

Emerald Street Center

7863 W. Emerald ~ Boise, ID
RETAIL SPACE FOR LEASE



Available Lease Space:

<u>Space:</u>	<u>RSF:</u>	<u>Rate:</u>
Ste 101 -can be demised	7,158	\$11.95
Ste 102	1,740	\$11.95

**Lowest lease rate in the Area!*

Property Information:

- Located at the Emerald entrance to Boise Towne Square Mall.
- Building size: 11,583 SF
- Completed: 2001
- Parking: 5/1,000
- Zoning: C-2D

Demographics:

- Population: 211,058
(5 miles)
- HH Income: \$53,581
(5 miles)

Key Tenants:

- Applebee's
- Bridal Couture
- Boise Town Square Mall

Lease Terms:

- Lease type: NNN @ \$3.00/SF
- Lease term: 3-5 years

NAI Pinnacle

Commercial Real Estate Services, Worldwide.

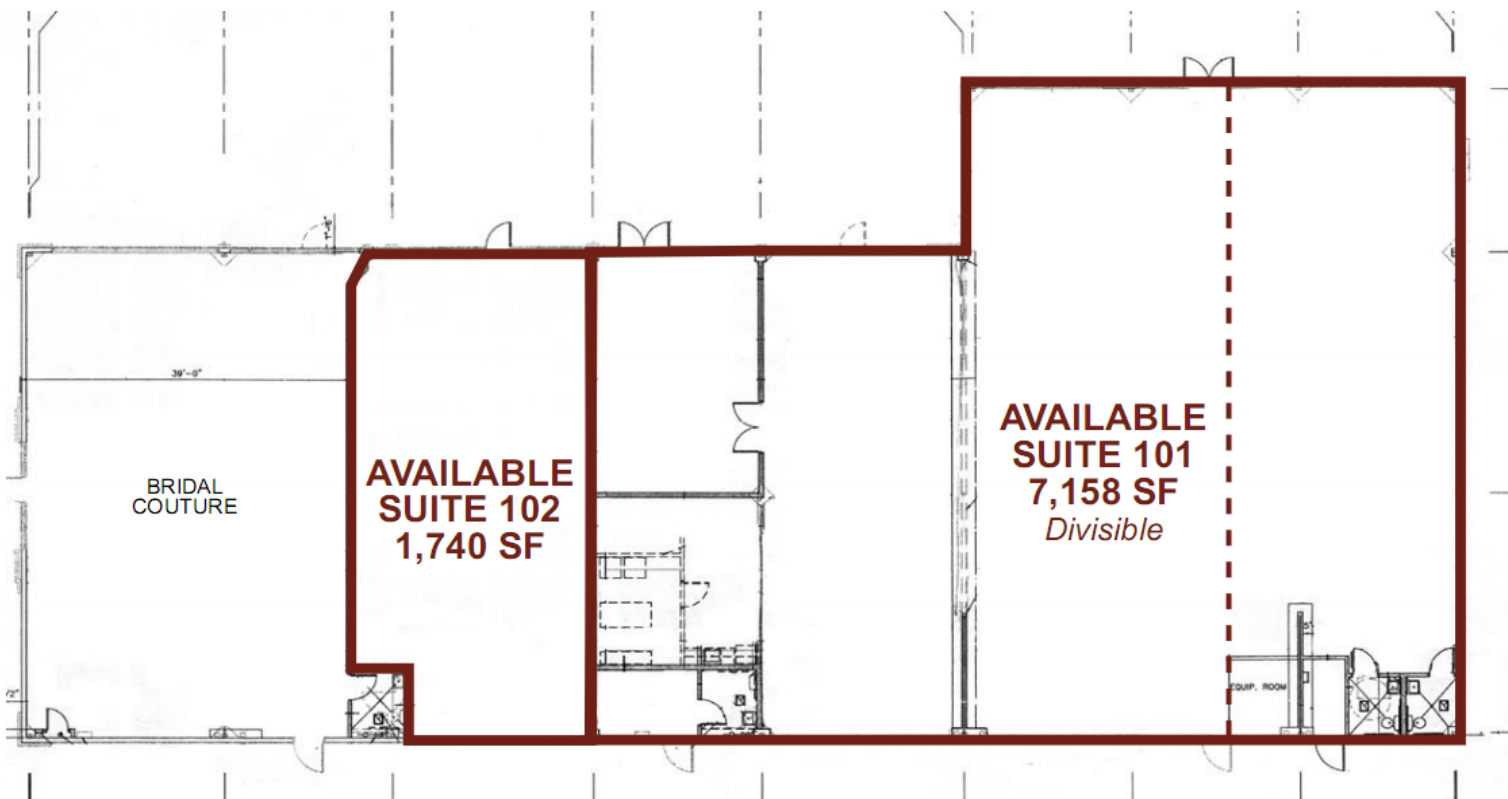
Contact:

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Industrial | Investment | Land | Office | **Retail** | Multifamily | Agricultural

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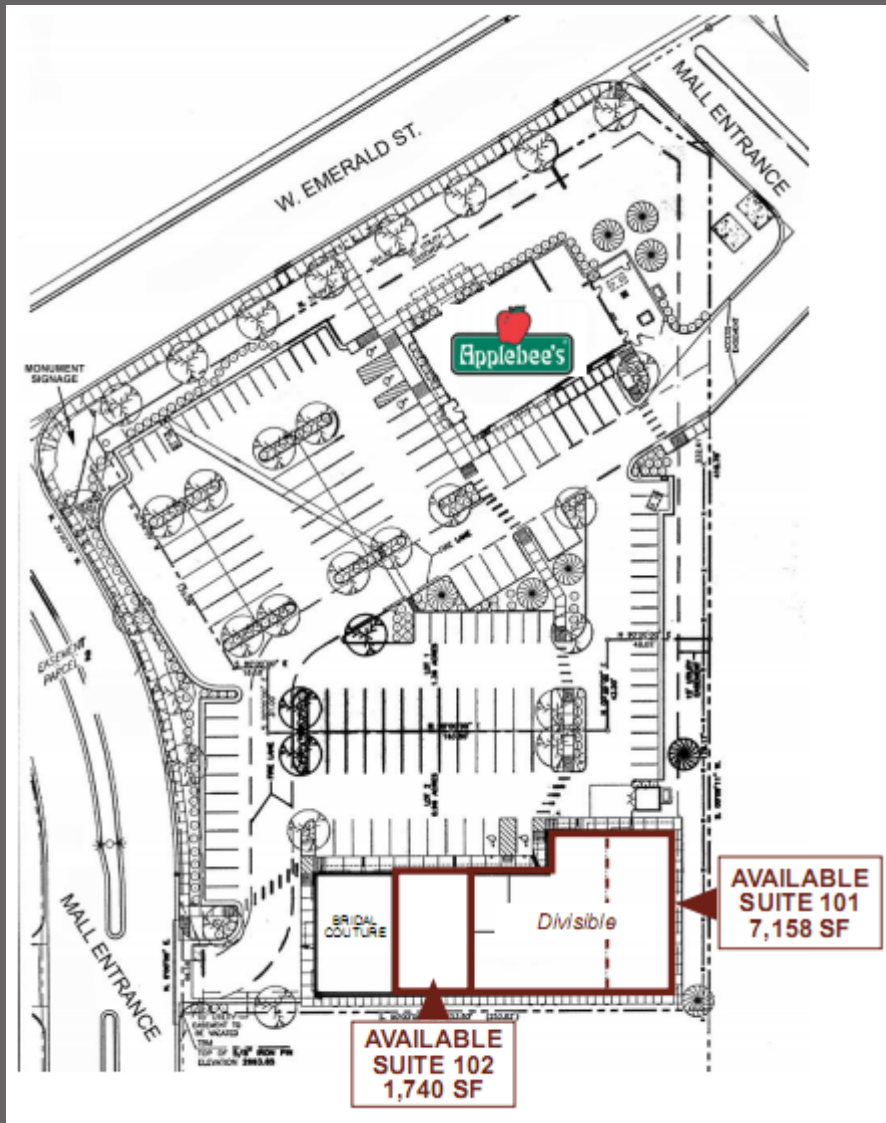
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NAI Pinnacle ~ (208) 947-0019 ~ 1409 Main St. Ste 110 ~ Boise, ID 83702 ~ www.naipinnacle.com

The information contained herein is from sources deemed reliable. All information should be verified prior to purchase or lease.

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