



## DOWNTOWN BOISE OFFICES FOR LEASE



# THE EAGLES CENTER BLDG.

223 North 6th Street  
Boise, Idaho 83702

**281 - 846 SF  
AVAILABLE**

### PROPERTY HIGHLIGHTS

<b>Suite 40</b>	719 SF	-	\$575/Month
<b>Suite 200</b>	281 SF	-	\$550/Month
<b>Suite 220</b>	317 SF	-	\$500/Month
<b>Suite 317</b>	846 SF	-	\$1,200/month
<b>Service Type</b>	Full Service Including Janitorial & Utilities		
<b>Building Size</b>	30,000 SF ± Surrounded by Street Parking & Public Garages		
<b>Parking</b>	City of Boise-C-5/HD/C		
<b>Zoning</b>	R1013002810		
<b>Parcel #</b>	No, Spaces Shown by Appointment Only		
<b>Lock Box</b>			



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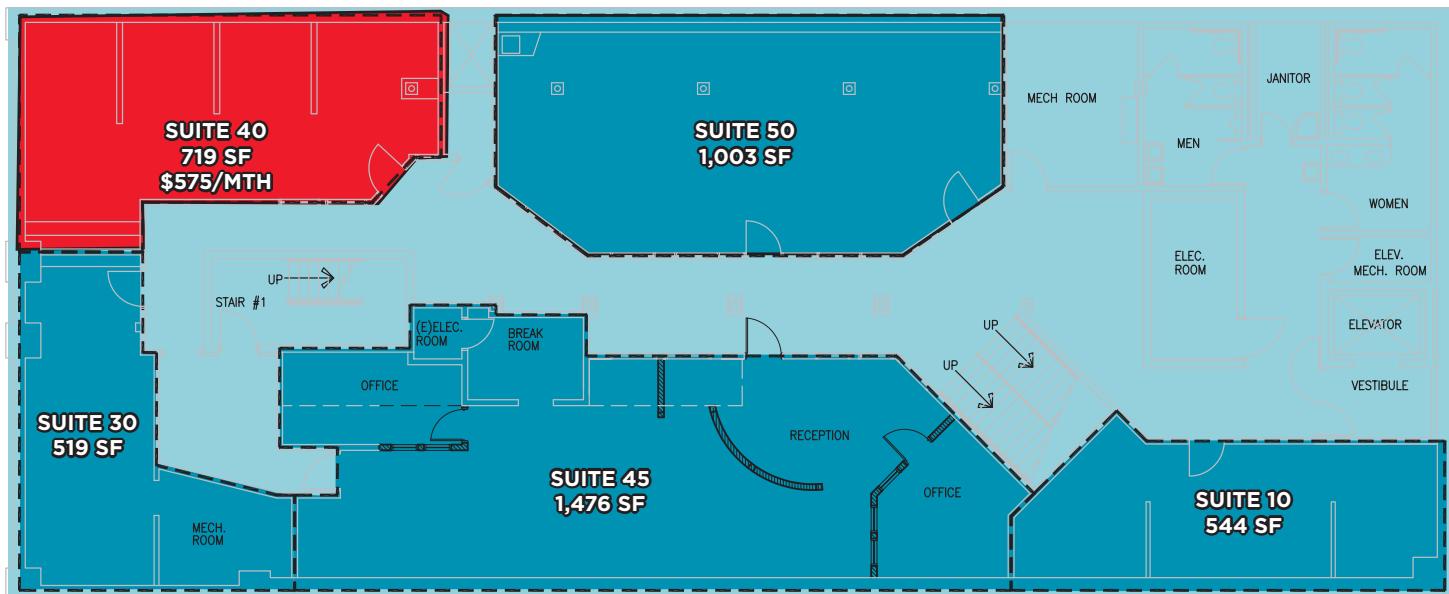
**FOR LEASE - 281 - 846 SF**



## LISTING FEATURES

- Prime Downtown Boise Location at the Corner of 6th & Idaho
- Beautiful Historic Landmark Building
- Short Term Leases Available, Contact Agent for Details
- Existing Tenants Include Java Coffee & Spa Urbana
- Spaces & Lobby Area are Newly Remodeled
- Secure Building with After Hours Access
- Full Service Lease Including Janitorial & Utilities
- Tenants are Allowed Access to a Shared Conference Room
- Space Showings By Appointment Only, Contact Agent: Jennifer McEntee

## LOWER LEVEL



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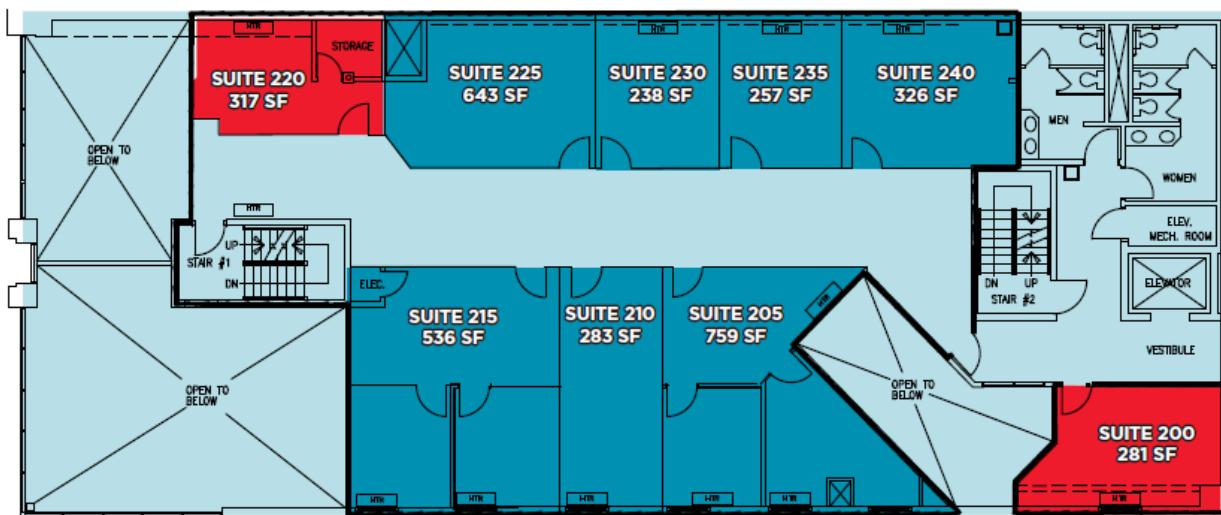
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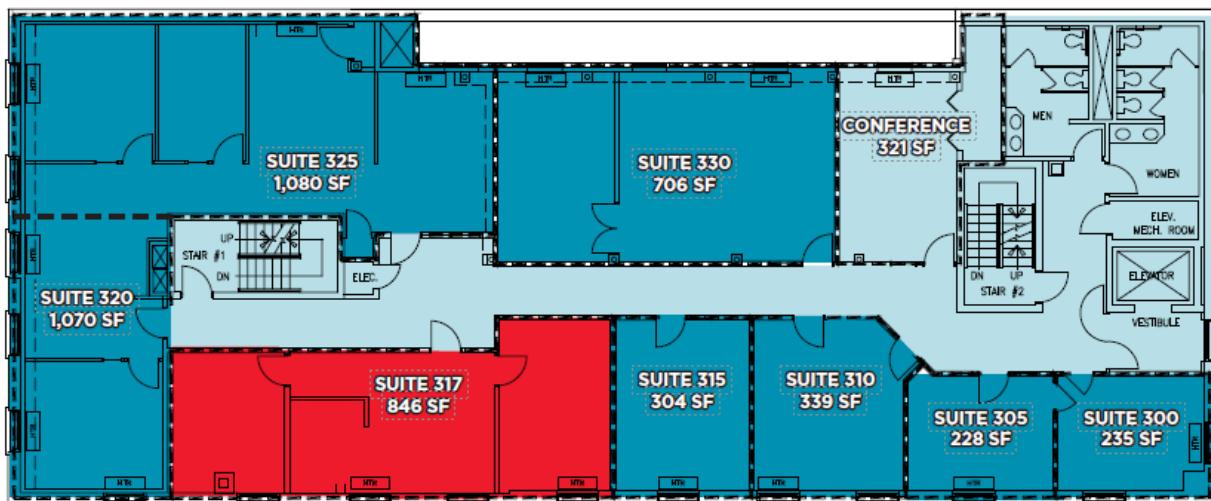
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## SECOND FLOOR



## THIRD FLOOR



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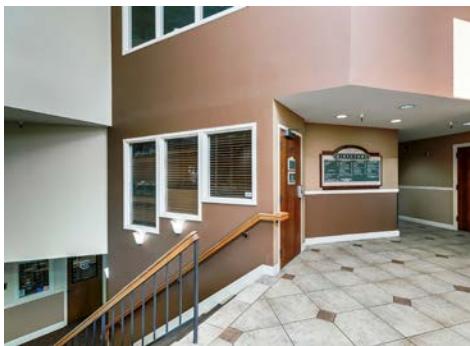
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## LISTING PHOTOS



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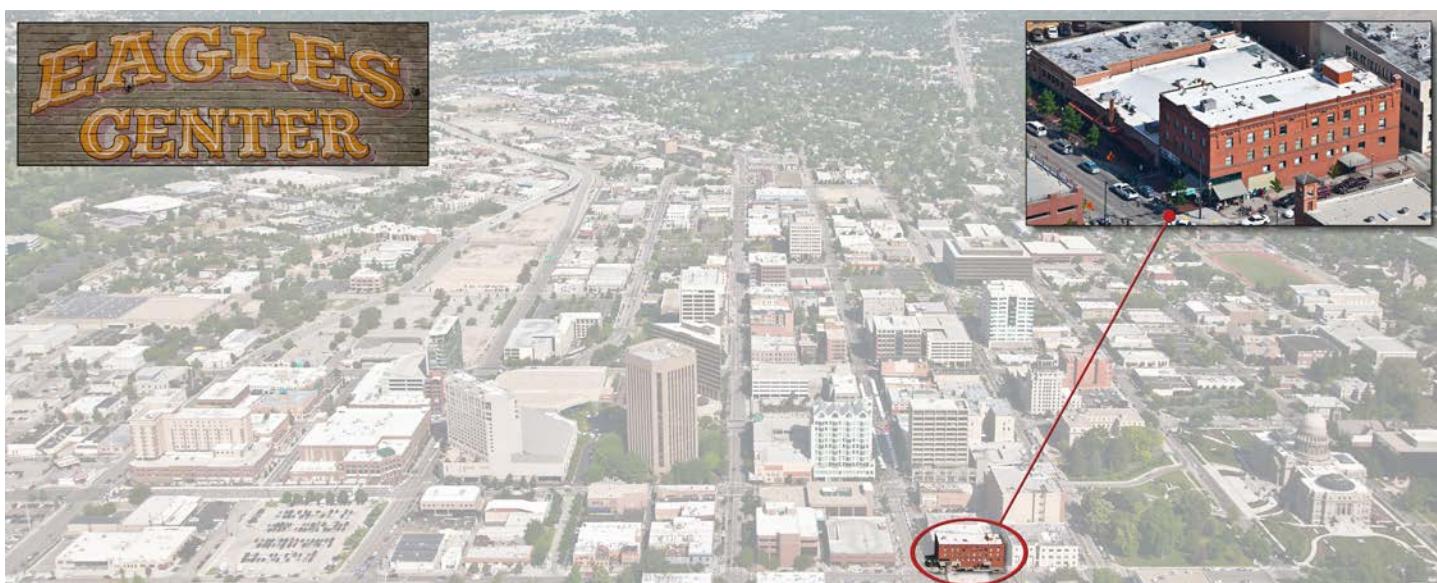
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## SURROUNDING AMENITIES



### Restaurants in Close Proximity

- The Melting Pot
- Flatbread Pizzeria
- Jimmy John's Sandwiches
- Fork
- Bardenay
- Reef

### Businesses in Close Proximity

- Boise City Hall
- Idaho State Capital
- Downtown Boise Association
- St Luke's Medical Center
- Elk's Rehabilitation Hospital
- Basque Cultural Center

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**CUSHMAN &  
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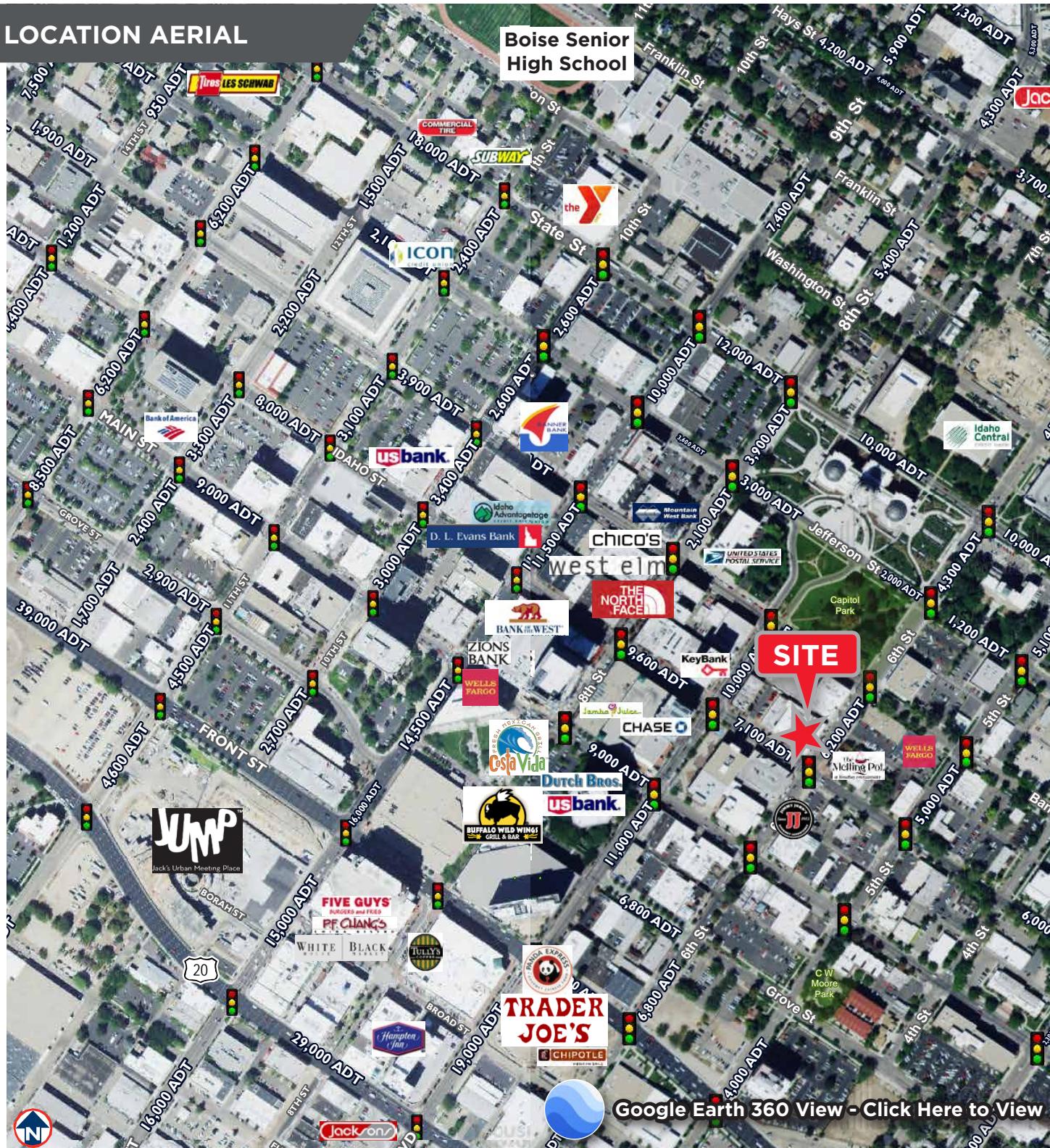
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## LOCATION AERIAL



# THE EAGLES CENTER BUILDING

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