



COMMERCIAL

VELTEX BUILDING

DOWNTOWN OFFICE CONDO FOR LEASE / 420 W. MAIN STREET, STE 204 / BOISE, ID 83702



HISTORIC DOWNTOWN BOISE LOCATION

CONTACT

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HIGHLIGHTS



Ready to occupy space with suite reception, break room, conference room, private offices, and storage/file room.

Telecom/IT services provided by CenturyLink/Lumen.

Well-built, quiet building with abundant natural light.

Easy access to all services and foothills recreation.

Garage parking space and storage unit available.

Excellent corner location at 5th and Main Streets.

CONTACT AGENTS FOR SHOWINGS

DETAILS



LEASE INFORMATION |

SPACE	RSF	LEASE RATE
Suite 204	1,412 SF	\$26.00/SF

1 parking space available for \$175/month
1 storage space available for \$100/month

Submarket: Downtown **Parking:** 1 Garage Space

Bldg Type: Office **TI Allowance:** Negotiable

Bldg Size: 50,000 SF **Lease Type:** Modified Gross

Zoning: C-5HD **Available:** 4/1/2026

UPDATED: 1.14.2026

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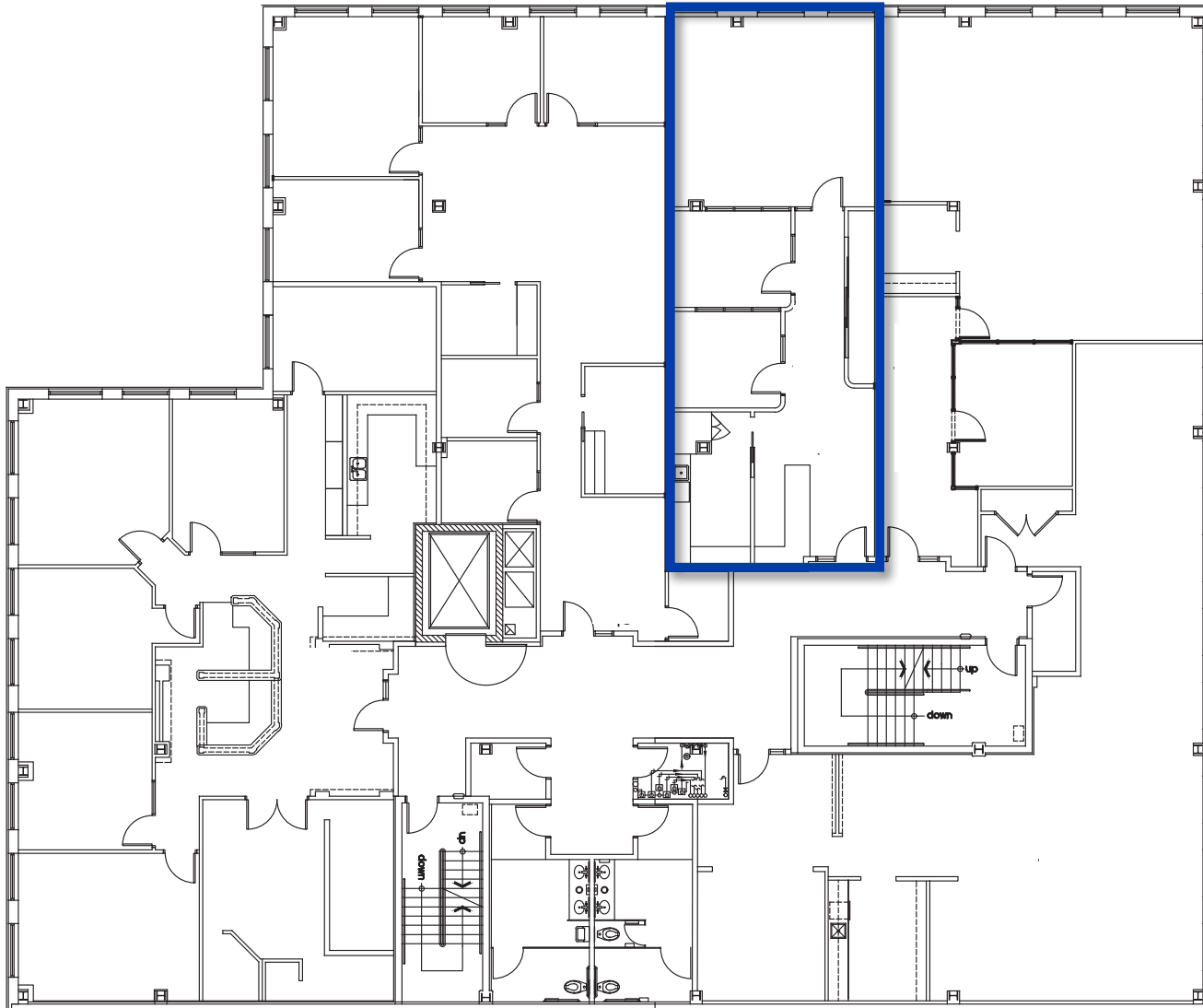


STE 204
QUALITY OFFICE SPACE WITH ABUNDANT NATURAL LIGHT



SECOND FLOOR

SUITE 204
1,412 SF





HISTORIC VELTEX SITE





RED FEATHER LOUNGE Eureka! WATSON FORK
 Silverwood STEAKHOUSE pie hole RUTH'S CHRIS STEAK HOUSE TUPELO HONEY

IDAHO STATE CAPITOL

ICCU ARENA

DOWNTOWN CORE

SITE

ST LUKES \$1.17 B EXPANSION

St Luke's

WYLDER FORM & FUNCTION POLICE BREWING HOUSE BREWERY

ADA COUNTY COURTHOUSE

WinCo FOODS WHOLE FOODS MARKET University of Idaho

21,854 VPD

23,866 VPD

22,671 VPD

← BOISE STATE UNIVERSITY
 3 MINUTES AWAY!

DONA LARSEN PARK

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