



# For Lease

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## 6423 W Ustick, Ste 6431 Boise, ID 83704

### Highlights:

- 2,500 SF
- Open floor plan
- Ideal for gym, yoga studio, dance studio
- Large windows
- Breakroom & kitchenette
- Two ADA bathrooms
- Two showers

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# For Lease

## Property Information

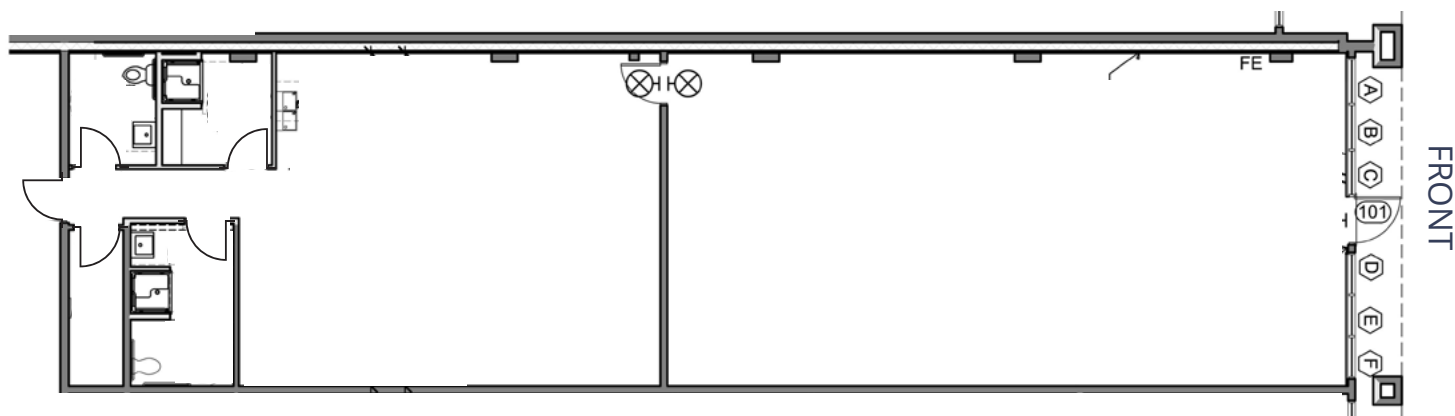
<b>Availability</b>	March 1, 2026
<b>Property Type</b>	Retail
<b>Lease Type</b>	NNN
<b>Lease Rate</b>	\$14/PSF NNN

## Space Available

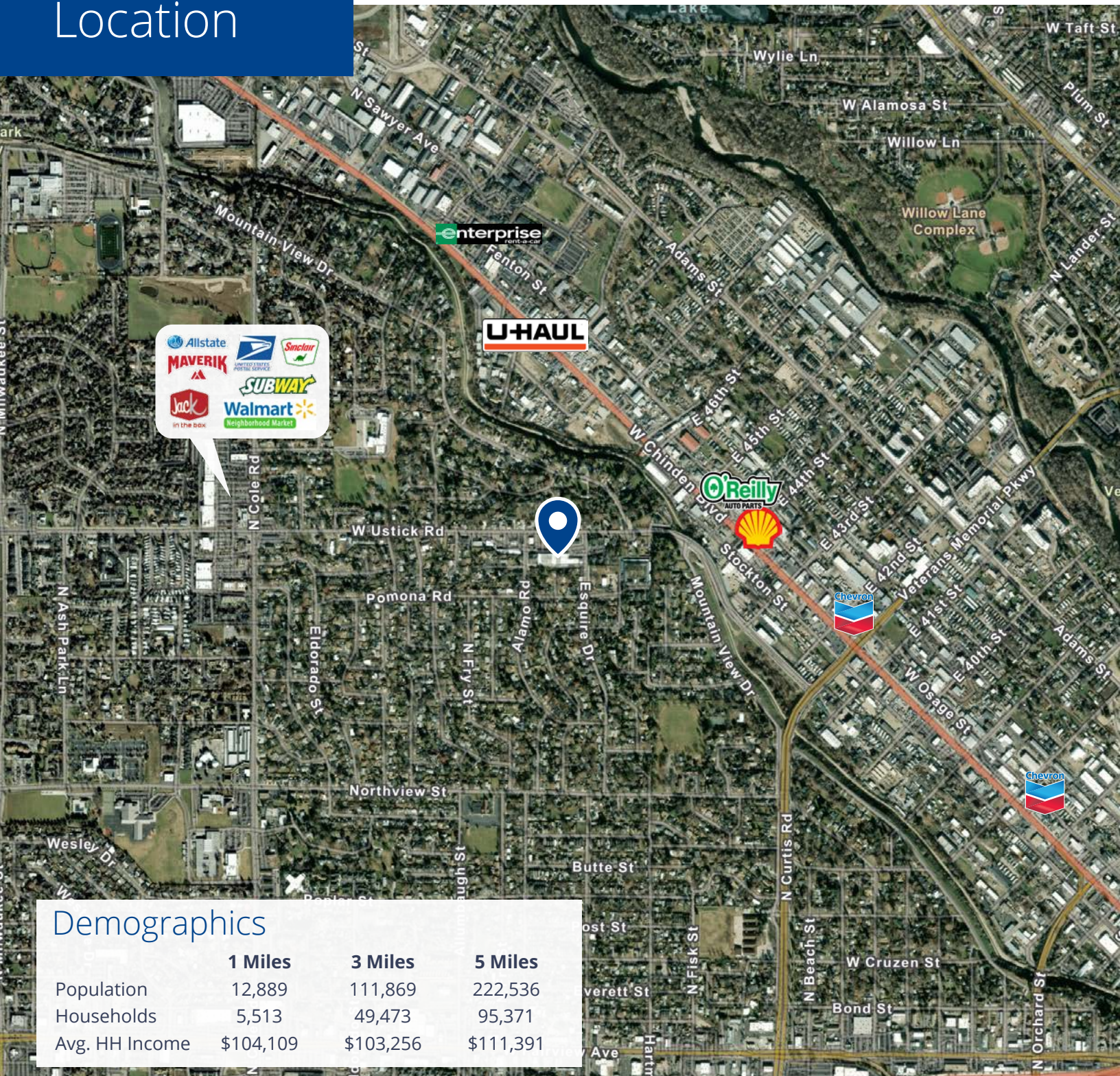
Suite	Size	Rate
6431	2,500 SF	\$14/PSF NNN



## Site Plan/Floor plan



# Location



## Demographics

	1 Miles	3 Miles	5 Miles
Population	12,889	111,869	222,536
Households	5,513	49,473	95,371
Avg. HH Income	\$104,109	\$103,256	\$111,391

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