



Suite 100 Leased!



Accelerating success.



Two Suites Remaining

250 S. Beechwood Drive

Boise, Idaho 83709



Interior & Exterior Remodel!

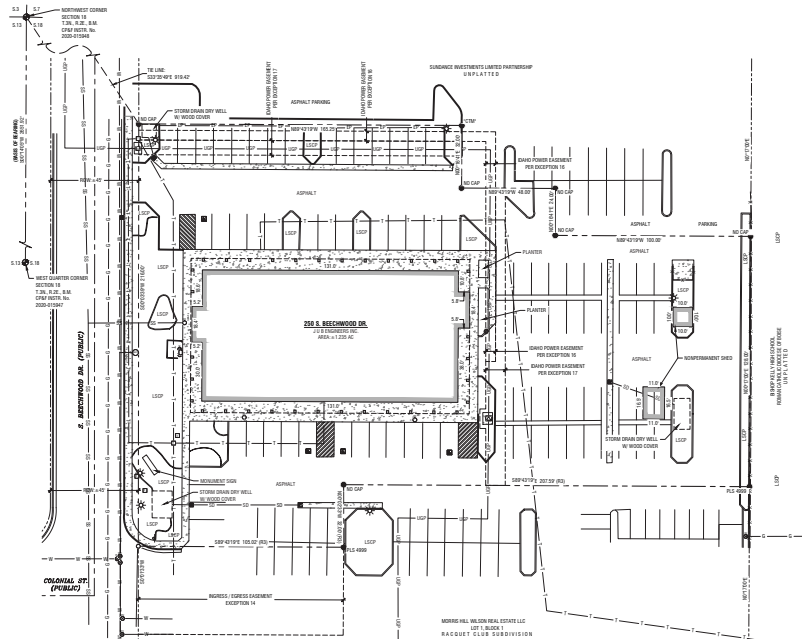
Steve Foster
208 472 2834
steve.foster@colliers.com

Michael McNeight
208 472 2865
michael.mcneight@colliers.com

Property Overview

Property Type	Office
Building Size	19,661 SF
Space Available	15,384 SF Divisible to 11,195 SF & 4,189 SF
Land size	1.235 Acres
Year Built	1979 Remodeled: 2024
Zoning	C- 1/D
Parking	4/1,000
Access	Contact Agent
Lease Type	Full Service
Lease Rate	\$19.80 PSF Annual

Site Plan



Monument Signage



Property Highlights

- Quick connector access to Downtown Boise
- Best location in Boise with easy access to I-84 via Cole Road
- Close proximity to Boise Towne Square Mall, restaurants, retail, medical & more
- 2nd floor views of Boise foothills and mountains
- Extensive interior/exterior remodel
- Well appointed mixture of private offices on window-line with interior open office areas
- Renovated restrooms, ADA compliant
- New floor coverings
- New LED lights throughout
- New HVAC controls
- Keyless entry to primary entry doors on 1st floor
- Elevator
- New landscaping
- Exterior painting
- Newly sealed parking lot
- Monument signage
- Exterior cameras

Floor Plan

Space Available

Floor Size

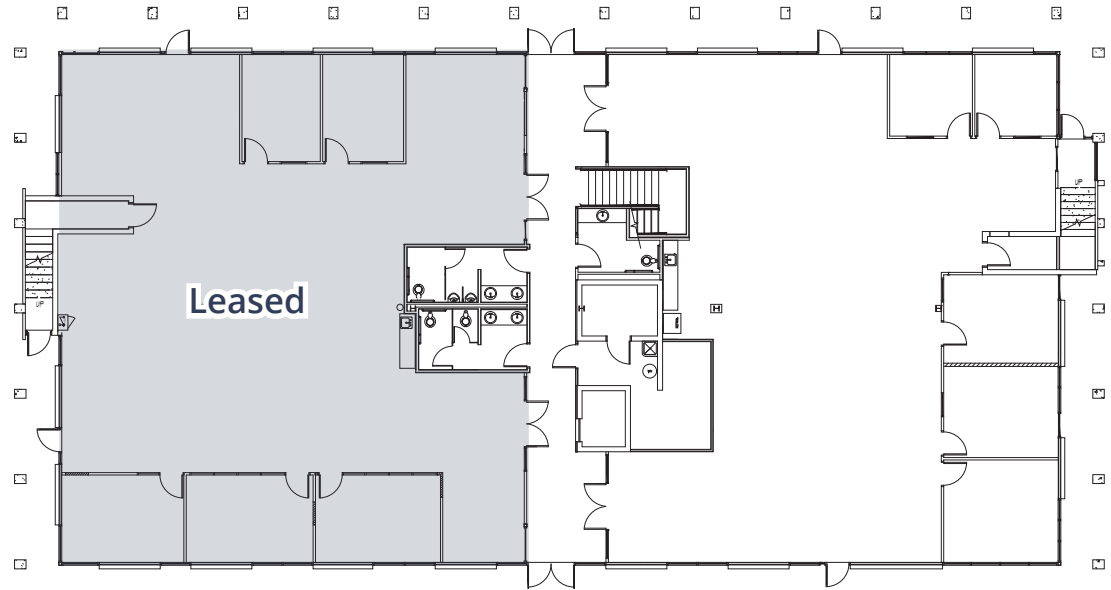
1 st	4,189 SF
2 nd	± 11,195 SF

Options

Floor	Size
Ste 150	4,189 SF
Ste 200	± 11,195 SF
Ste 200 & 150	15,384 SF



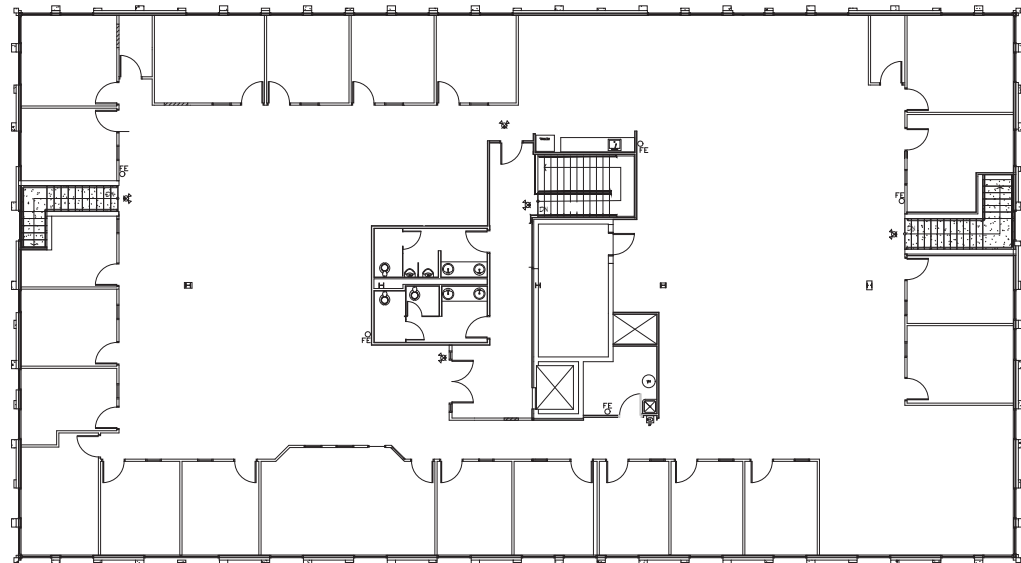
1st Floor



Suite 100 | 4,277 SF

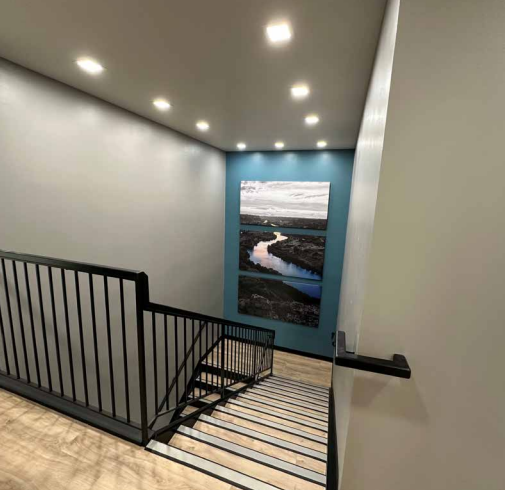
Suite 150 | 4,189 SF

2nd Floor



Suite 200 | 11,195 SF

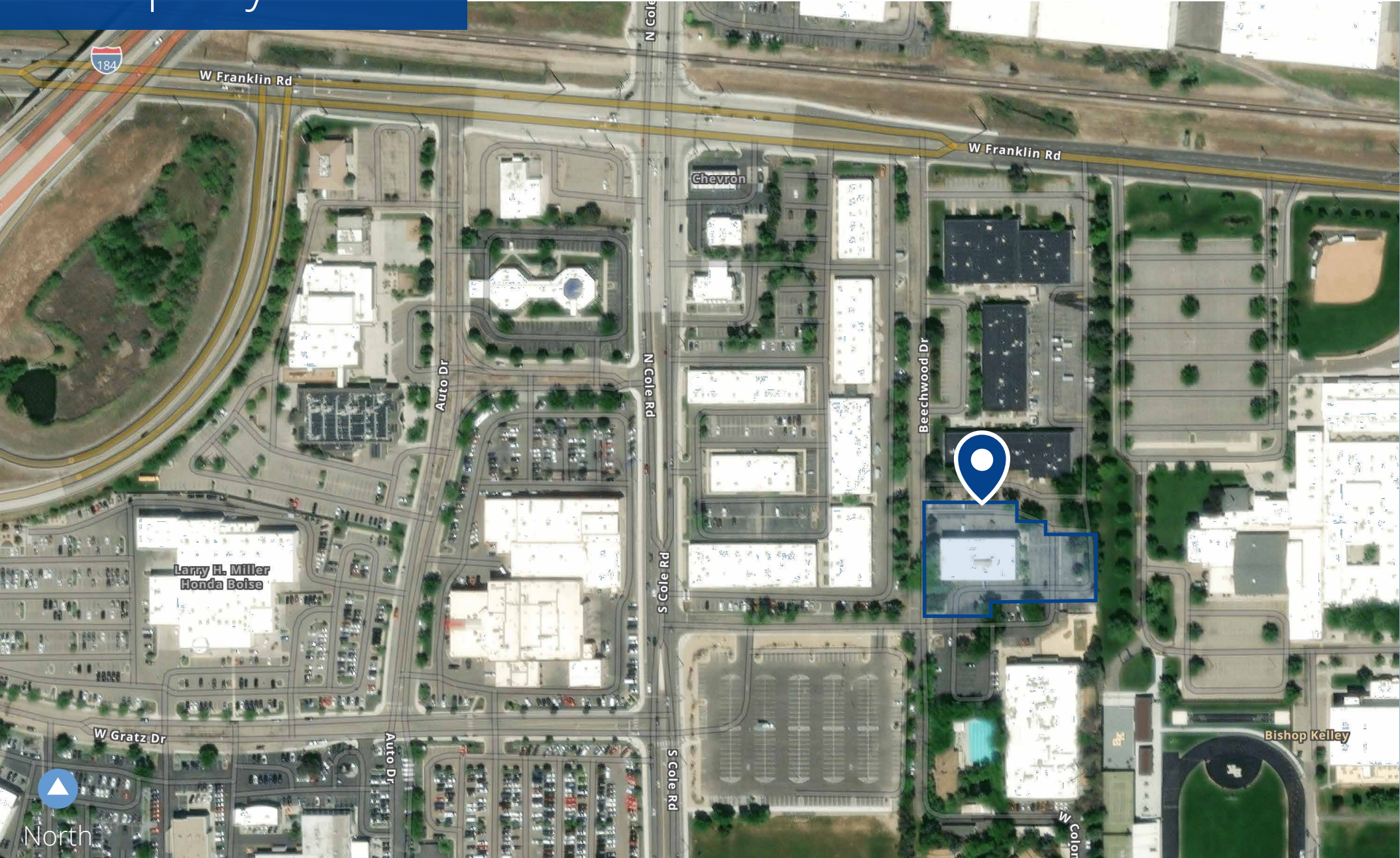
Property Photos



Property Aerial

 [Google Map](#)

 [Street View](#)



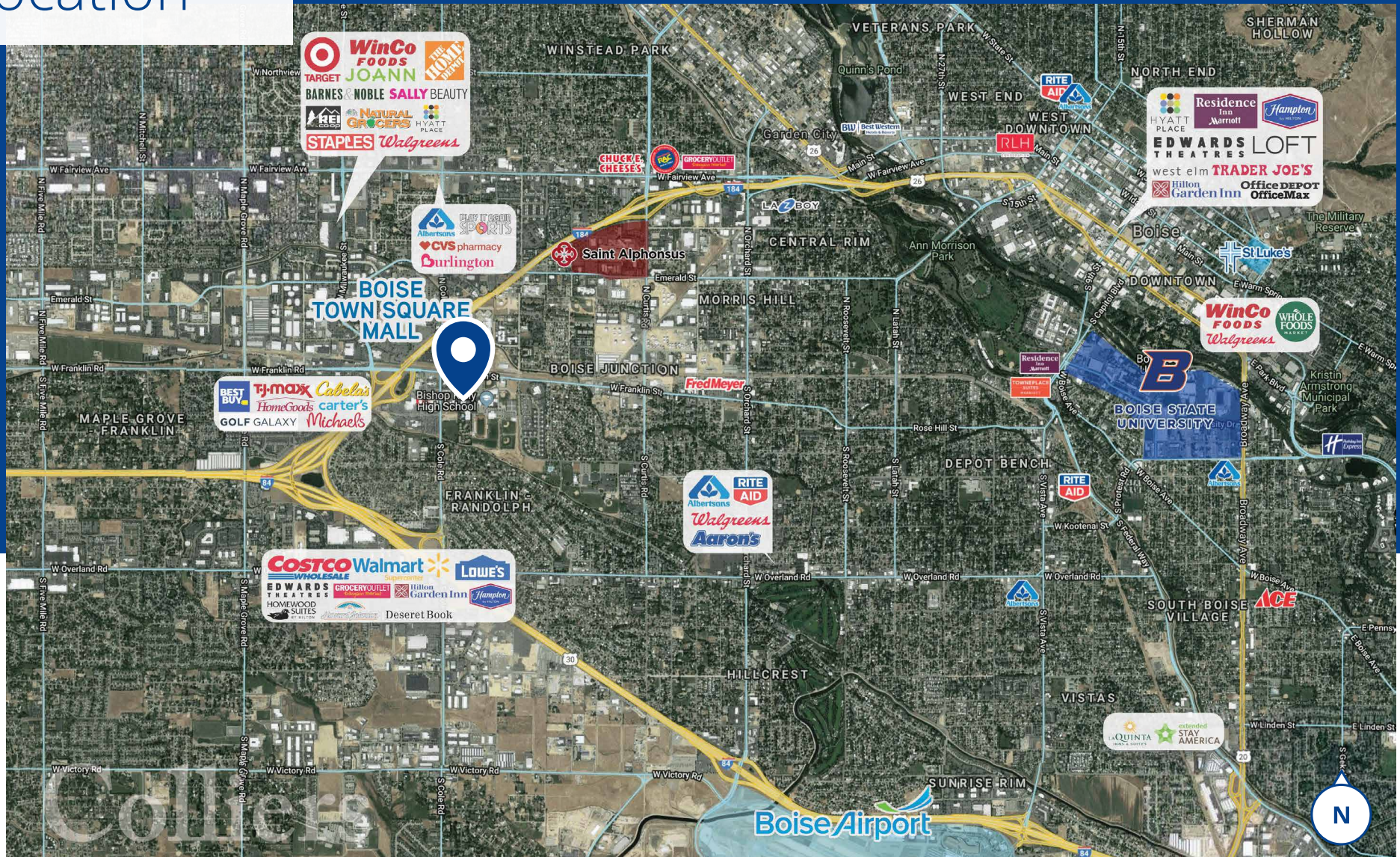
250 S. Beechwood Drive

Location

Contact Us

Steve Foster
208 472 2834
steve.foster@colliers.com

Michael McNeight
208 472 2865
michael.mcneight@colliers.com



755 West Front Street, Suite 300
Boise, Idaho 83702
208 345 9000
colliers.com/idaho

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Paragon, LLC.