



HAWKINS

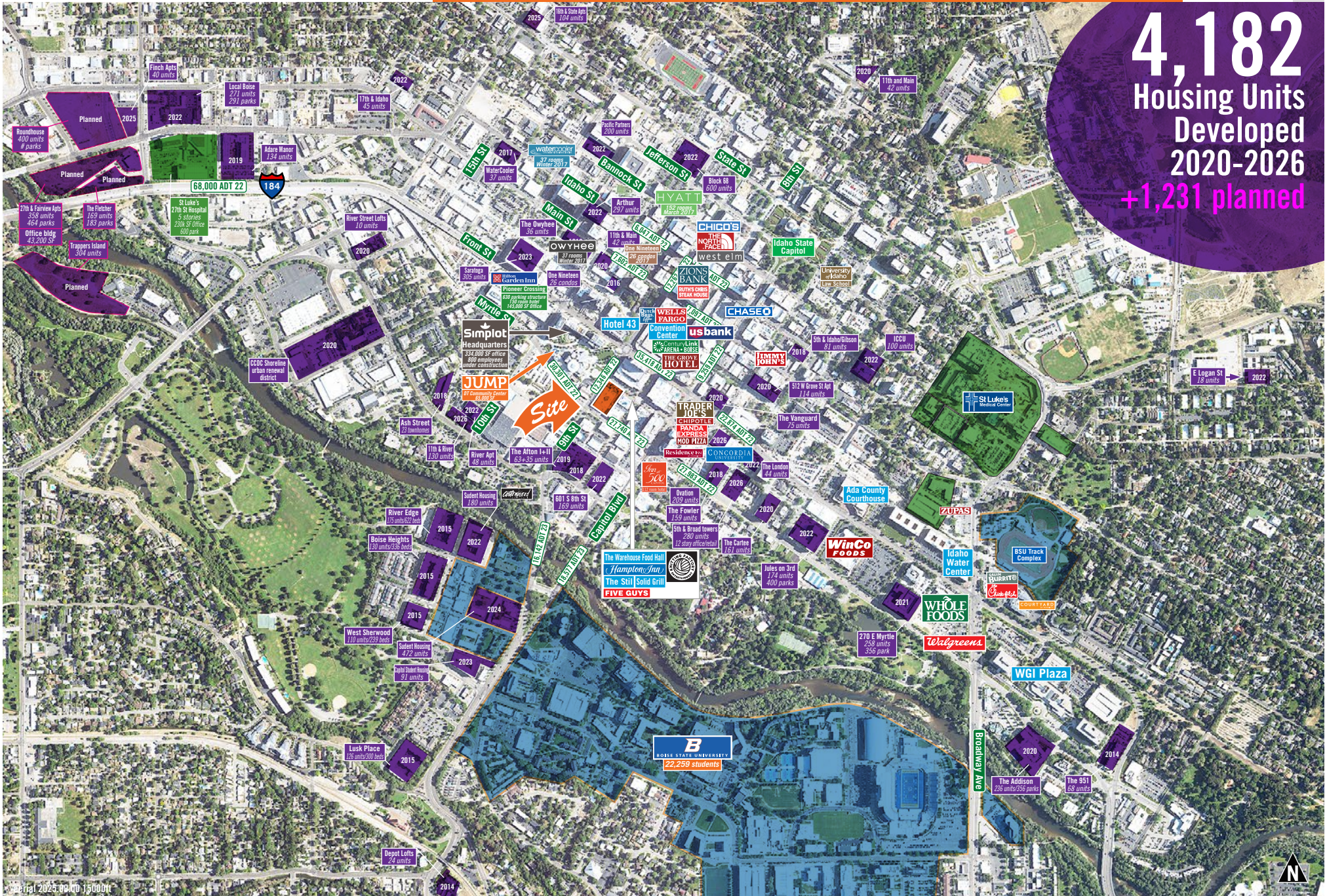
Boise, ID 9th St & Broad St



FOR LEASE

4,182

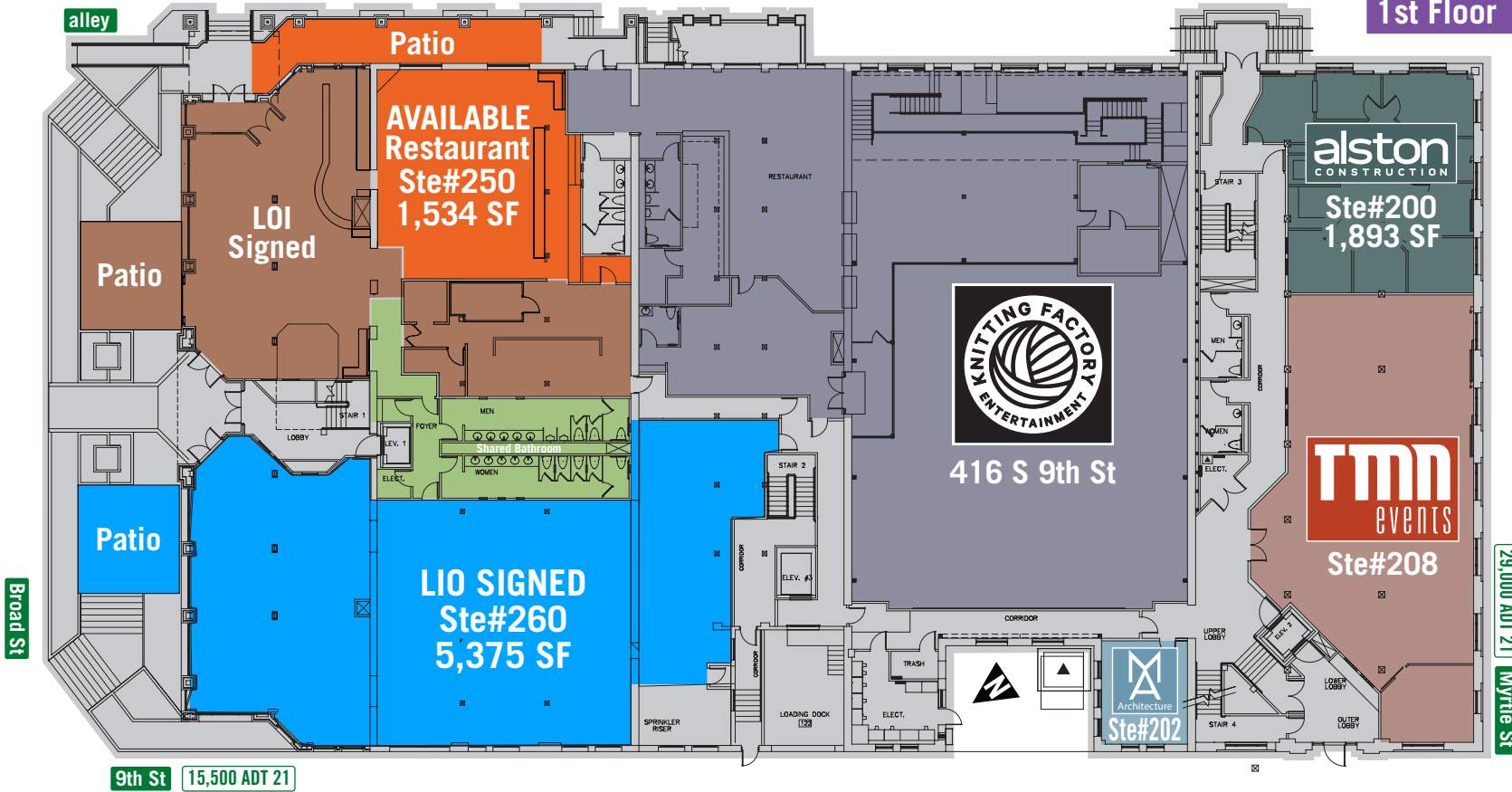
Housing Units
Developed
2020-2026
+1,231 planned





Ste#250 – 4,889 SF – Restaurant + 330 SF Patio**Ste#260 – 5,375 SF – Restaurant + Patio****LOI Signed
Ste#250
4,889 SF****Ste#250
Patio****Ste#260
Patio****Ste#260
5,375 SF****Ste#105
4,891 SF**

855



1st Floor

Available

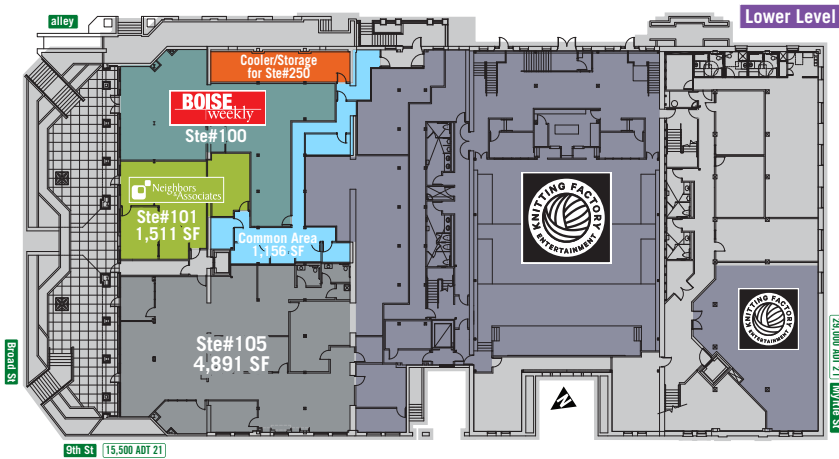
- Ste#250 – 1,534 SF
– Restaurant + Patio
- Ste#260 – 5,375 SF
– Restaurant + Patio
– LOI Signed

Info

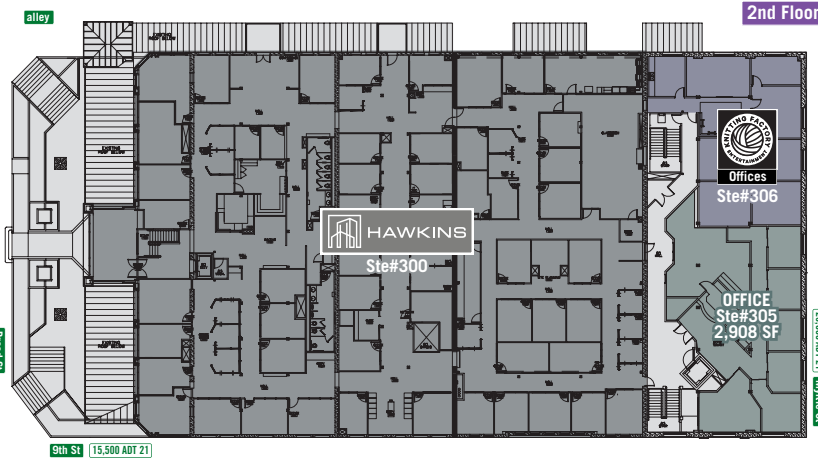
- In the heart of Boise's entertainment district.
- Great daytime to nighttime & after-hours crowds.
- Within walking distance to downtown business core & BSU.

Demographics 2025

Population	
1 Mile Radius	17,134
3 Mile Radius	104,370
5 Mile Radius	173,606
10 Mile Radius	266,872
Total Daytime Pop >16 yo	
1 Mile Radius	38,252
Median Household Income	
1 Mile Radius	\$53,733
3 Mile Radius	\$82,312
5 Mile Radius	\$87,327
10 Mile Radius	\$91,542



Lower Level



2nd Floor

