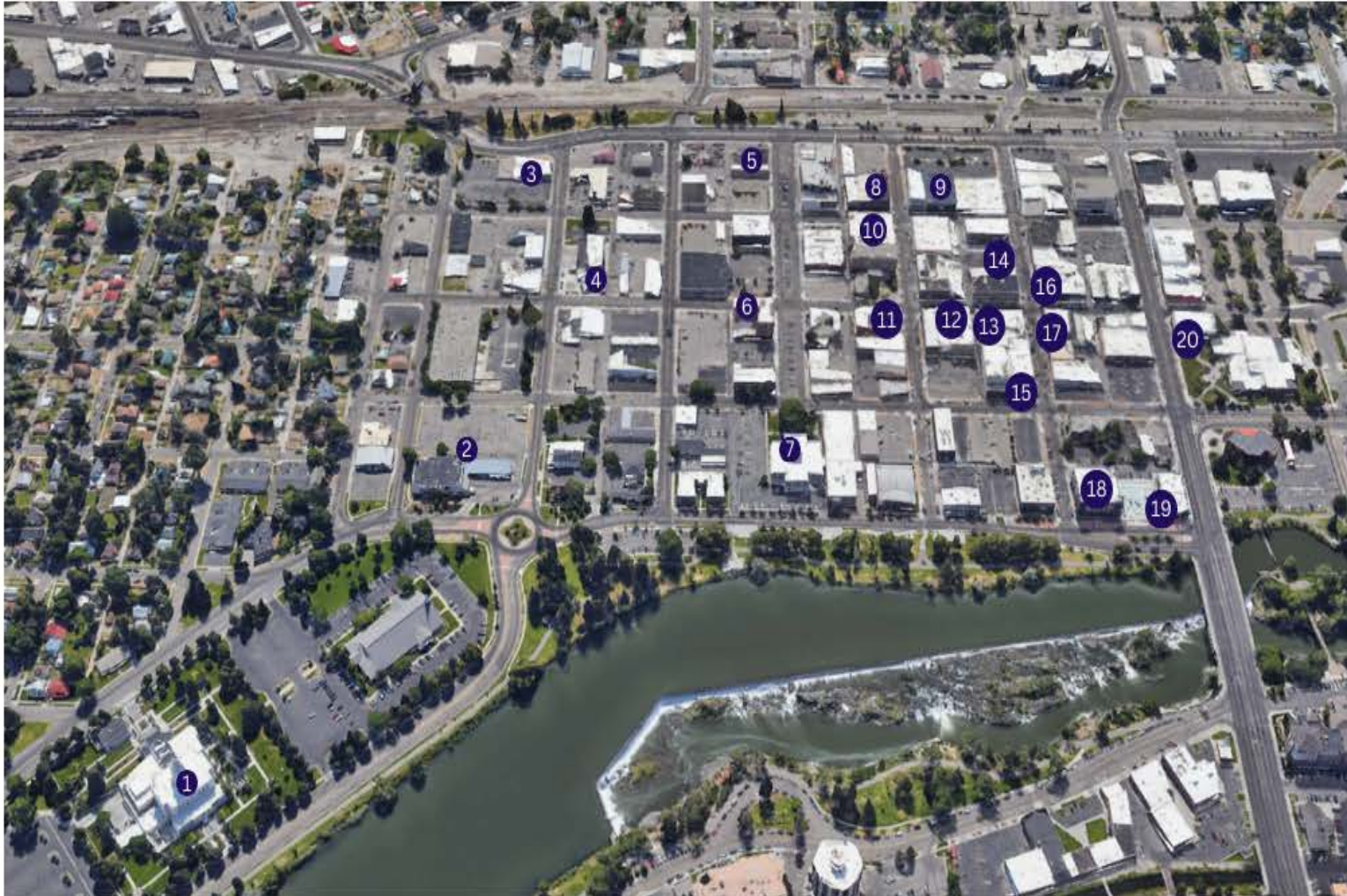
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PROMINENT DOWNTOWN LOCATIONS



1. Idaho Falls LDS Temple
2. US Post Office
3. DMV
4. IFFD Station #1
5. Les Schwab Tire Center
6. Idaho Falls City Hall
7. Bonneville County Courthouse
8. Happy Chinese
9. Idaho Mountain Trading
10. Roger's Building
11. Himalayan Flavor
12. Centre Theatre
13. Marcellar's Vintage Wines
14. Great Harvest Bread Co.
15. Colonial Theatre
16. Poppy & Pout Co.
17. Snakebite Restaurant
18. Bank of Idaho
19. Smokin' Fins
20. Idaho Falls Public Library



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