



MCCARTY BUILDING FOR LEASE

202 N 9th Street, Boise, ID
SF AVAILABLE: 120 SF
BUILDING SIZE: 30,591 SF

PROPERTY HIGHLIGHTS

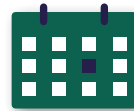
- High Ceilings, and Great Architectural Detail.
- Great Window Facing North with Urban Views.
- Updated Lobby.
- Full Service Lease (Minimum of 12 Months) in Historic McCarty Building.
- Owner is On-Site.
- High Traffic Corner Location. Easy access to the I-184 Connector. All Downtown Amenities within a Block.
- Close Access to Public Parking Garages, Metered Street Parking in Front of Building.
- Shared Break Room and Conference Room on 2nd Floor.



AVAILABLE SPACE
ONLY 1 SUITE AVAILABLE!
120 SF



BUILDING SIZE
30,591 SF



LEASE TERM
Minimum 12 month



ASKING RATE
\$525/Month



INTERMOUNTAIN
COMMERCIAL REAL ESTATE

WENDY SHOEMAKER
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The information has been obtained from sources believed reliable and, while we do not doubt its reliability, ICRE has not verified it and makes no guarantees, warranties or representations, expressed or implied, as to its accuracy. All interested parties should conduct their own independent investigation and rely on those results.



EXECUTIVE SUMMARY

Available SF: **120 SF**

Lease Rate: **\$525/Month**

Lease Type: **Full Service**

Building Size: **30,591 SF**

Building Class: **B**

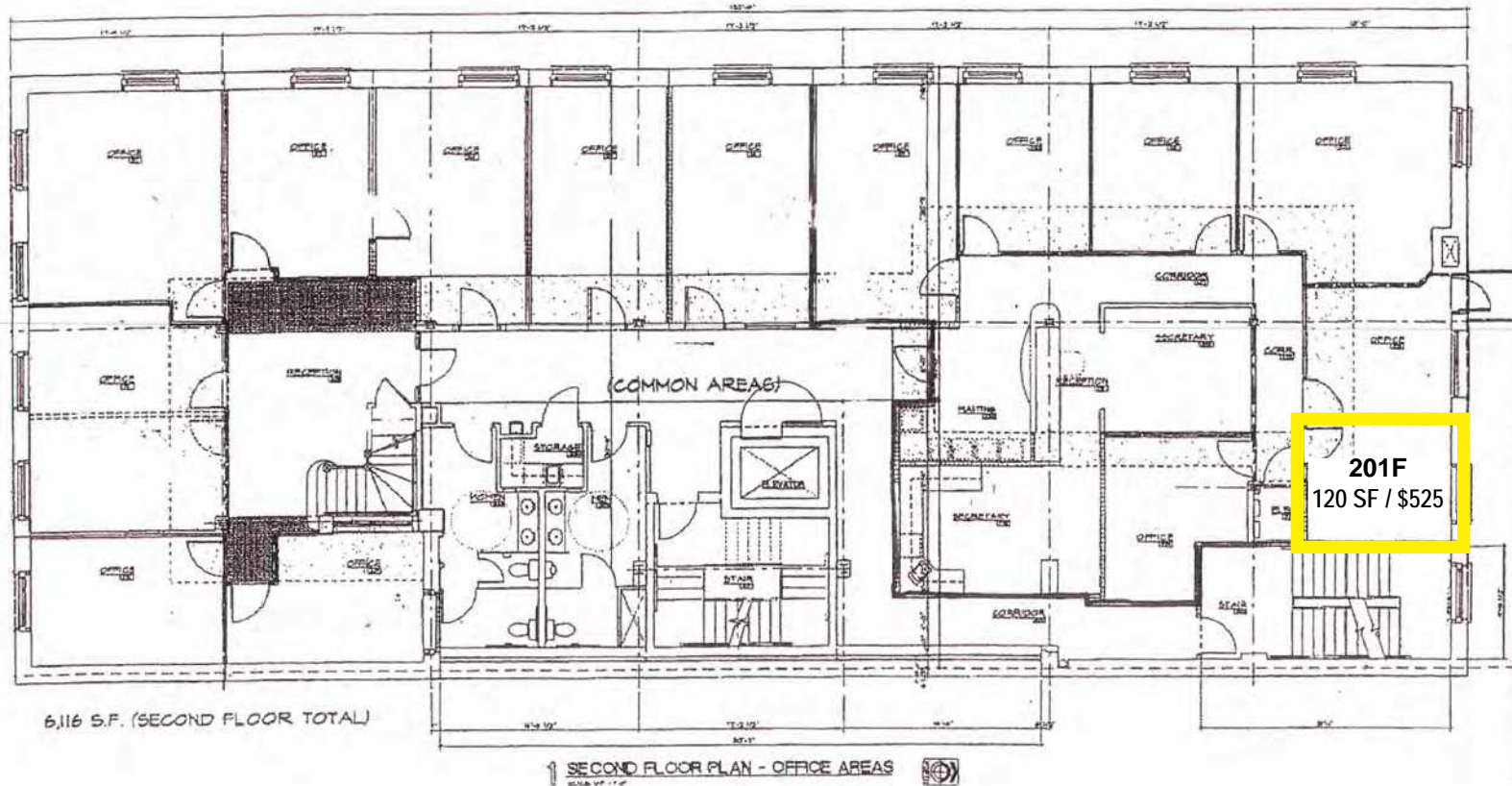
Year Built: **1905**

Year Renovated: **1998**

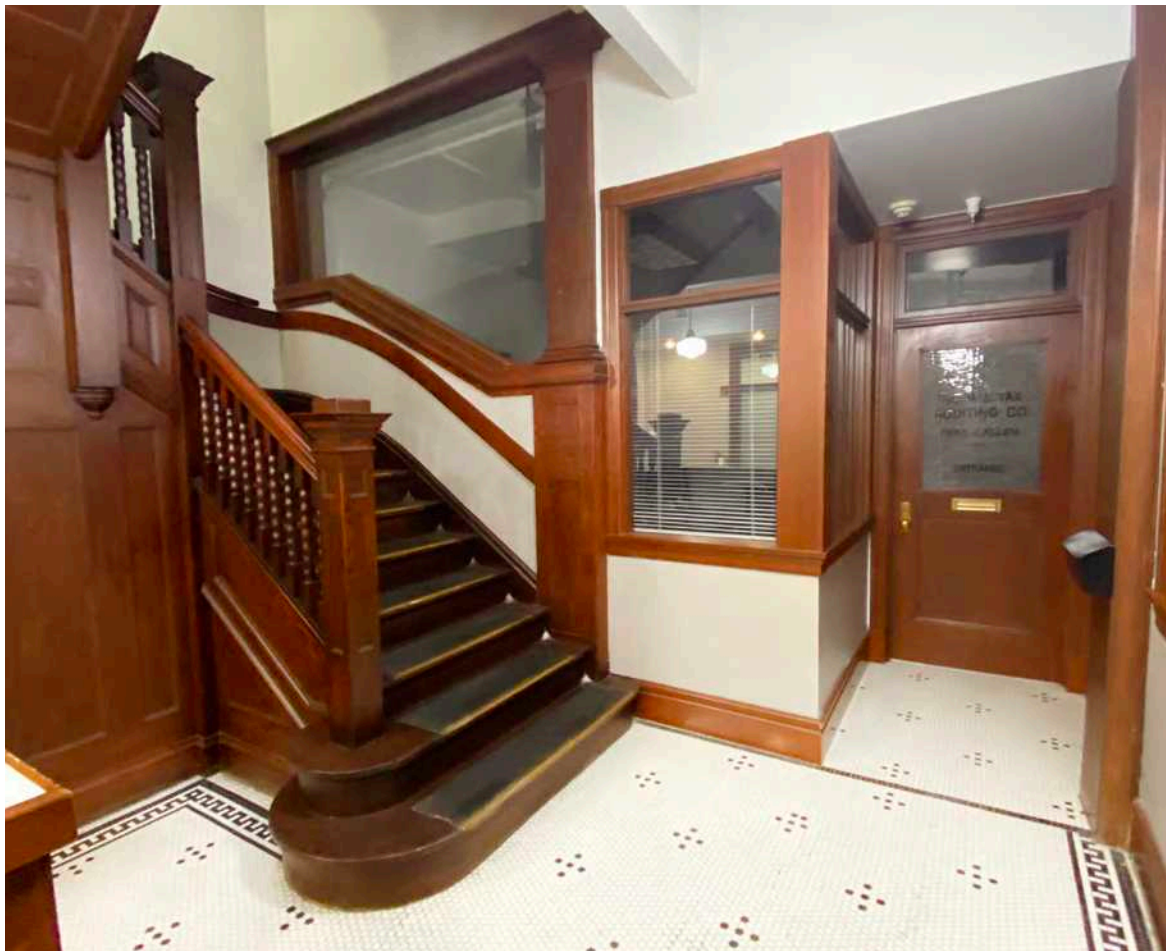
Suites Available:

201F | \$525/Month | 120 SF

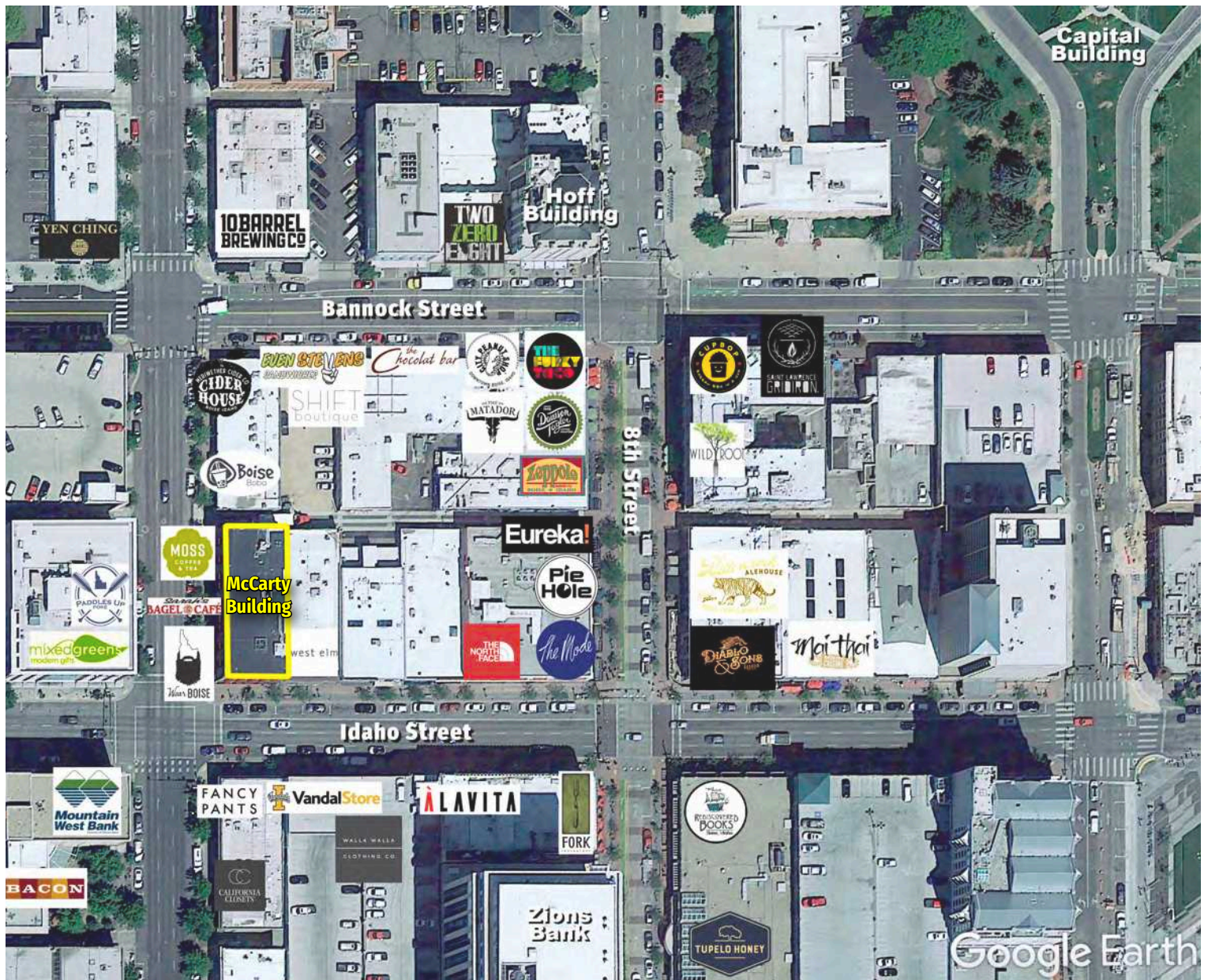
201 EXECUTIVE SUITES



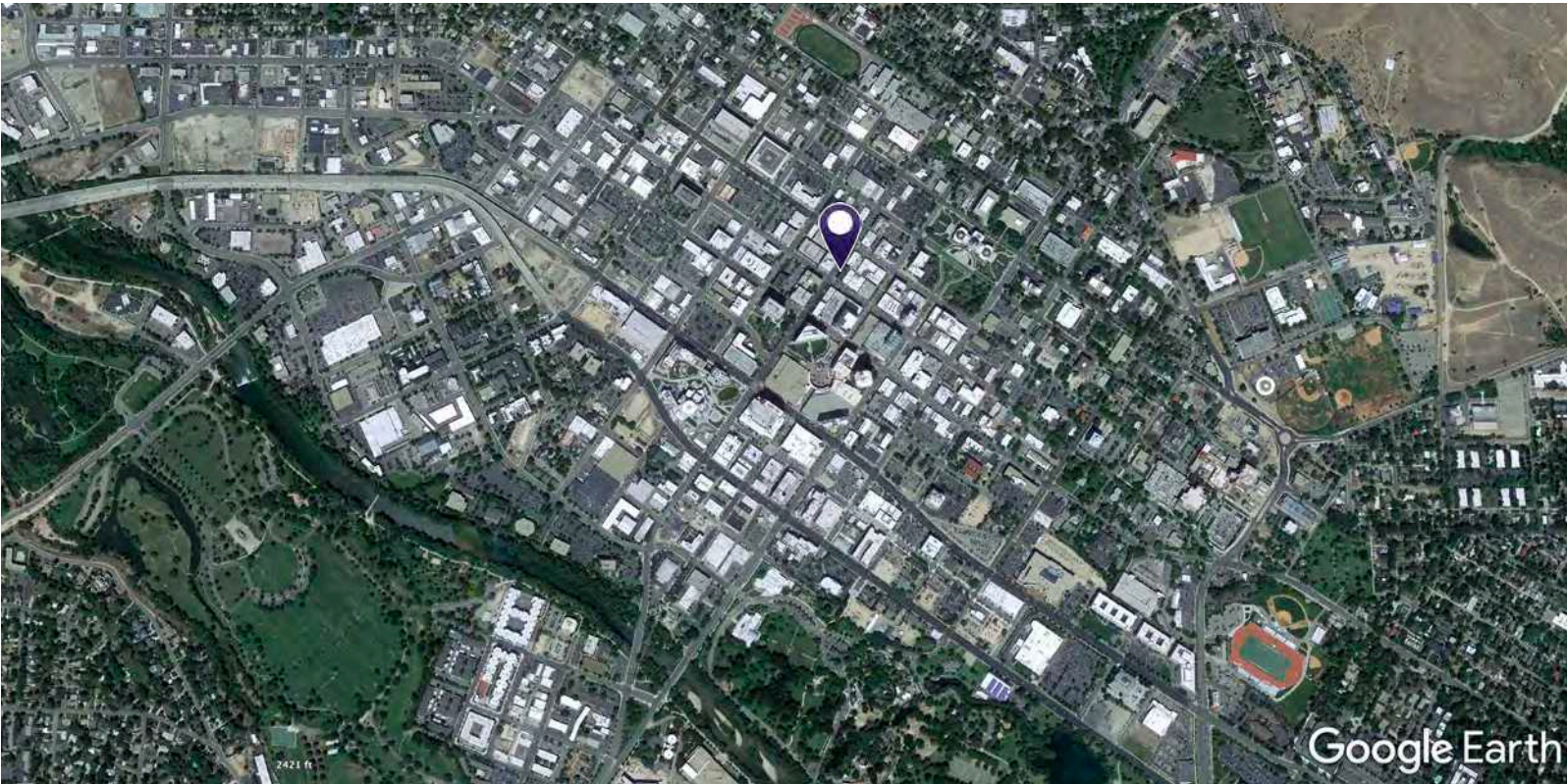
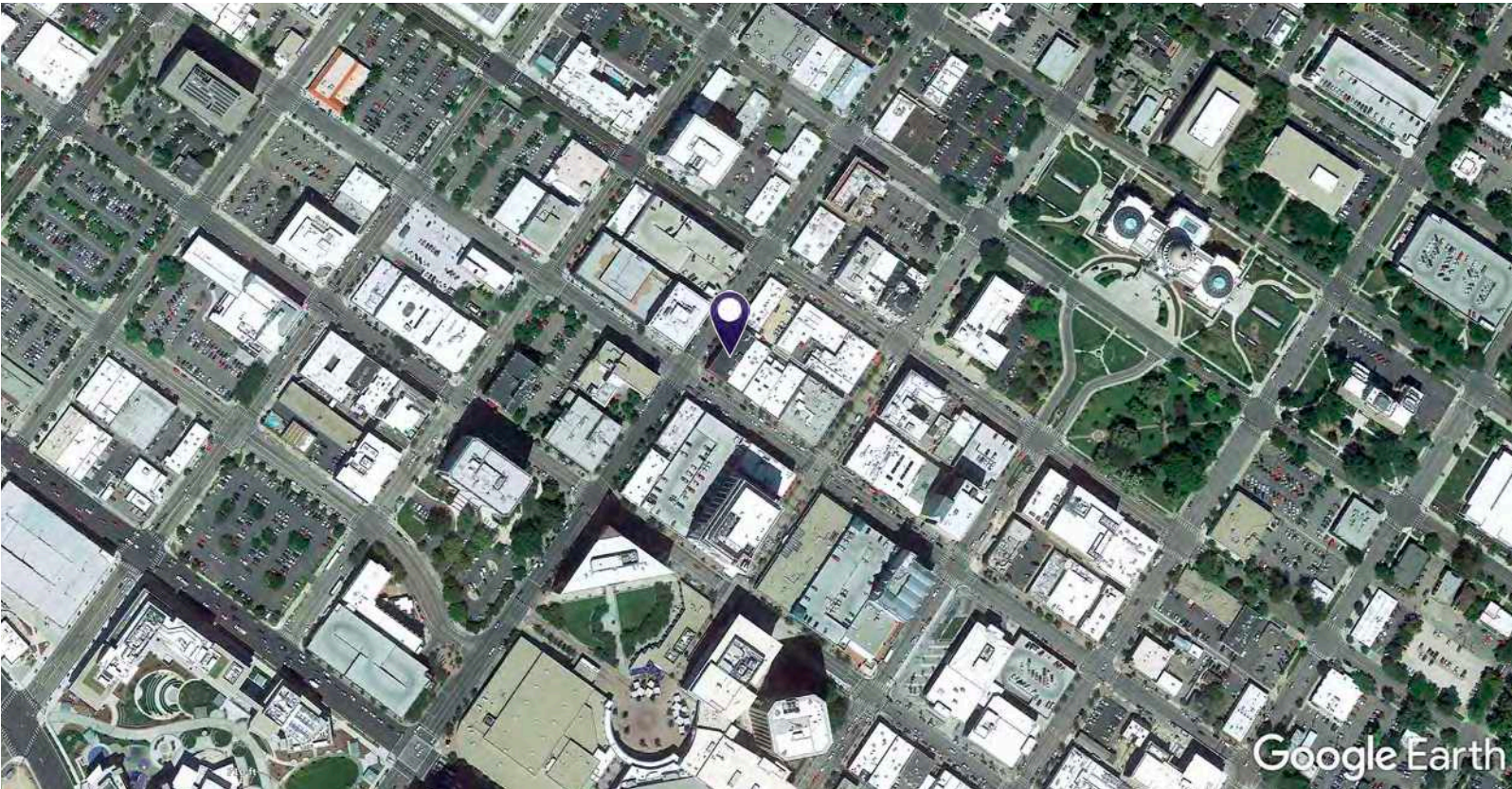
MCCARTY BUILDING | 202 N 9TH STREET, BOISE, ID



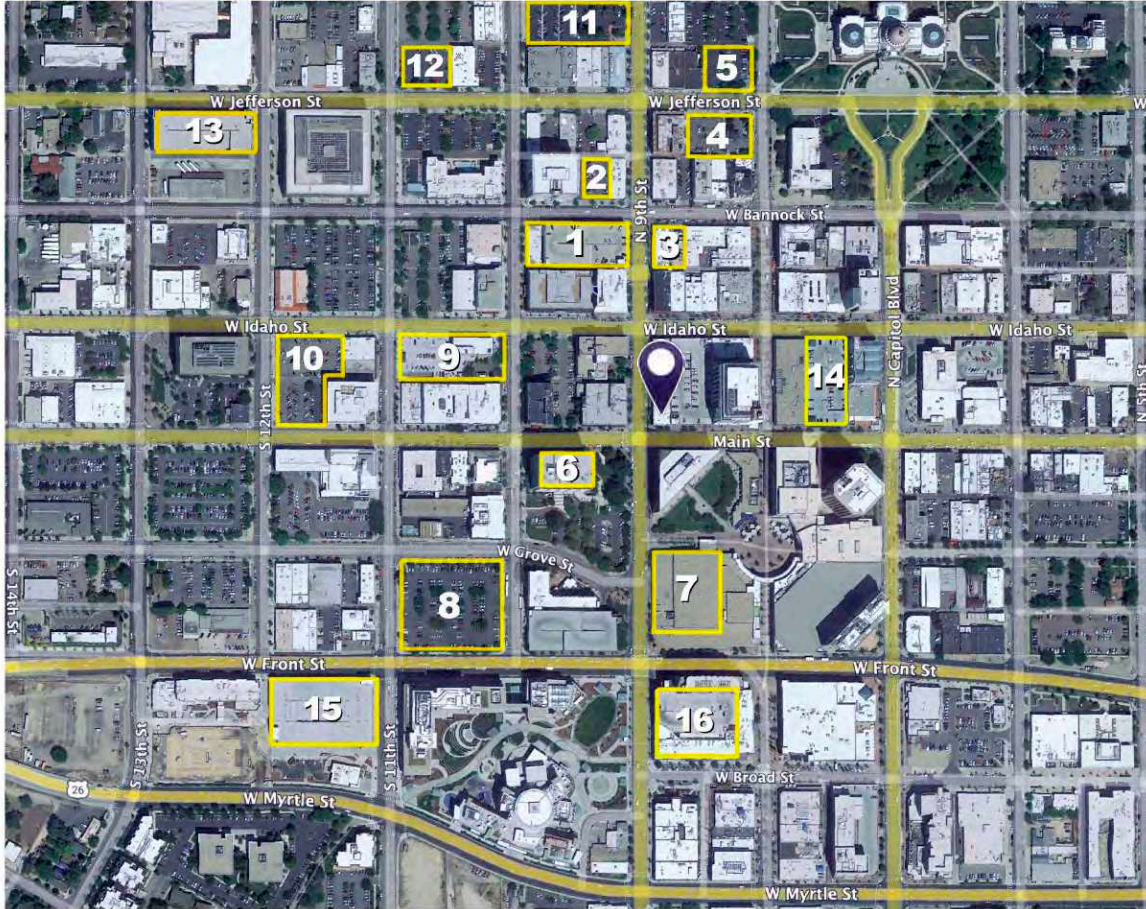
BUSINESS MAP



LOCATION MAP



DOWNTOWN BOISE PARKING MAP



- 1 - 9TH & BANNOCK GARAGE - 977 W BANNOCK
- 2 - BANNER BANK LOT - 910 W BANNOCK
- 3 - GARRO LOT - 825 W BANNOCK
- 4 - HOFF LOT - 805 W JEFFERSON
- 5 - 800 W JEFFERSON
- 6 - ONE CAP CTR - 999 W MAIN
- 7 - WELLS FARGO - 190 S 9TH
- 8 - 1000 W FRONT STREET
- 9 - 1033 W IDAHO
- 10 - 12TH AND IDAHO
- 11 - 983 W STATE
- 12 - 1010 W JEFFERSON
- 13 - BOISE PLAZA - 1223 W JEFFERSON
- 14 - CAPITOL & MAIN PARKBOI GARAGE
- 15 - 11TH & FRONT PARKBOI GARAGE
- 16 - 9TH & FRONT PARKBOI GARAGE

SPACES

9TH & BANNOCK GARAGE 977 W BANNOCK
 BANNER BANK LOT - 910 W BANNOCK
 GARRO LOT - 825 W BANNOCK
 HOFF LOT - 805 W JEFFERSON
 800 W JEFFERSON
 ONE CAP CTR - 999 W. MAIN
 WELLS FARGO - 190 S 9TH
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 983 W STATE
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 * CAPITOL & MAIN PARKBOI GARAGE
 * 11TH & FRONT PARKBOI GARAGE
 * 9TH & FRONT PARKBOI GARAGE

AVAILABLE

ONLY AVAILABLE FOR DAILY AND HOURLY PARKING
 ONLY AVAILABLE FOR DAILY AND HOURLY PARKING
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 PERMITS ONLY AVAILABLE FOR TENANTS
 ONLY AVAILABLE FOR DAILY AND HOURLY PARKING
 ONLY AVAILABLE FOR DAILY AND HOURLY PARKING
 ONLY AVAILABLE FOR DAILY AND HOURLY PARKING
 1 AVAILABLE SPOT LEFT - CAN JOIN WAITING LIST
 107 PEOPLE ON WAITING LIST
 6 PEOPLE ON WAITING LIST
 5 PEOPLE ON WAITING LIST
 ONLY AVAILABLE FOR DAILY AND HOURLY PARKING
 PERMITS ONLY AVAILABLE FOR TENANTS
 AVAILABLE
 AVAILABLE
 AVAILABLE

MONTHLY RATE

N/A
 N/A
 N/A
 \$135
 N/A
 N/A
 N/A
 \$130
 \$95
 \$110
 \$120
 N/A
 \$130
 \$140
 \$100
 \$140