



# 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.

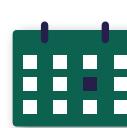
- Owner is On-Site.
- High Traffic Corner Location. Easy access to the I-184 Connector. All Downtown Amenities within a Block.
- Close Access to Public Parking Garages, Metered Street Parking in Front of Building.
- Shared Break Room and Conference Room on 2nd Floor.



AVAILABLE SPACE  
**ONLY 1 SUITE AVAILABLE!**  
120 SF



BUILDING SIZE  
**30,591 SF**



LEASE TERM  
**Minimum 12 month**



ASKING RATE  
**\$525/Month**

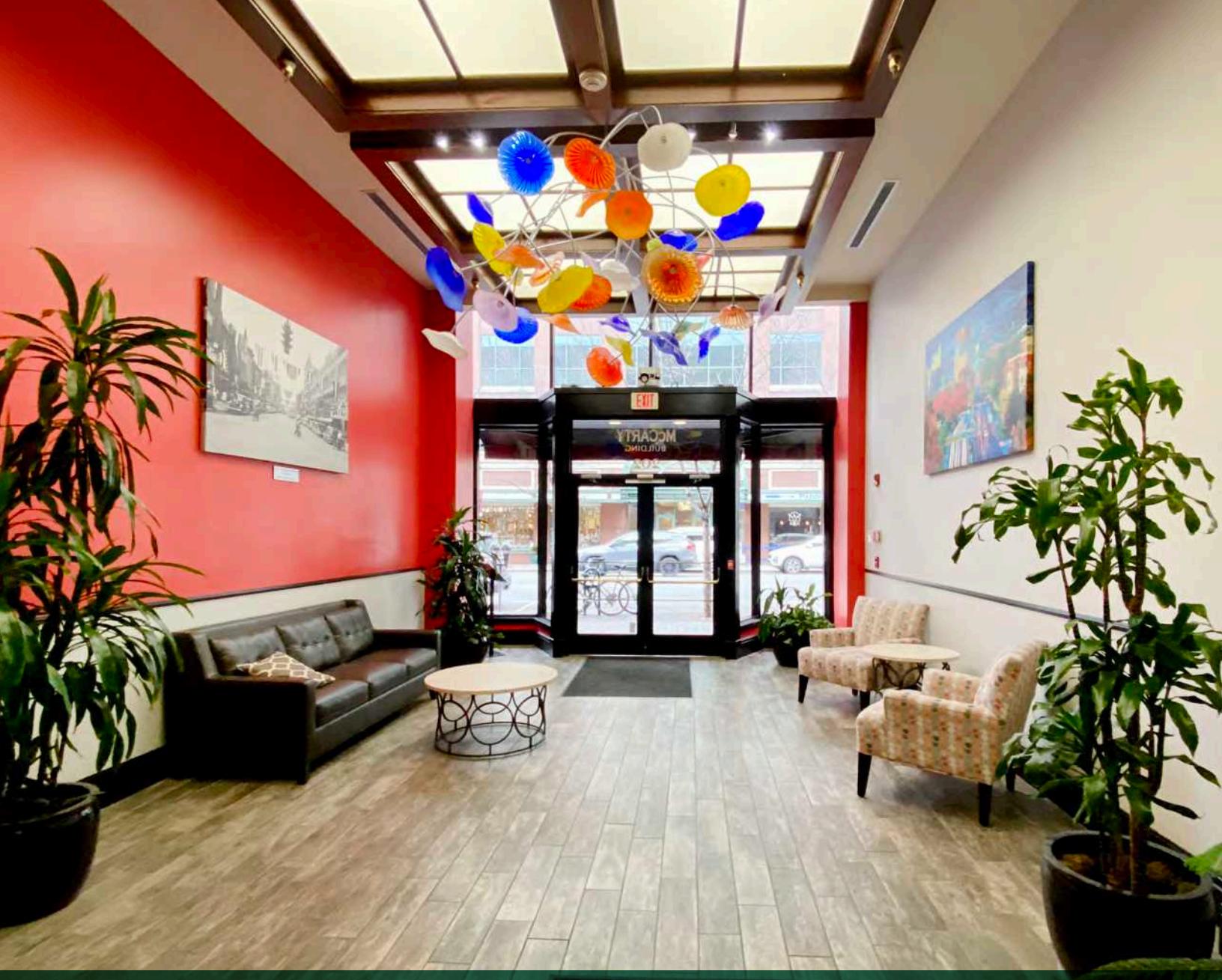


**INTERMOUNTAIN**  
COMMERCIAL REAL ESTATE

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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**

Building Size: **30,591 SF**

Year Renovated: **1998**

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

Building Class: **B**

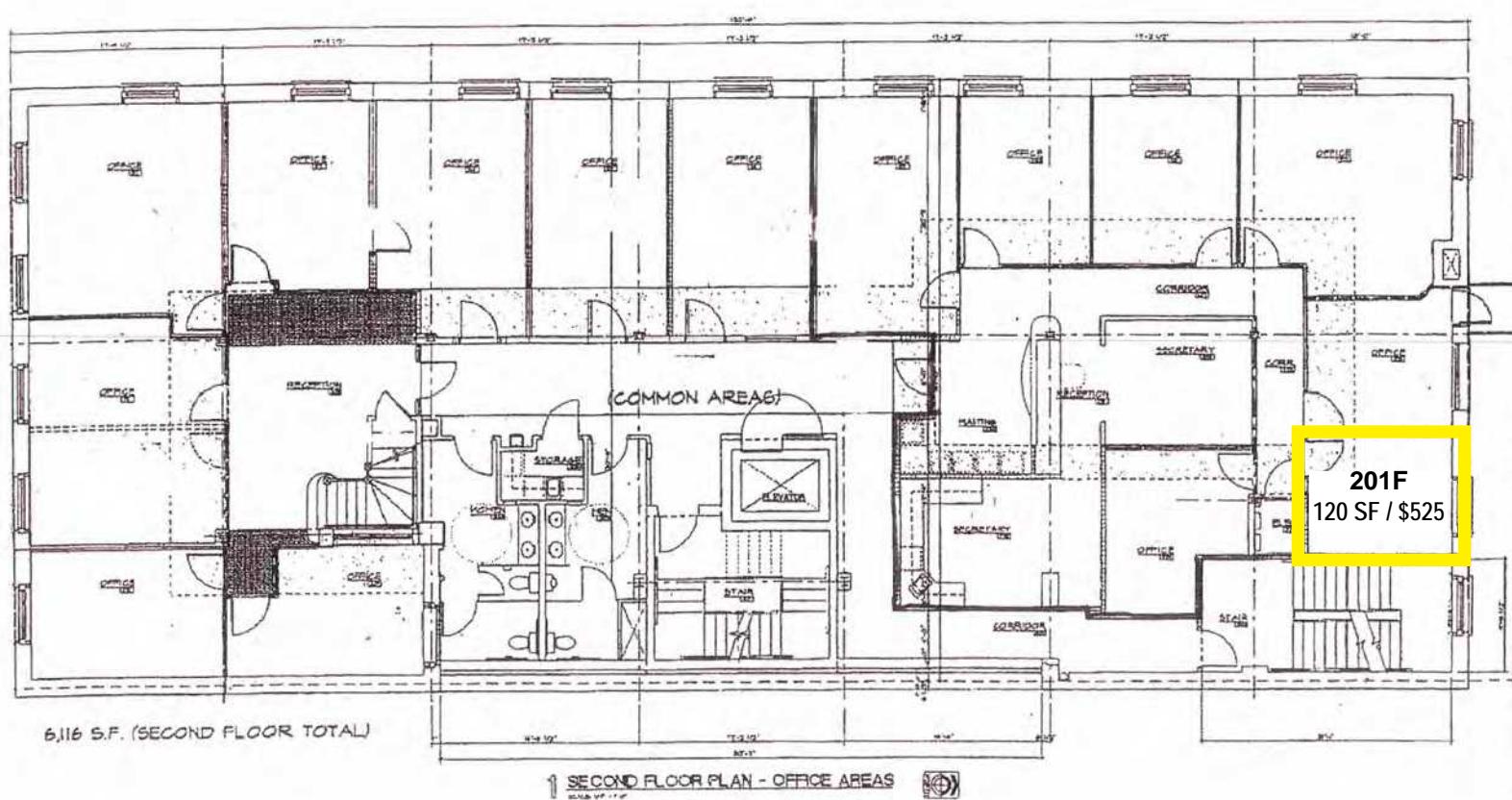
Lease Type: **Full Service**

Year Built: **1905**

**Suites Available:**

201F | \$525/Month | 120 SF

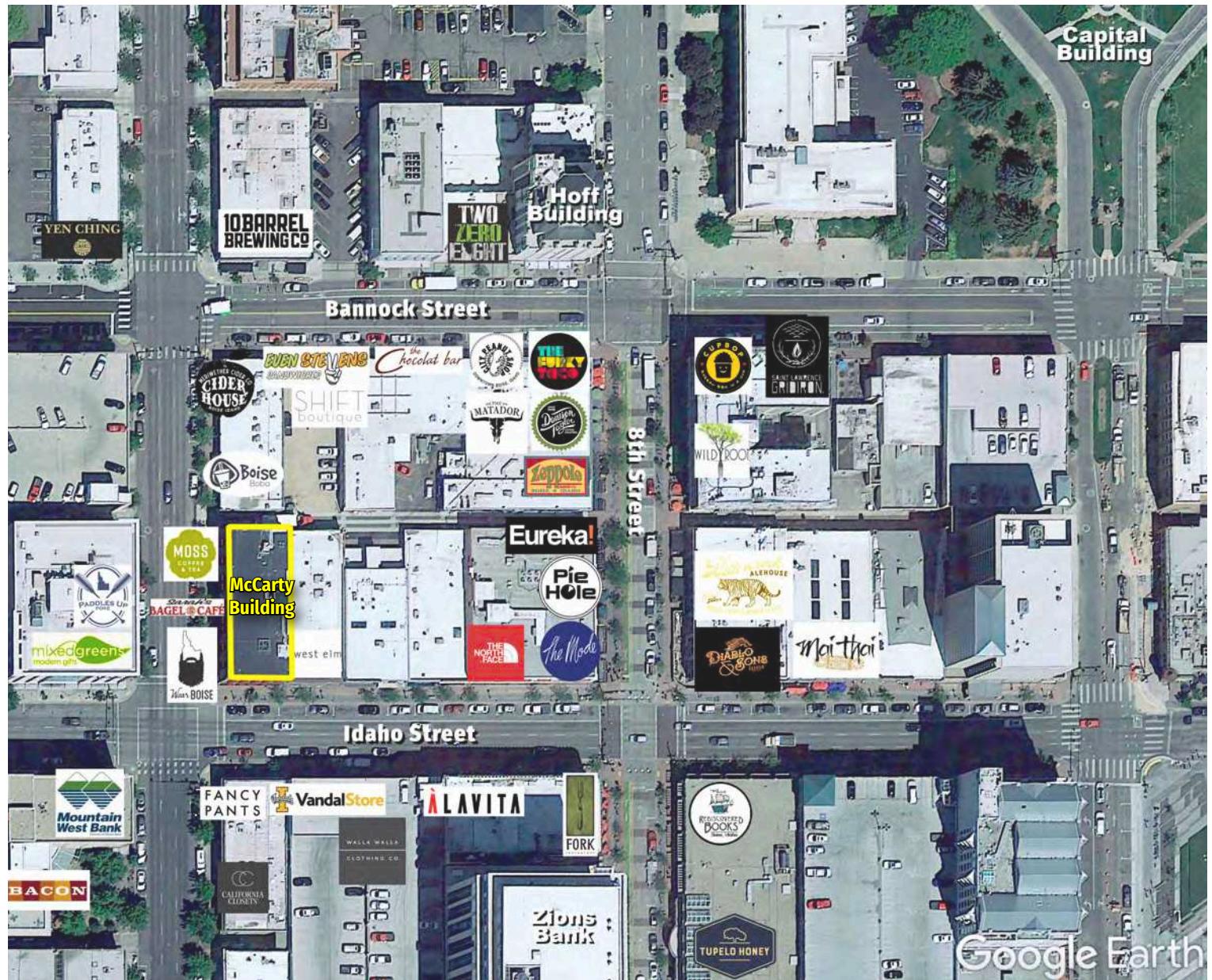
201 EXECUTIVE SUITES



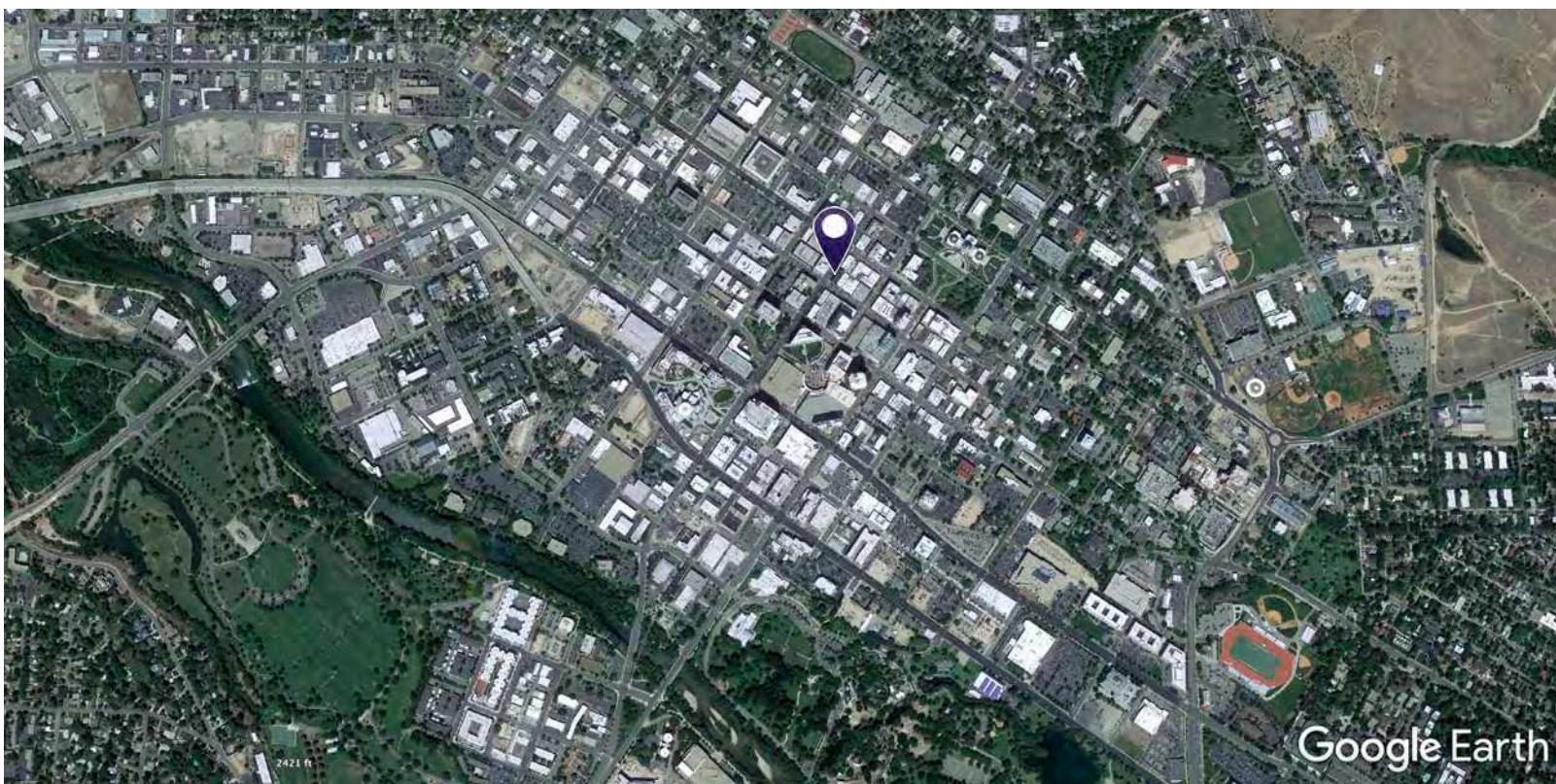
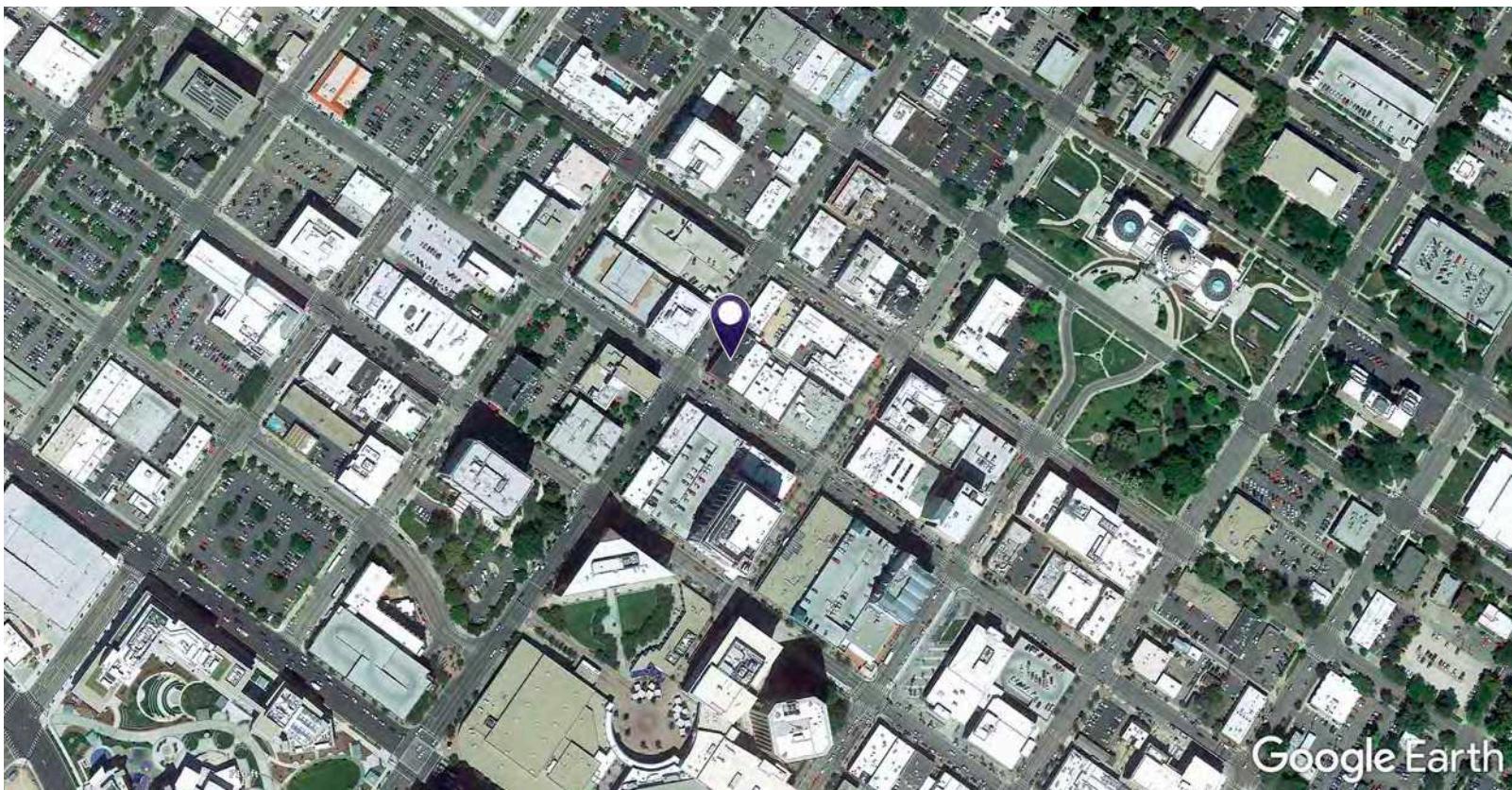
# MCCARTY BUILDING | 202 N 9TH STREET, BOISE, ID



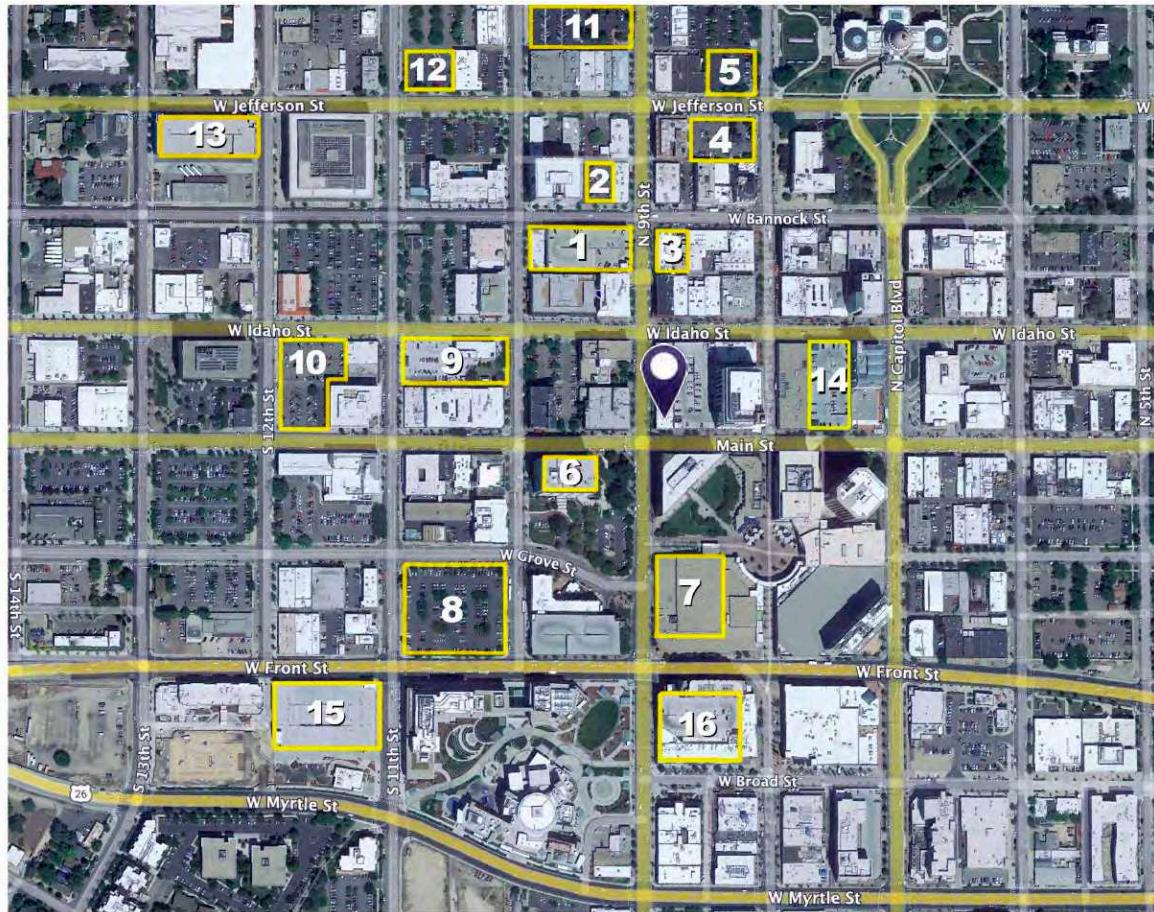
BUSINESS MAP



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	AVAILABLE	MONTHLY RATE
9TH & BANNOCK GARAGE 977 W BANNOCK	ONLY AVAILABLE FOR DAILY AND HOURLY PARKING	N/A
BANNER BANK LOT - 910 W BANNOCK	ONLY AVAILABLE FOR DAILY AND HOURLY PARKING	N/A
GARRO LOT - 825 W BANNOCK	ONLY AVAILABLE FOR DAILY AND HOURLY PARKING	N/A
HOFF LOT - 805 W JEFFERSON	PERMITS ONLY AVAILABLE FOR TENANTS	\$135
800 W JEFFERSON	ONLY AVAILABLE FOR DAILY AND HOURLY PARKING	N/A
ONE CAP CTR - 999 W. MAIN	ONLY AVAILABLE FOR DAILY AND HOURLY PARKING	N/A
WELLS FARGO - 190 S 9TH	ONLY AVAILABLE FOR DAILY AND HOURLY PARKING	N/A
1000 W FRONT STREET	1 AVAILABLE SPOT LEFT - CAN JOIN WAITING LIST	\$130
1033 W IDAHO	107 PEOPLE ON WAITING LIST	\$95
12TH AND IDAHO	6 PEOPLE ON WAITING LIST	\$110
983 W STATE	5 PEOPLE ON WAITING LIST	\$120
1010 W JEFFERSON	ONLY AVAILABLE FOR DAILY AND HOURLY PARKING	N/A
BOISE PLAZA - 1223 W JEFFERSON	PERMITS ONLY AVAILABLE FOR TENANTS	\$130
* CAPITOL & MAIN PARKBOI GARAGE	AVAILABLE	\$140
* 11TH & FRONT PARKBOI GARAGE	AVAILABLE	\$100
* 9TH & FRONT PARKBOI GARAGE	AVAILABLE	\$140