

# WESTGATE PROFESSIONAL PLAZA

OFFICE SPACE FOR LEASE | 7962 - 7982 W. FAIRVIEW AVENUE, BOISE, ID 83704

**TOK**  
COMMERCIAL



## CONTACT

### NICK SCHUITEMAKER, CCIM

208.947.0802

[nick@tokcommercial.com](mailto:nick@tokcommercial.com)

### PETER OLIVER, SIOR, CCIM

208.947.0816

[peter@tokcommercial.com](mailto:peter@tokcommercial.com)

### MIKE GREENE, SIOR, CCIM

208.947.0835

[mikeg@tokcommercial.com](mailto:mikeg@tokcommercial.com)

## HIGHLIGHTS

Immediate occupancy.

Ample shared parking: 4.6/1000.

Building and monument signage available.

Highly visible location from Fairview Avenue.

Situated on a major Boise thoroughfare offering access to an abundance of amenities.

## DETAILS

SUITE	SIZE	RATE
7962	1,158 SF	\$11.00/SF, NNN
7964	962 SF	\$11.50/SF, NNN

<b>SUBMARKET:</b>	West Boise
<b>BLDG TYPE:</b>	Office
<b>ZONING:</b>	MX-3
<b>BLDG SIZE:</b>	10,032 SF
<b>PARKING:</b>	46 spaces

UPDATED: 9.5.2025

THIS PROPERTY IS EXCLUSIVELY MARKETING BY TOK BOISE LLC DBA TOK COMMERCIAL. This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.  
THIS PROPERTY IS EXCLUSIVELY MARKETING BY TOK BOISE LLC DBA TOK COMMERCIAL. This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.

**TOK**COMMERCIAL.COM



## AVAILABLE SPACE

**AVAILABILITY:** Immediately

**LEASE TYPE:** NNN

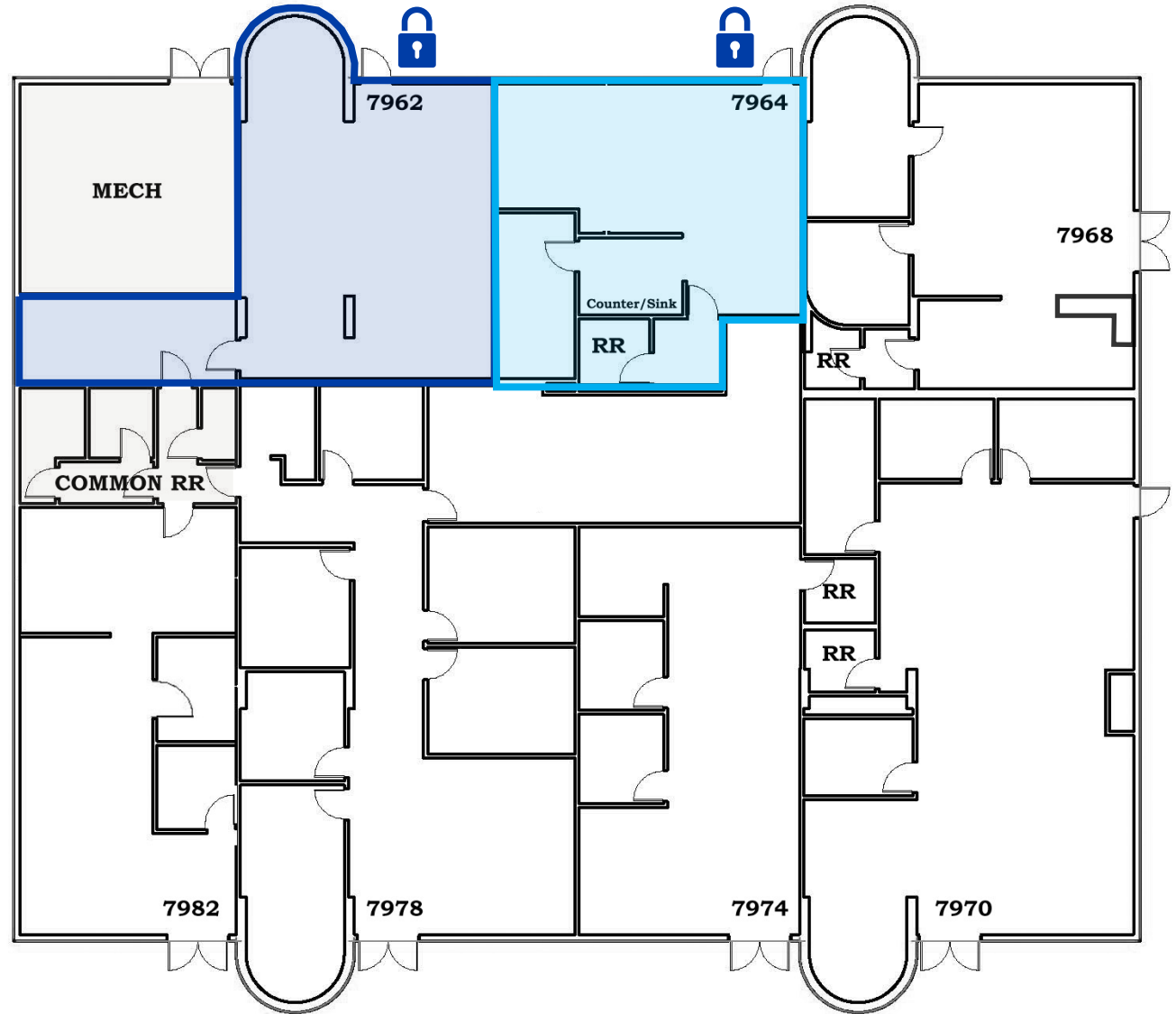
**LEASE TERM:** 3+ Years

**IMPROVEMENTS:** Negotiable

**NNN EXPENSES:** \$8.68/SF\*

\*\$8.68/SF NNN's for suites utilizing common restroom. \$8.00/SF for all remaining suites. (Includes Utilities)

SUITE	SIZE	RATE
7962	1,158 SF	\$11.00/SF, NNN
7964	962 SF	\$11.50/SF, NNN







# WESTGATE PROFESSIONAL PLAZA

UPDATED: 9.5.2025

THIS PROPERTY IS EXCLUSIVELY MARKETING BY TOK BOISE LLC DBA TOK COMMERCIAL This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.





## WESTGATE PROFESSIONAL PLAZA

UPDATED: 9.5.2025

THIS PROPERTY IS EXCLUSIVELY MARKETING BY TOK BOISE LLC DBA TOK COMMERCIAL This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.

**TOK**COMMERCIAL.COM





WESTGATE PROFESSIONAL PLAZA

UPDATED: 9.5.2025

THIS PROPERTY IS EXCLUSIVELY MARKETING BY TOK BOISE LLC DBA TOK COMMERCIAL This information was obtained from sources believed reliable but cannot be guaranteed. Any opinions or estimates are used for example only.