

LEED SILVER CERTIFIED CLASS A OFFICE | FOR LEASE

# PORTICO NORTH

3330 E LOUISE DRIVE | MERIDIAN, ID 83642

**TOK**  
COMMERCIAL



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## PROPERTY INFORMATION

<b>SUBMARKET:</b>	Meridian	<b># OF FLOORS:</b>	6
<b>BLDG TYPE:</b>	Office	<b>PARKING:</b>	5:1,000
<b>BLDG SIZE:</b>	134,207 SF	<b>AVAILABLE:</b>	Immediately
<b>BLDG QUALITY:</b>	Class A	<b>LEASE TYPE:</b>	FSEJ

## AVAILABLE SPACE

SPACE	RSF	RATE
Suite 120	2,591 SF	\$24.00/SF
2nd Floor*	2,900 - 20,969 SF	\$24.00/SF
3rd Floor**	8,500 - 20,718 SF	\$24.00/SF
6th Floor***	5,200 - 20,700 SF	\$24.00/SF
Combined	64,978 SF	\$24.00/SF

\*Divisibility range of 2,900 - 6,500 SF

\*\*Divisibility range of 8,500 - 10,000 SF

\*\*\*Divisibility range of 5,200 - 6,000 SF

## PROPERTY HIGHLIGHTS

LEED Silver Certification.

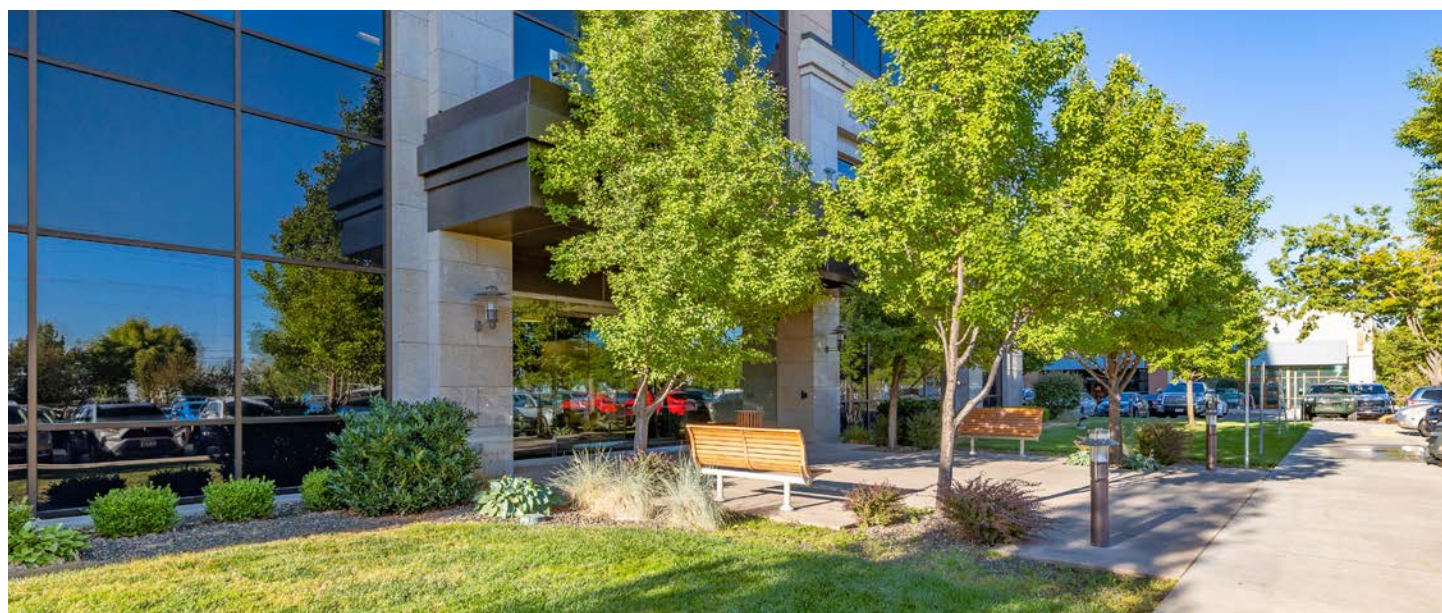
Potential for building signage.

Just north of St. Luke's Regional Medical Center.

Desirable access to I-84, Eagle Road, and Franklin Road.

Surrounded by an abundance of professional and retail amenities.

Excellent corner exposure with rare Eagle and Franklin Road frontage.

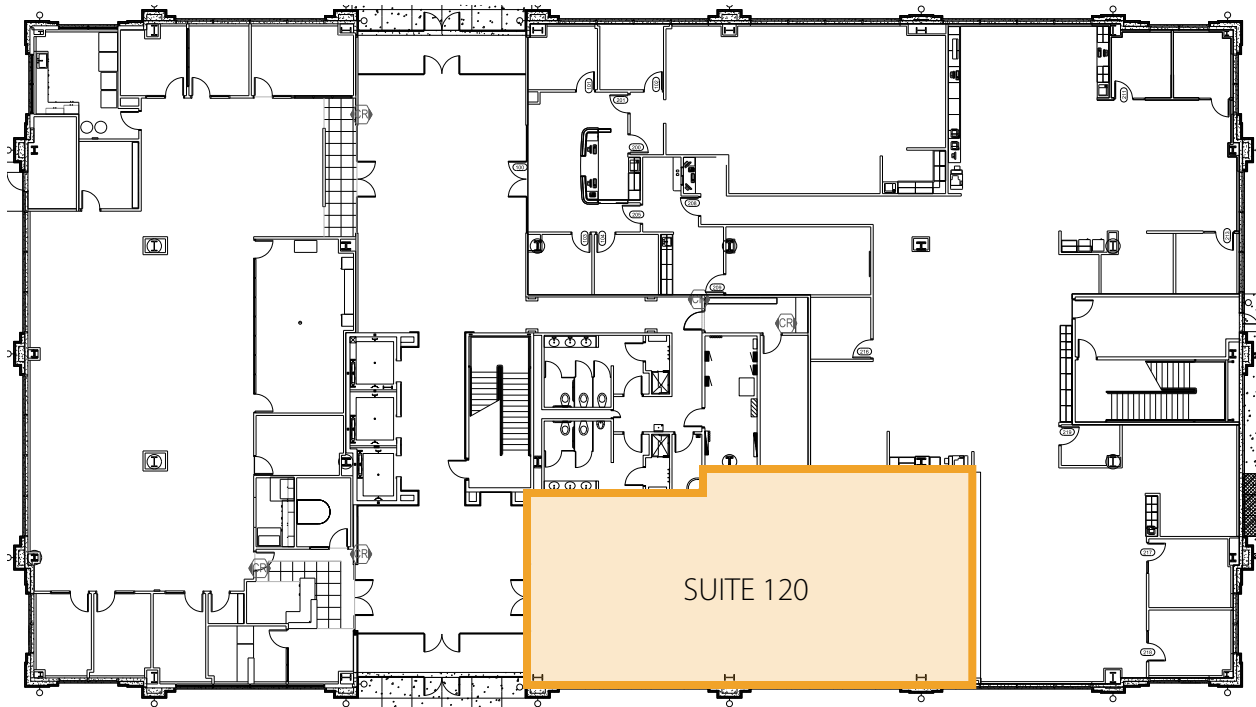






**FIRST FLOOR | SUITE 120**

**2,591 SF  
AVAILABLE**

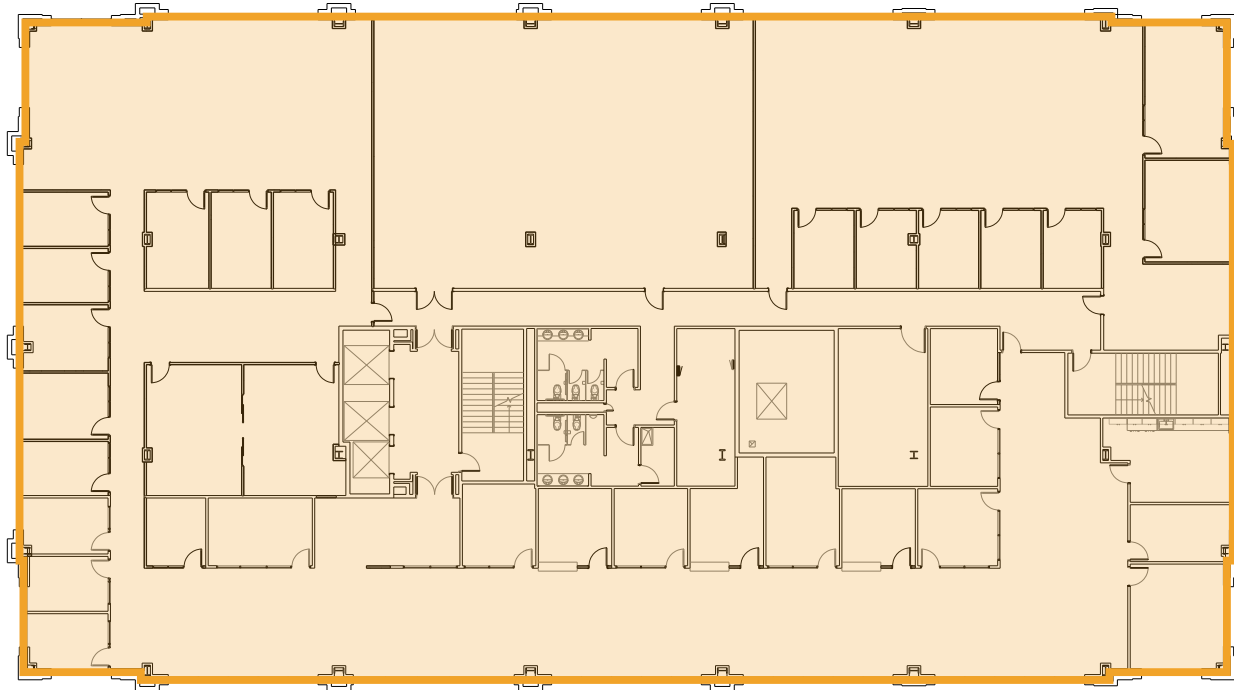




**SECOND FLOOR**

**20,969 SF  
AVAILABLE**

**2,900 - 6,500 SF  
DIVISIBLE**

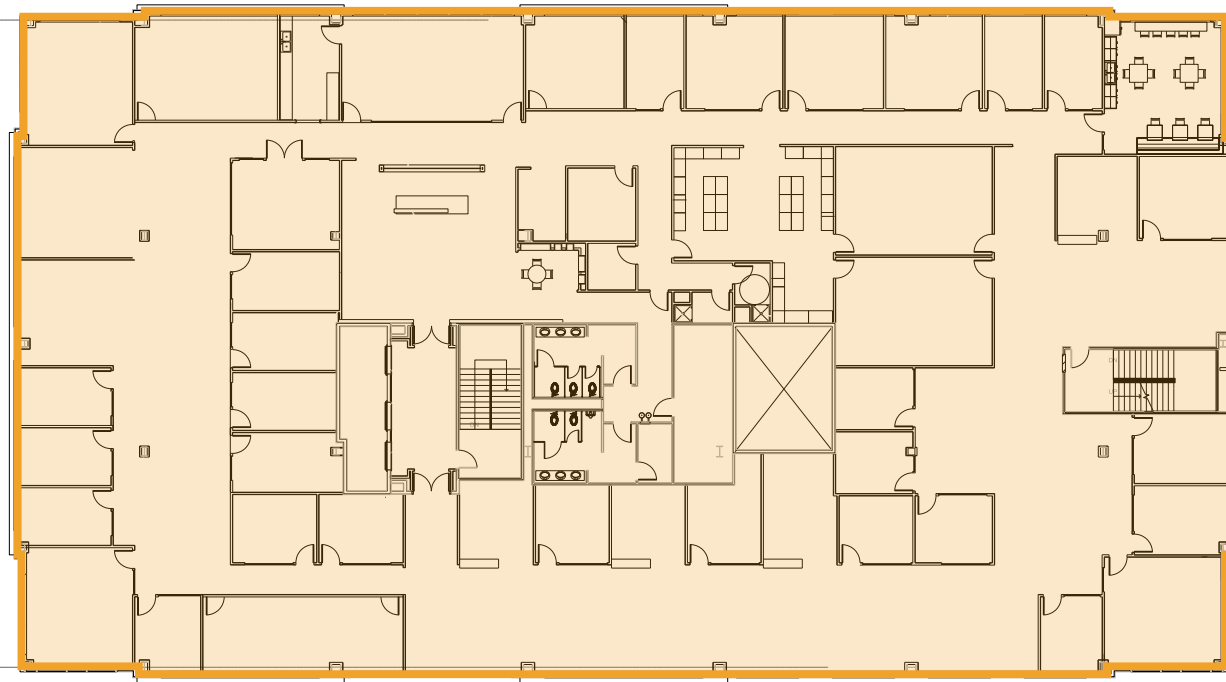




**THIRD FLOOR**

**20,718 SF  
AVAILABLE**

**8,500 - 10,000 SF  
DIVISIBLE**

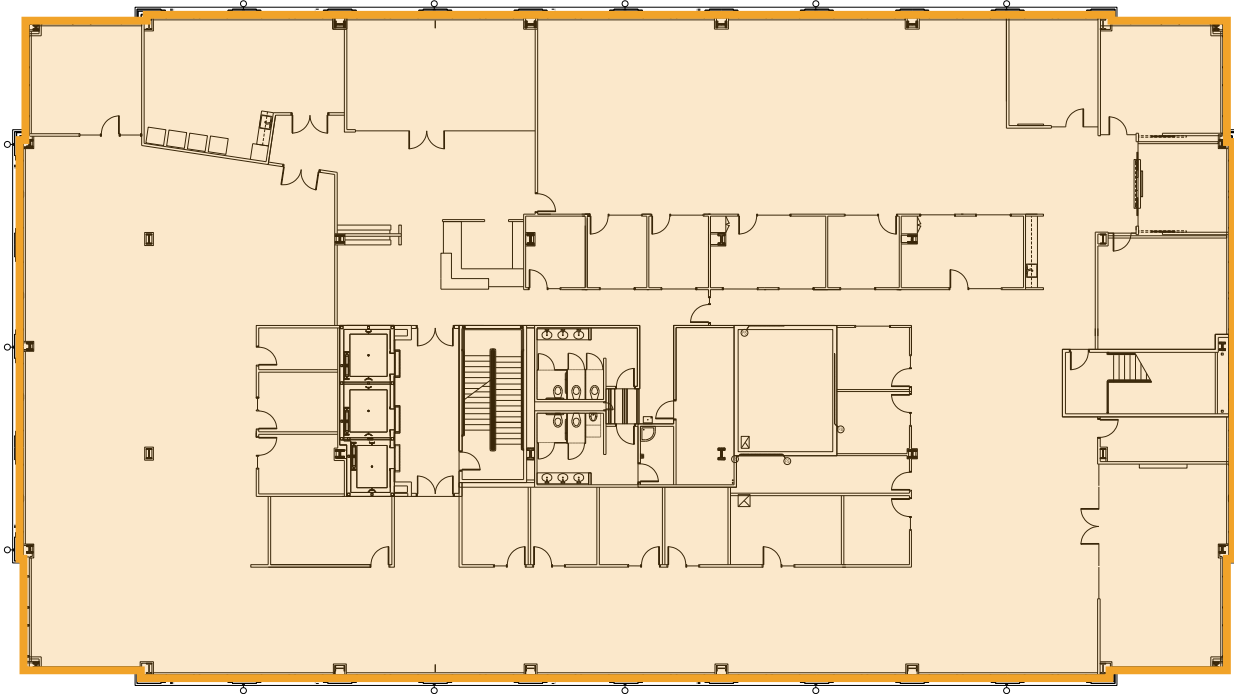




**SIXTH FLOOR**

**20,700 SF  
AVAILABLE**

**5,200 - 6,000 SF  
DIVISIBLE**





THE VILLAGE AT MERIDIAN



SCENTSY

SITE

PORTICO AT MERIDIAN CENTER



FRANKLIN ROAD

EAGLE ROAD

St Luke's

EAGLE VIEW PLAZA



INTERSTATE 84

EAGLE VIEW LANDING

