



BODO OFFICE SPACES FOR LEASE



# THE NORTHRUP BUILDING

405 South 8th Street  
Boise, Idaho 83702

1,023 TO 2,370 SF

## PROPERTY HIGHLIGHTS

Suite 201 Available May 2026

Suite 201	2,305 SF - \$20.00/SF FSEJ
Suite 250	2,370 SF - \$18.00/SF FSEJ
Suite 371	1,023 SF - \$19.00/SF FSEJ
Lease Type	FSEJ
Preferred Term	3 to 5 Years
T.I. Allowance	Negotiable
Building Size	46,824 SF Total Downtown
Location	Boise
LockBox	No, Contact Agents
Availability	Immediate



### BREE WELLS

Director  
Office | Capital Markets  
+1 208 287 9492  
[bree.wells@cushwake.com](mailto:bree.wells@cushwake.com)

### JENNIFER MCENTEE

Senior Director  
Office | Capital Markets  
+1 208 287 9495  
[jennifer.mcentee@cushwake.com](mailto:jennifer.mcentee@cushwake.com)

### BRAYDON TORRES

Associate  
Office | Capital Markets  
+1 208 207 9485  
[braydon.torres@cushwake.com](mailto:braydon.torres@cushwake.com)

999 W MAN ST. SUITE 1300, BOISE, IDAHO 83702 | [CUSHMANWAKEFIELD.COM](http://CUSHMANWAKEFIELD.COM)

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## LISTING FEATURES

- Office spaces in Historic BODO / 8th Street Marketplace in Downtown Boise - [Click Here for Google 360 View](#)
- Available spaces currently consists of private offices and open collaborative work / sales areas with common area restrooms and elevator access & surrounded by metered street parking & public parking garages
- Co-tenants include Liquid Lounge, Solid Bar & Grill & Slow By Slow Coffee House
- Surrounded by various retailers, restaurants, financial institutions and other professional services
- Contact agents to discuss various uses and layouts and to schedule a walkthrough today!!

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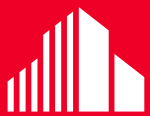
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999 W Main Street, Ste 1300  
Boise, Idaho 83702  
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Fax +1 208 287 9501  
[cushmanwakefield.com](http://cushmanwakefield.com)



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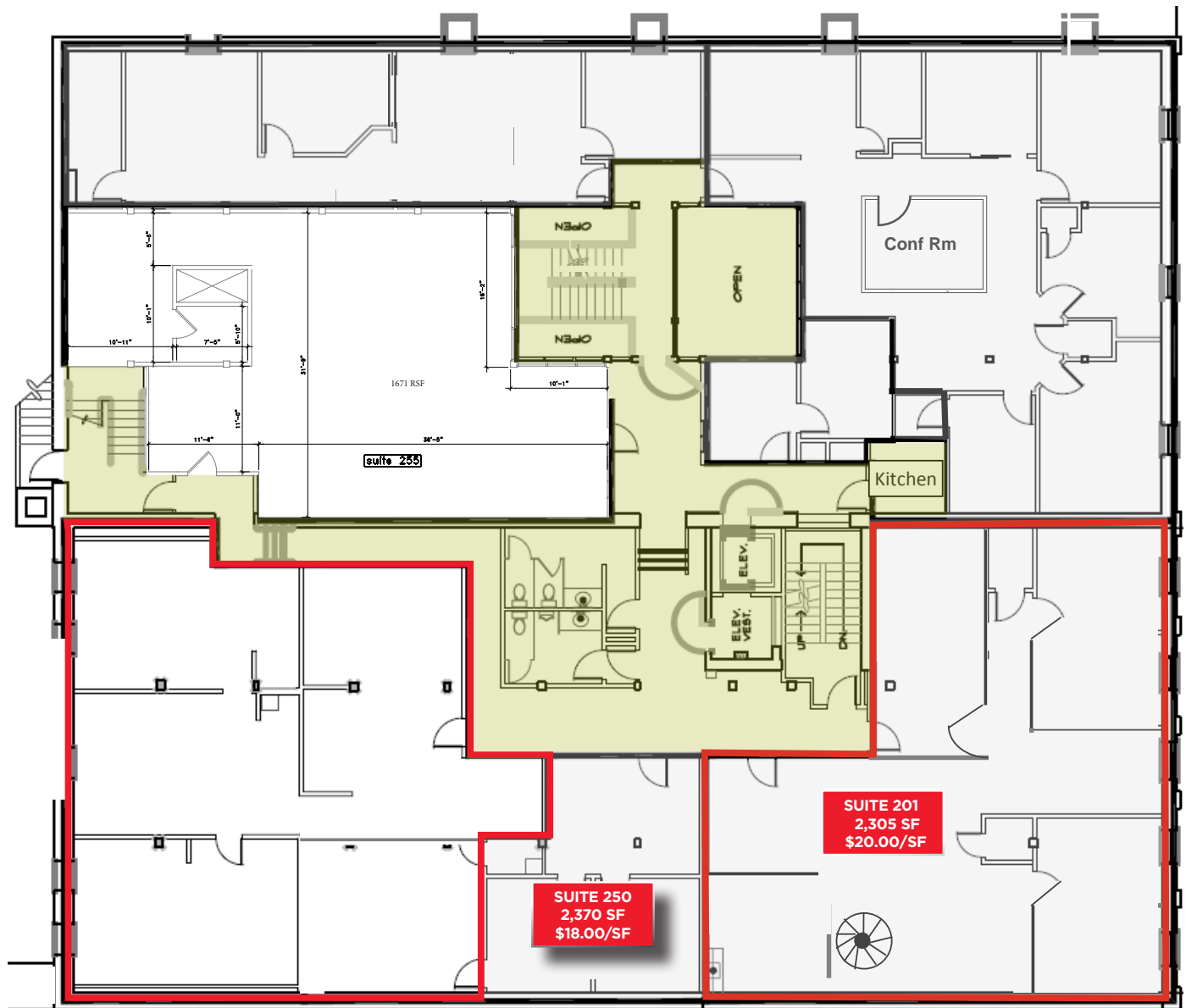
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**2ND FLOOR OFFICE SPACE FOR LEASE - 2,305 TO 2,370 SF - \$18 - \$20.00/SF**



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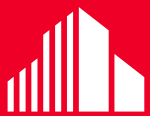
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999 W Main Street, Ste 1300  
Boise, Idaho 83702  
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Fax +1 208 287 9501  
cushmanwakefield.com

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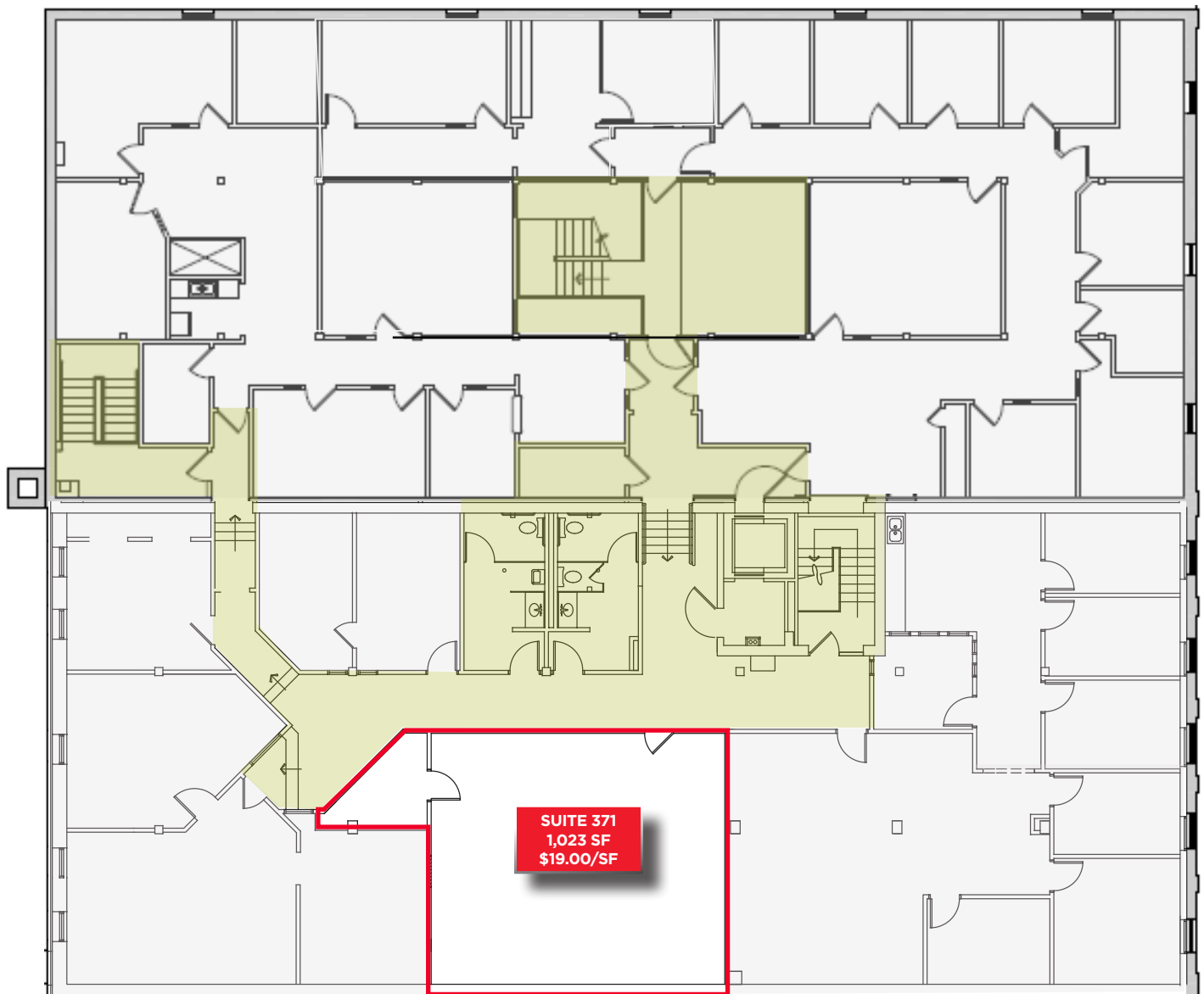
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**THIRD FLOOR OFFICE SPACE - 1,023 SF - \$19.00/SF FSEJ**



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## LOCATION AERIAL







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## NATIONAL ACCOLADES

It's no news to us – the Boise Metro is a great place to be. We chuckle in agreement when we're recognized for livability and recreation, and welcome visitors to come see what the hype is all about. Most of the time, we just appreciate not being confused with Iowa. Take a look our latest recognition. Click the tiles below to view - View All Accolades Here: <https://bvep.org/lifestyle/national-accolades>

### Best Places to Live in the U.S.

U.S. News  
June 2022

### Next Great Food City

Food & Wine  
April 2022

### #5 Top Emerging Industrial Markets

CommercialEdge  
February 2022

### #1 Most Promising US City

RocketHomes  
December 2021

### #2 Nampa, ID & #3 Meridian Top Boomtowns

Smart Asset  
November 2021

### Ada County #17 in Talent Attraction

EMSI Burning Glass  
November 2021

### #8 Best Places for Outdoor Enthusiasts to Live and Work

Smart Asset  
October 2021

### #10 Best City for Young Professionals

SmartAsset  
June 2021

### Safest Cities in America

SmartAsset  
April 2021

### #5 Best State

US News &  
World Report  
March 2021

### Best-Performing Cities

Milken Institute  
February 2021

### #4 Best Place to Find a Job

WalletHub  
February 2021

### Top 5 Metros for First Time Homebuyers

Move.org  
January 2021

### Cities With the Best Work-Life Balance

SmartAsset  
January 2021

### #4 Best City for Early Retirees

SmartAsset  
December 2020

### #4 Best City for First Time Homebuyers

SmartAsset  
October 2020

### #1 City Whose Jobs Are Recovering

WalletHub  
October 2020

### Most Moved To Cities

Business Insider  
September 2020