

**FOR
SALE**

2222 S BROADWAY AVENUE
BROADWAY AVE & HOWARD ST | BOISE, ID



PROPERTY INFORMATION

Property Type:	Office
Building Size:	3,016 SF
Land Size:	0.21 Acres
Zoning:	R-1C
Price PSF:	\$131 PSF
Sale Price:	\$395,000

HIGHLIGHTS

- » High identity property priced below replacement cost
- » Ideal for investor or owner-user
- » Adjacent to downtown Boise
- » Broadway Ave is a major artery (27,598 VPD) in front of building
- » Walking distance to shopping, restaurants, offices

Demographics	1 Mile	3 Miles	5 Miles
Population	15,247	73,321	140,795
Avg. Income	\$64,308	\$69,678	\$75,338
Avg. Home Value	\$202,432	\$232,918	\$238,684

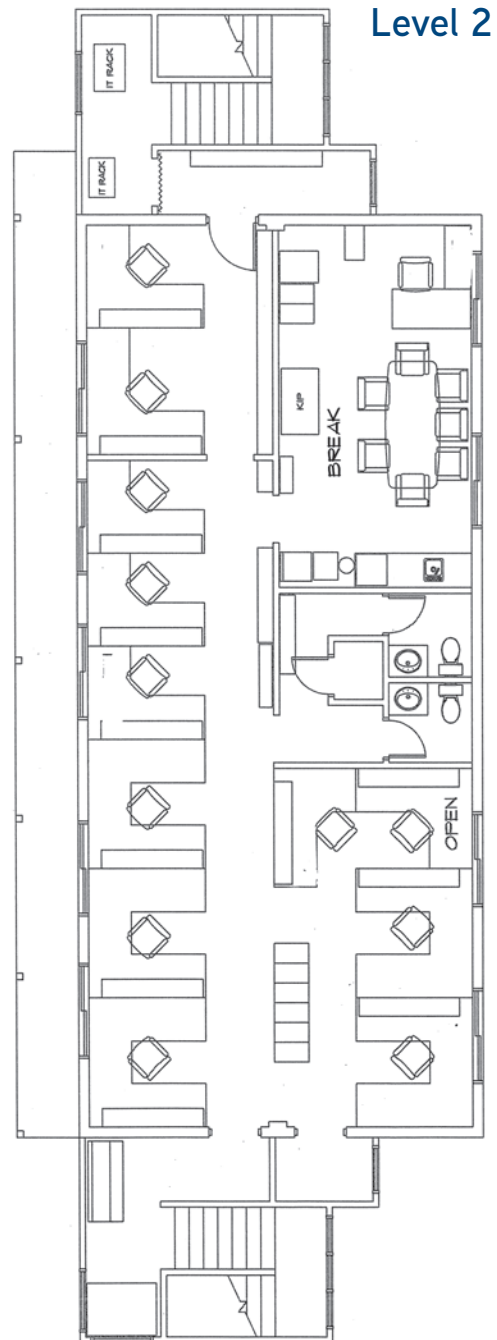
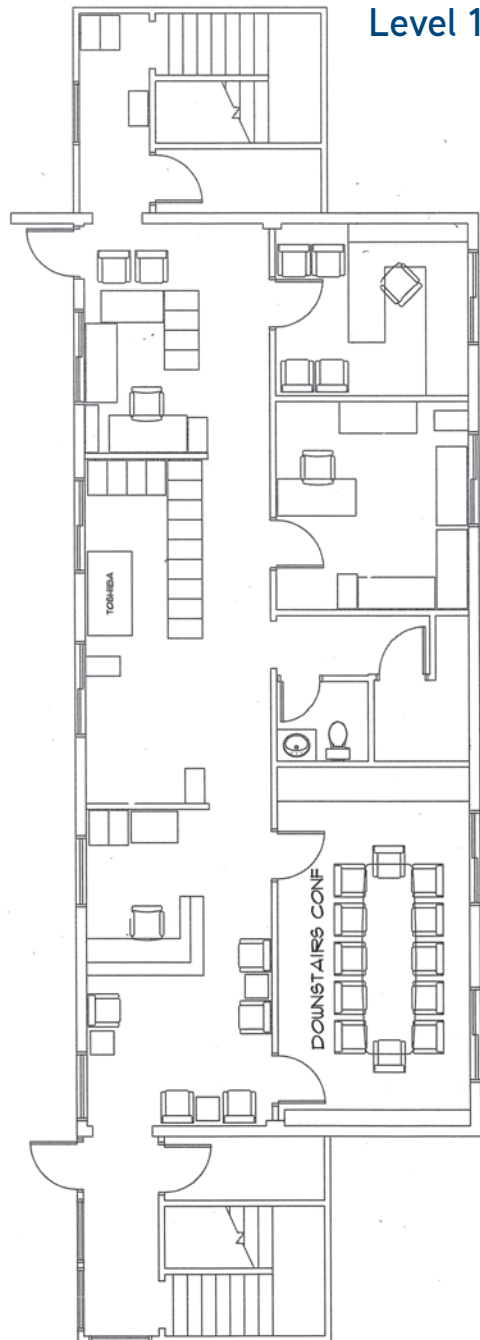
Colliers
INTERNATIONAL

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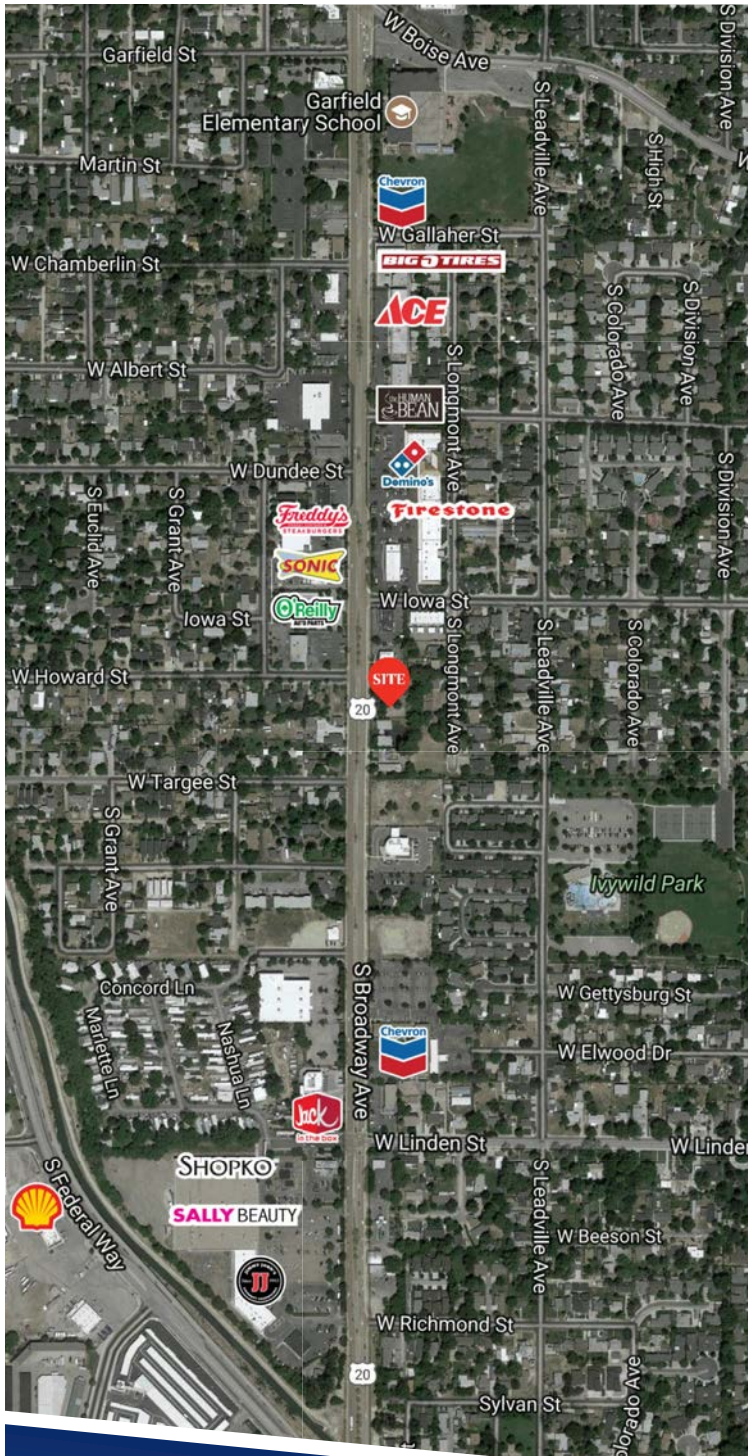


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