CUSHMAN & WAKEFIELD
Commerce

FOR SALE

Turn-Key Medical / Office Condo

999 N. Curtis Rd., Suite 317, Boise, Idaho 83706

Property Highlights

Sale Price	$193,050.00 ($110 / SF)
Available Condo	1,755 SF (Suite 317)
Space Status	Turn-Key Medical Office
Zoning	H-SD
Parking	Ample - On-Site - Included
Location	In the St. Alphonsus Medical Campus
Signage	Individual Suite Signage Available
Availability	Immediate - Move-In Ready
LockBox	Yes on Door to Condo

Listing Features

- Fully Built-Out and Recently Remodeled Class A Condominium Ready for Immediate Occupancy
- Former Medical Office Space Consisting of Reception Area, Waiting Area, Private Offices and Exam Rooms with Sinks, Restroom, Break Room, Storage / Records / Supply Shelving and more...
- Great Location in the St. Alphonsus Medical Campus off Interstate 184 / The Connector at Exit 2
- Beautiful 3rd Story Views of the Treasure Valley
- Easy Access In and Out of the Site at a Signalized Intersection on North Curtis Road
- Close to Restaurants, Shopping, Other Medical Facilities and more...

Jennifer McEntee
Director
Office Specialist
+1 208 287 9495
jennifer.mcentee@comre.com

Chrissy Smith
Associate
Office Specialist
+1 208 287 8904
chrissy.smith@comre.com

398 South 9th Street, Ste 260
Boise, Idaho 83702
Main +1 208 287 9500
Fax +1 208 287 9501
comre.com

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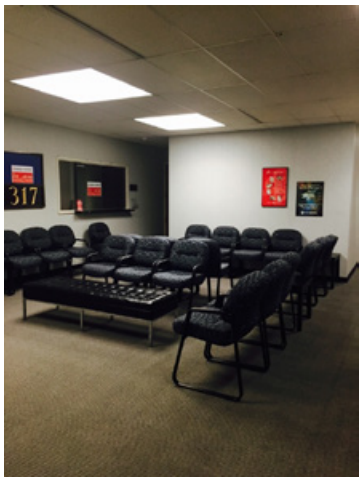

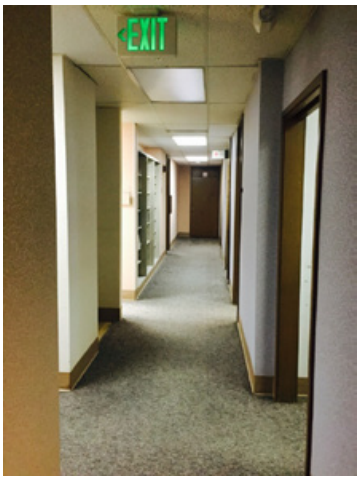

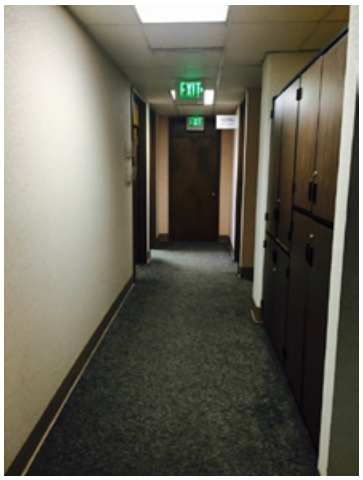

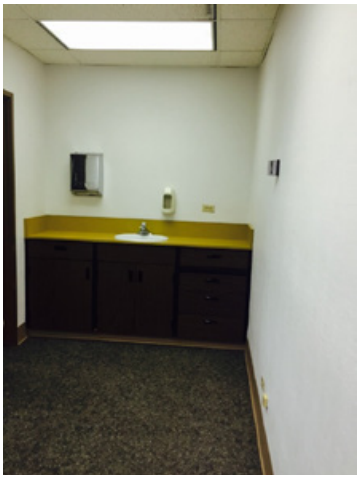

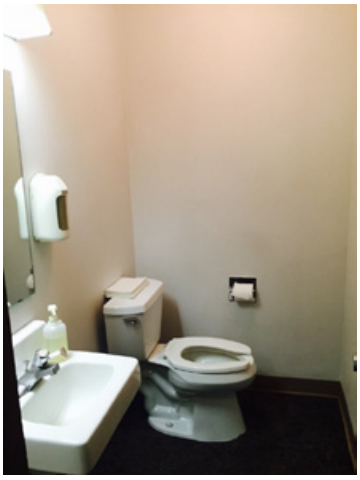

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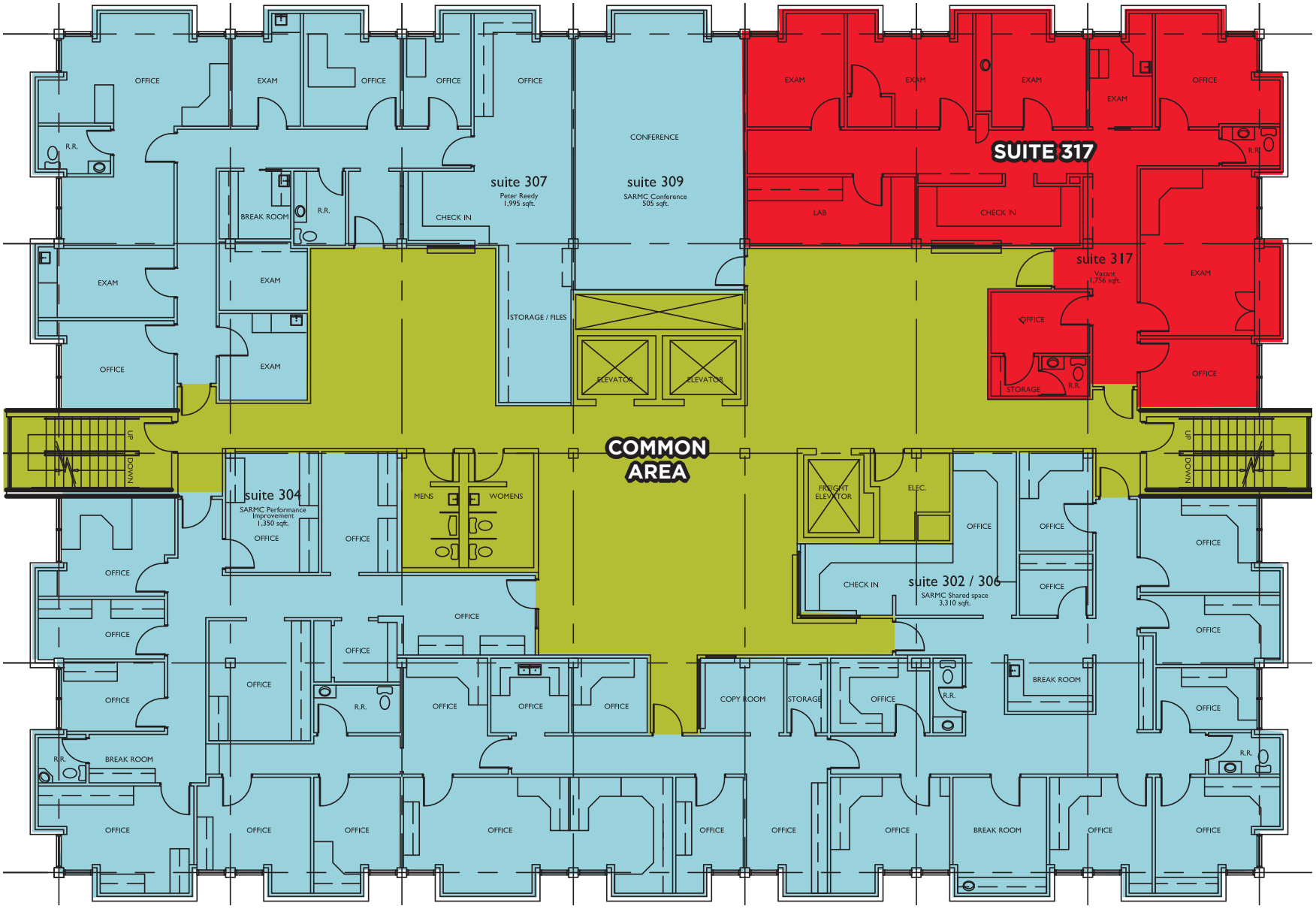

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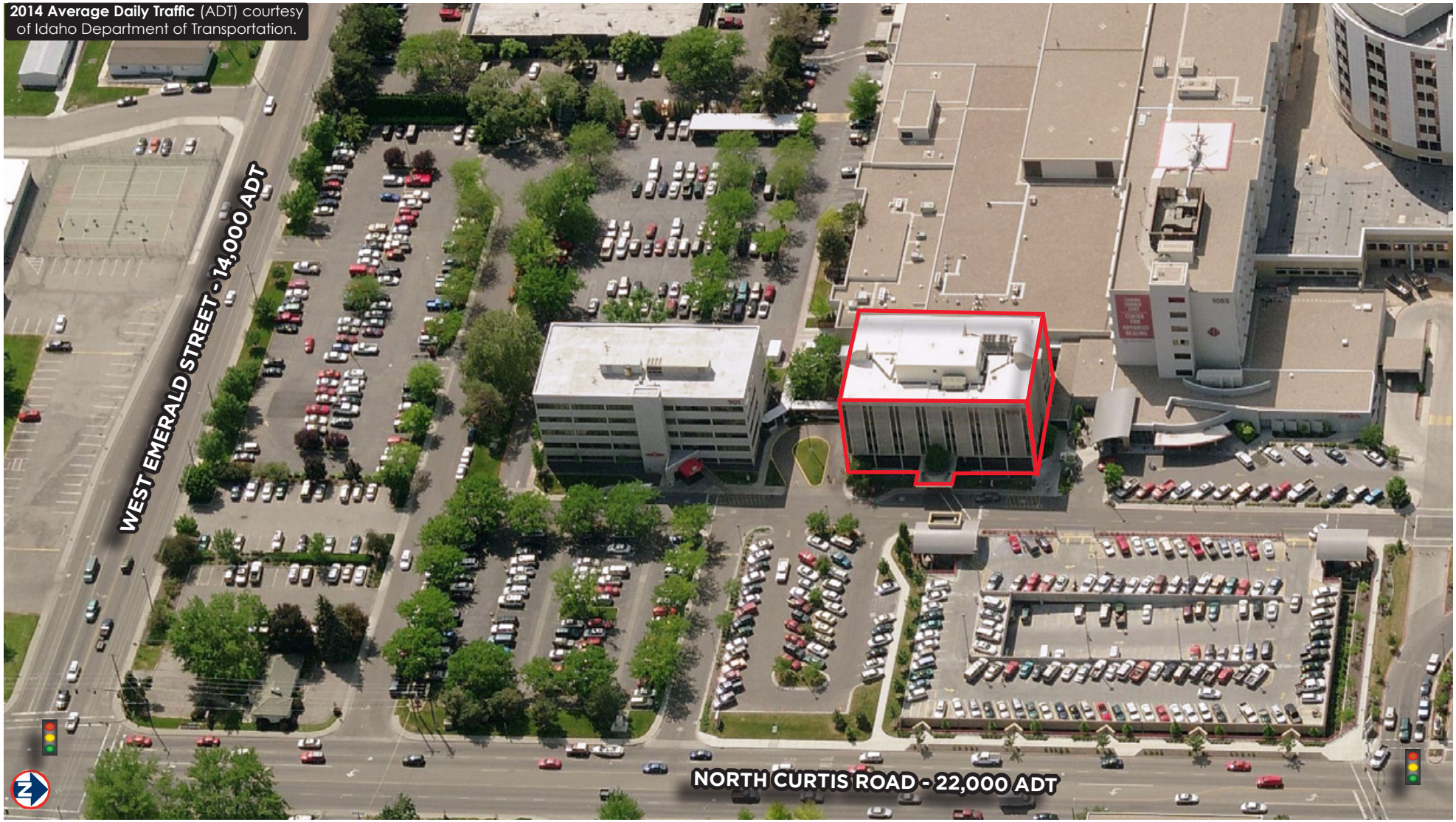

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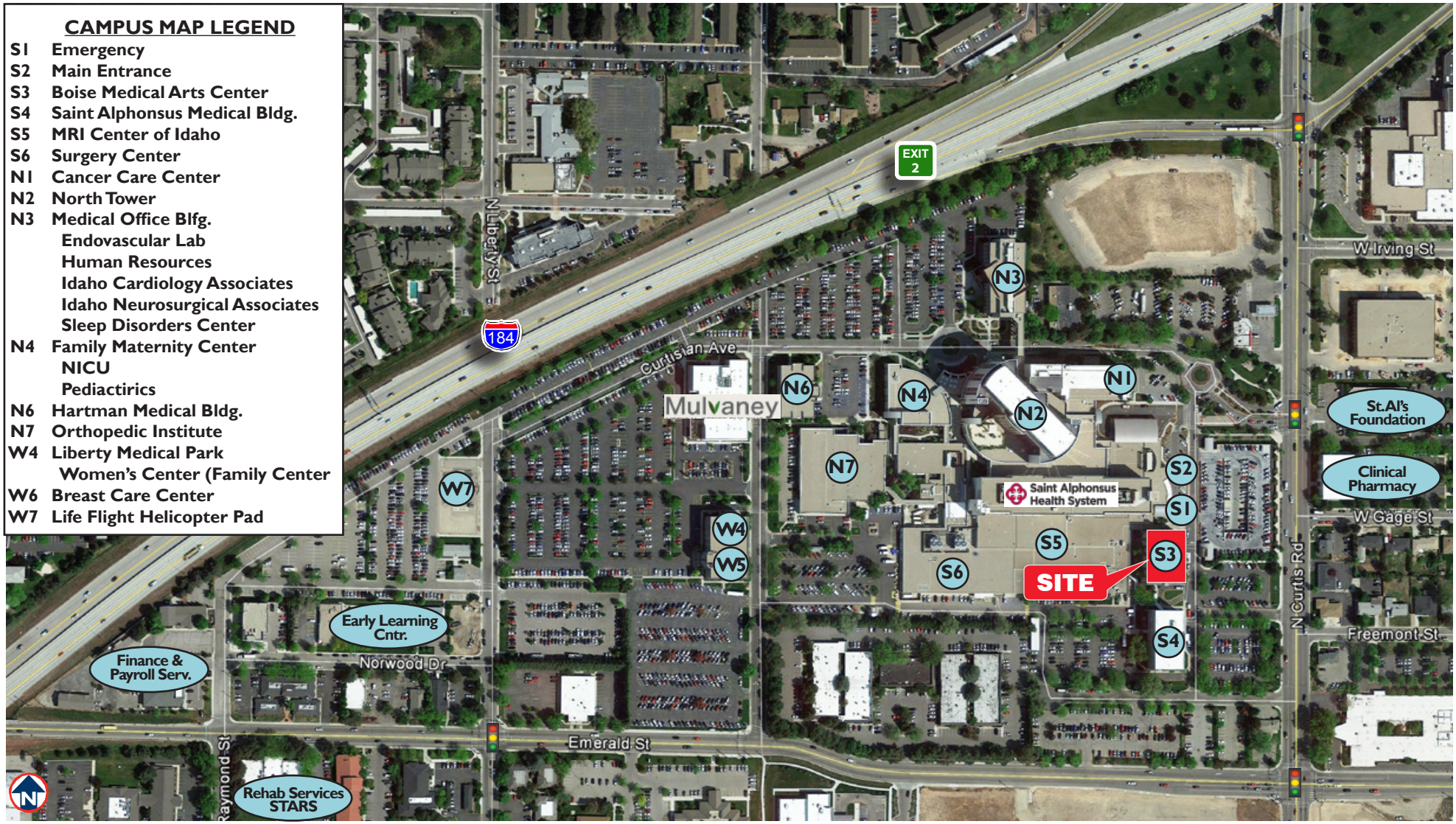
CAMPUS MAP LEGEND

- **S1** Emergency
- **S2** Main Entrance
- **S3** Boise Medical Arts Center
- **S4** Saint Alphonsus Medical Bldg.
- **S5** MRI Center of Idaho
- **S6** Surgery Center
- **N1** Cancer Care Center
- **N2** North Tower
- **N3** Medical Office Blfg.
  - Endovascular Lab
  - Human Resources
  - Idaho Cardiology Associates
  - Idaho Neurosurgical Associates
  - Sleep Disorders Center
- **N4** Family Maternity Center
  - NICU
  - Pediactirics
- **N6** Hartman Medical Bldg.
- **N7** Orthopedic Institute
- **W4** Liberty Medical Park
  - Women's Center (Family Center
- **W6** Breast Care Center
- **W7** Life Flight Helicopter Pad



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