

**SUITE
1033**



HIGH EXPOSURE BROADWAY RETAIL/OFFICE SPACE FOR LEASE

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HIGHLIGHTS

Open layout, well suited for a variety of uses.

Closest retail opportunity to the BSU Campus — over 26,000 students enrolled yearly.

Half a block from **Boise State University & Albertsons Stadium.**

Excellent co-tenant mix, including; Burger Belly, R Bar, Uptown Cheapskate, Pita Pit, Happy Teriyaki & Verizon.

Customer parking at rear of building.

SPACE	SIZE	LEASE RATE
Ste 1033	1,458 SF	\$25.00/SF

LEASE TYPE:	NNN
EST. NNN:	\$7.37/SF
AVAILABLE:	Immediately

DETAILS

CONTACT





1033 BROADWAY

RETAIL OPPORTUNITY NEXT TO BSU CAMPUS!

DOWNTOWN
BOISE

MYRTLE ST

WinCo
FOODS

WHOLEFOODS

St Luke's

Chick-fil-A
COURTYARD
Marriott

BOISE STATE
26,000+
STUDENTS

Albertsons
STADIUM

BROADWAY AVE

PALM BEACH TAN
RAM
pure barre
Gdoba
Starbucks

BURGER
Belly
verizon
BURGER
KING
Pita Pit
Jacksons
Happy Toriyaki
UPTOWN
CHEAPSKATE
tropical
CAFE

Cafe Rio
chili's
Wendy's
T-Mobile
usbank
Starbucks
Naked Fins
pie
hole

SITE

BEACON ST

Market Street

21,047 VPD

PARKCENTER BLVD

TOK
COMMERCIAL

1033 BROADWAY

TOKCOMMERCIAL.COM

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