



For Lease

Scott Feighner

+1 208 861 4812

scott.feighner@colliers.com

8th & Fulton Street

521 S. 8th Street | Boise, ID

Highlights:

- Ideal for marketing firms, tech, service retail, law, creative design, architecture and other uses
- Join Winekeeper, Renewal, Cherished Images, Alpha Graphics & Uprite Construction
- Walking distance to greenbelt and BoDo
- Available immediately—call agent for tour
- Lower cost, daylit basement available as well
- Ample surface parking provided by Diamond at market rates

755 West Front Street, Suite 300

Boise, Idaho 83702

+1 208 345 9000

colliers.com/idaho

For Lease

Property Information

Property Type	Office
Building Size	19,632 SF
Land Size	0.26 Acres
Lease Type	NNN

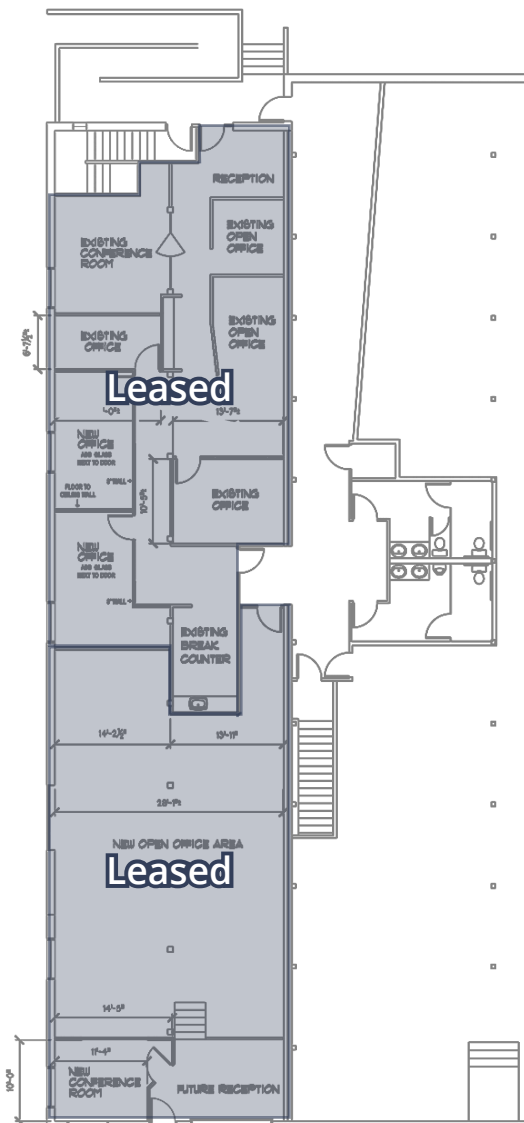
Space Available

Suite	Floor	Size	Rate
521 S. 8th- Ste 2	Basement	1,008 SF	\$10.00/SF NNN

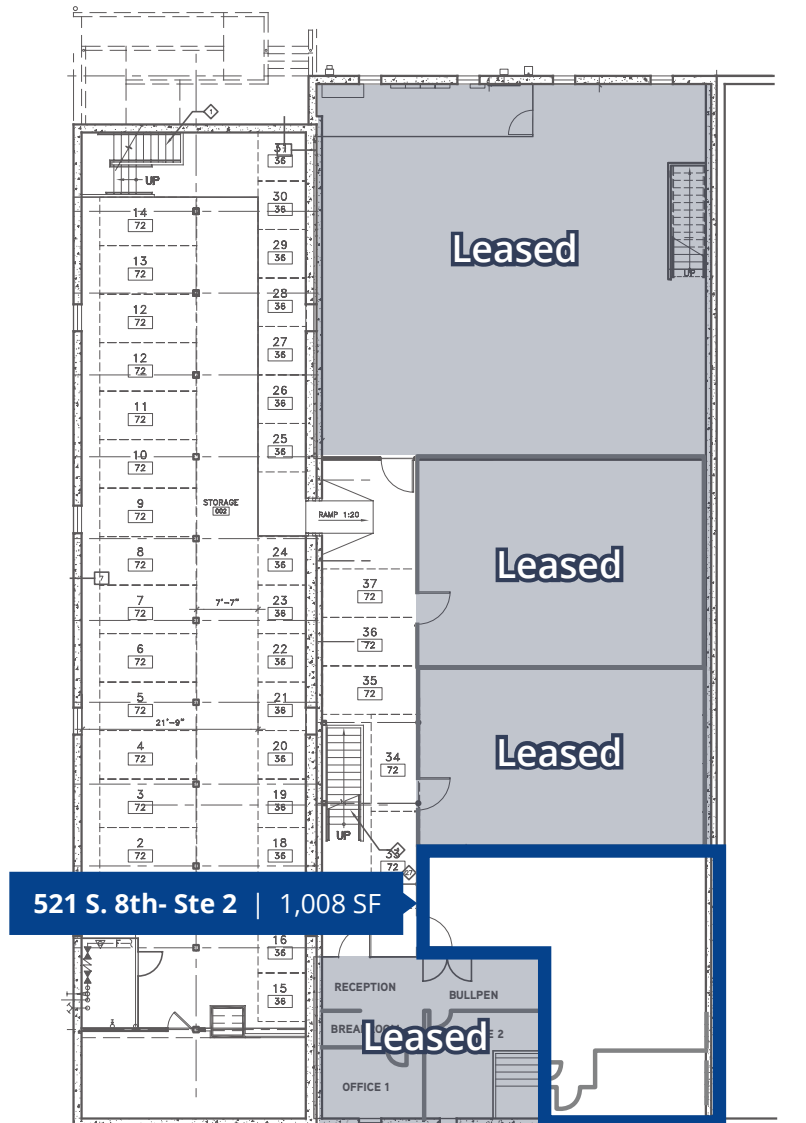
Est. NNN's are \$5.47 PSF/YR (includes gas and electric)

Floor plans

1st Floor

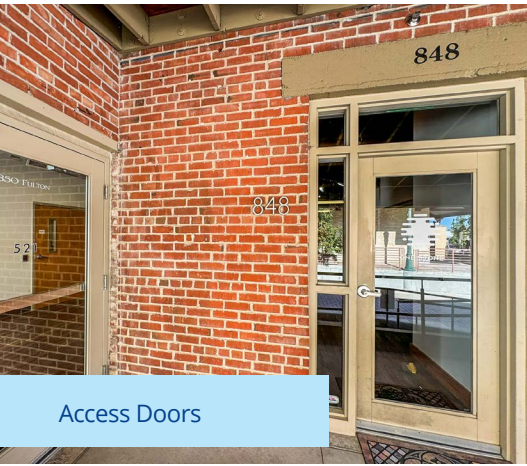


Basement



521 S. 8th Street

Gallery



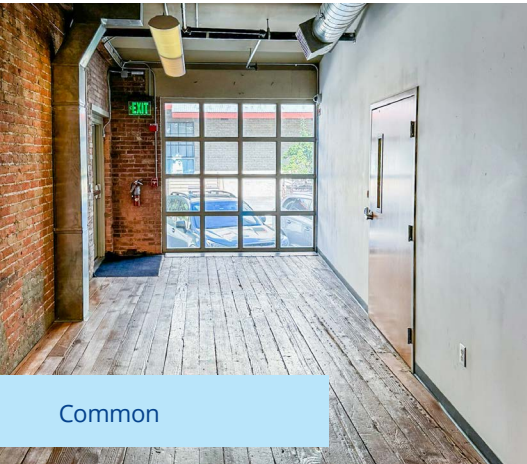
Access Doors



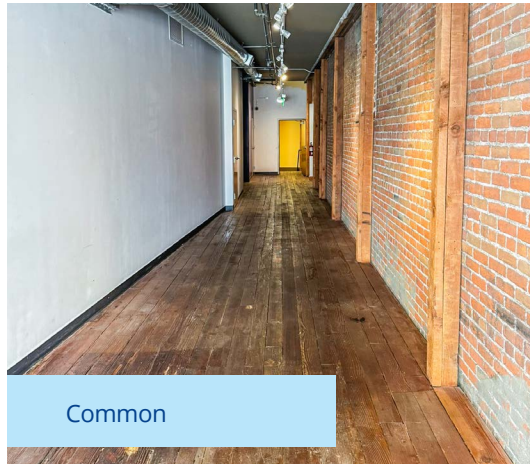
Entrance



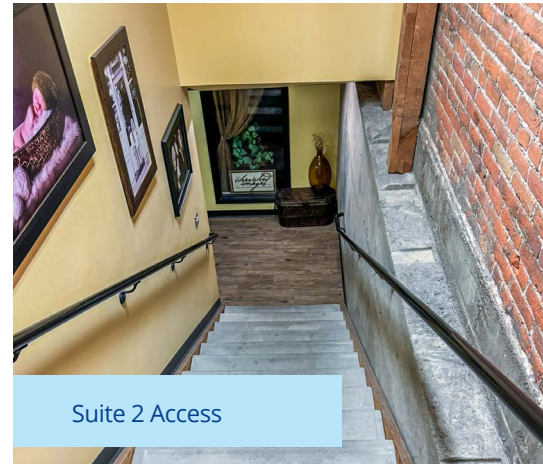
Entrance



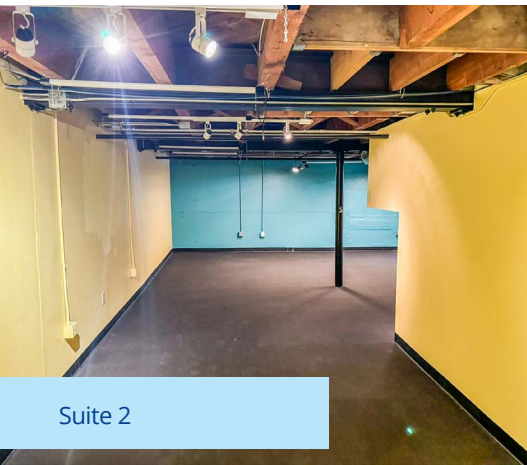
Common



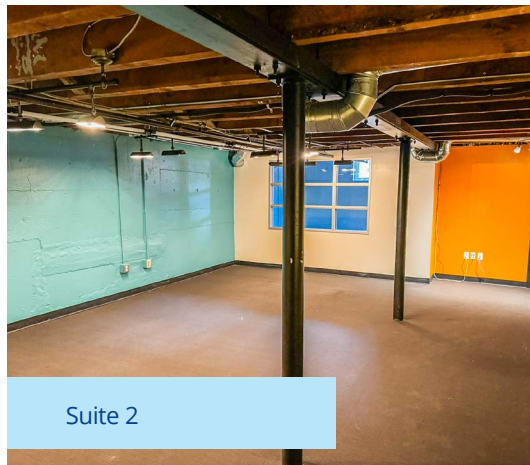
Common



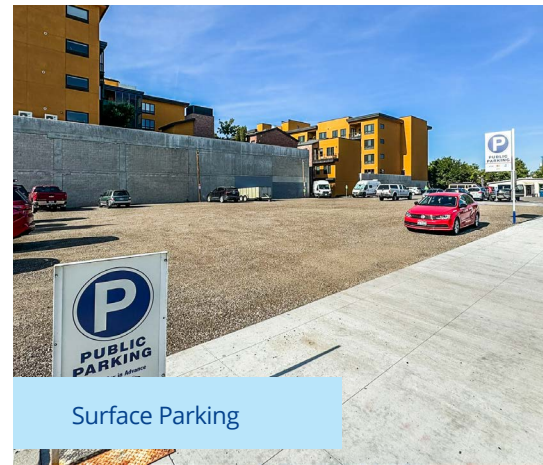
Suite 2 Access



Suite 2



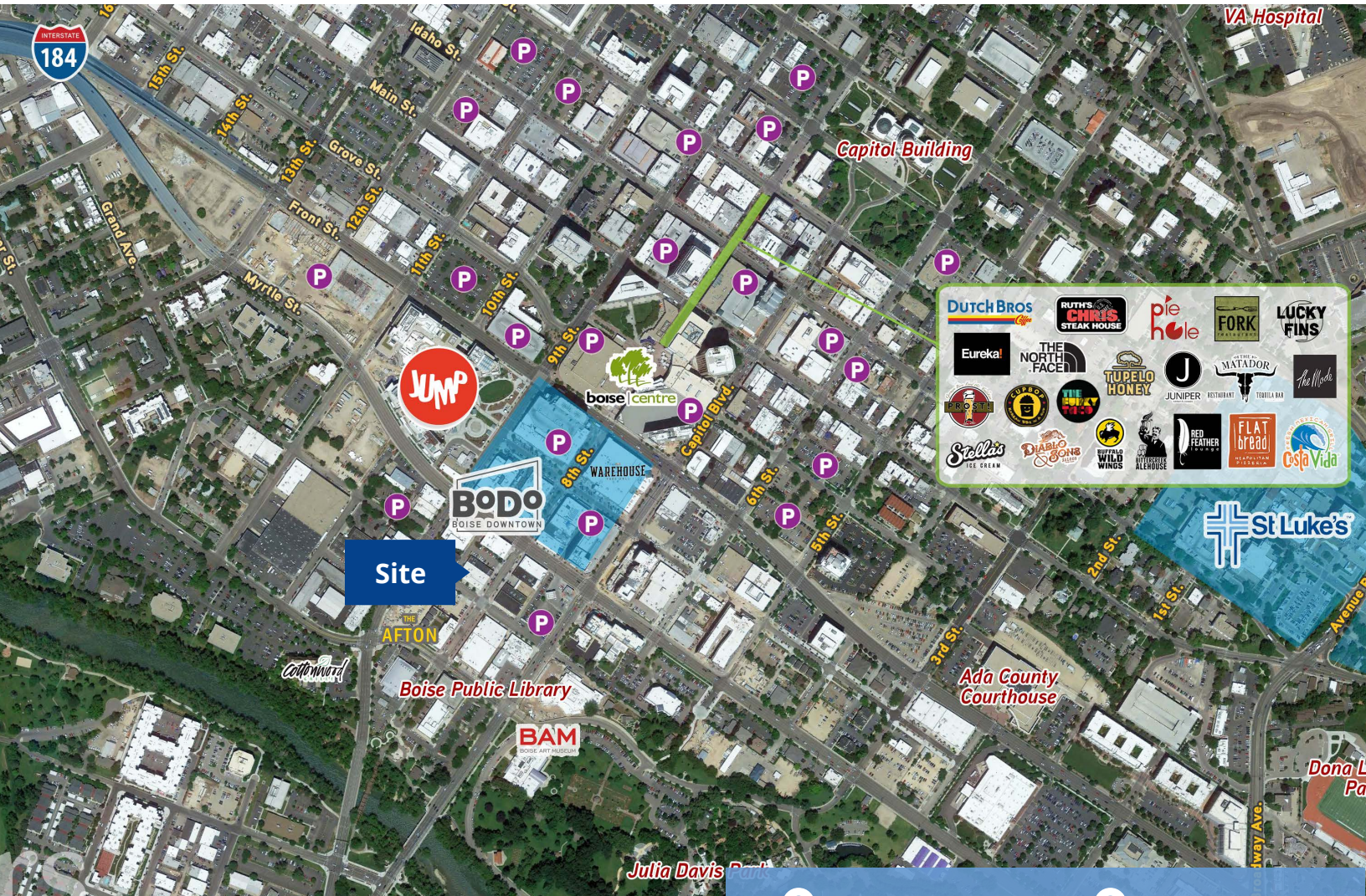
Suite 2



Surface Parking

521 S. 8th Street

Location



 [Google Map](#)

 [Street View](#)



755 West Front Street, Suite 300
Boise, Idaho 83702
+1 208 345 9000
colliers.com/idaho

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and / or its licensor(s). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Paragon, LLC.