

# FOR LEASE

- Second Floor \$14.80 SF + NNN
- Main Floor \$14.80 SF + NNN
- Lower Floor \$8.80 SF + NNN
- 2019 NNN Estimates \$5.00 SF
- \$15.00 SF TI Allowance Available

## PROPERTY HIGHLIGHTS

- Building Size: 6,420 SF
  - Main Floor: 2,140 SF
  - Second Floor: 2,082 SF
  - Lower Floor: 2,154 SF
- Acres: 0.20
- Zoning: City of Boise R-OD
- Historic Regan House newly renovated (ground floor and second floor) and located in the heart of old Boise City
- Beautiful woodwork throughout including built-in hutches, shelves and hand carved molding, crowns and pillars
- Open reception area with large offices, conference room, break room and natural light throughout the building
- 6 on-site exclusive parking spaces, street parking and nearby surface lots
- City transportation (bus stop) located directly across the street
- 0.2 miles from St Luke's Regional Medical Center
- Surrounded by amenities including restaurants, shopping and Downtown Boise
- ADA Ramp to be constructed

# REGAN HOUSE

110 WEST MAIN STREET, BOISE, IDAHO 83702



**SHERRY SCHOEN**  
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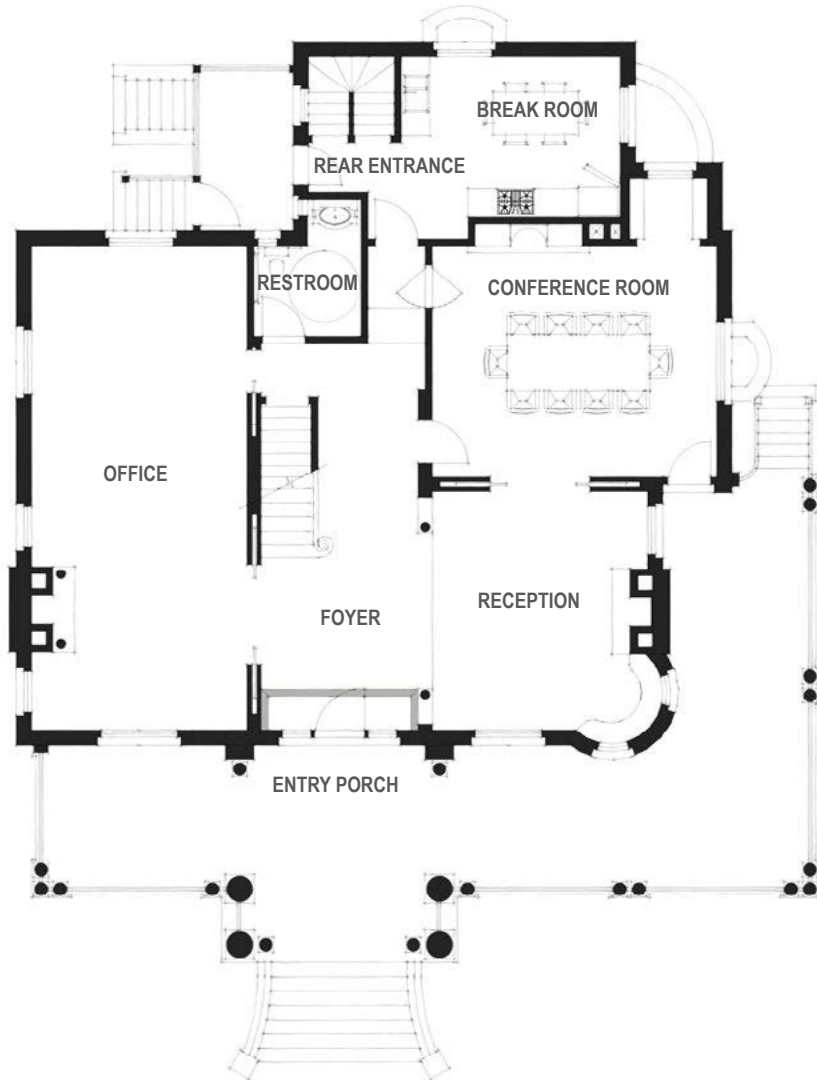
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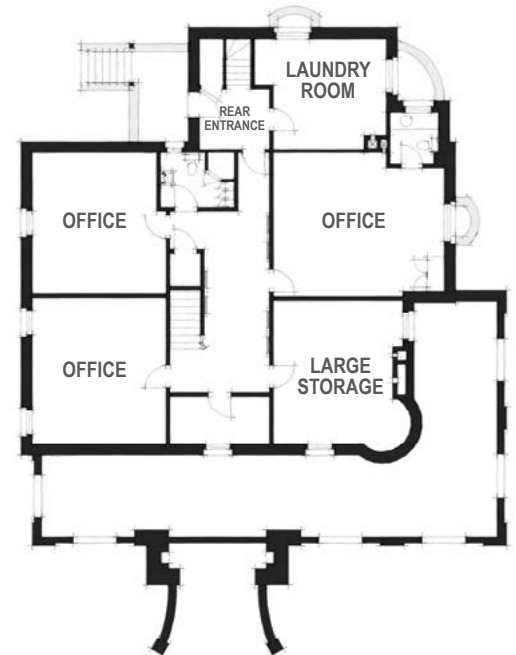
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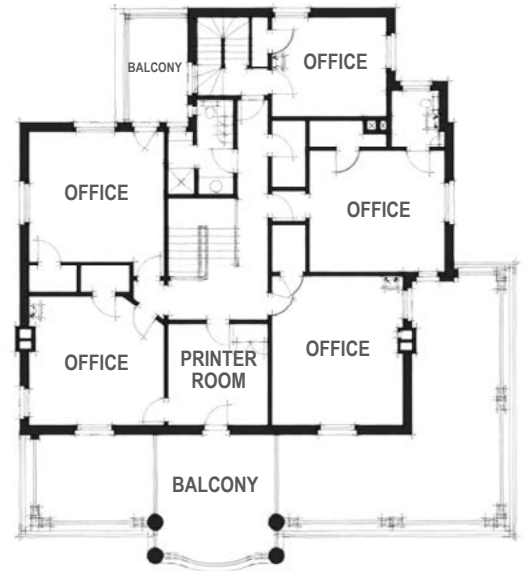
### MAIN FLOOR PLAN



### LOWER FLOOR PLAN



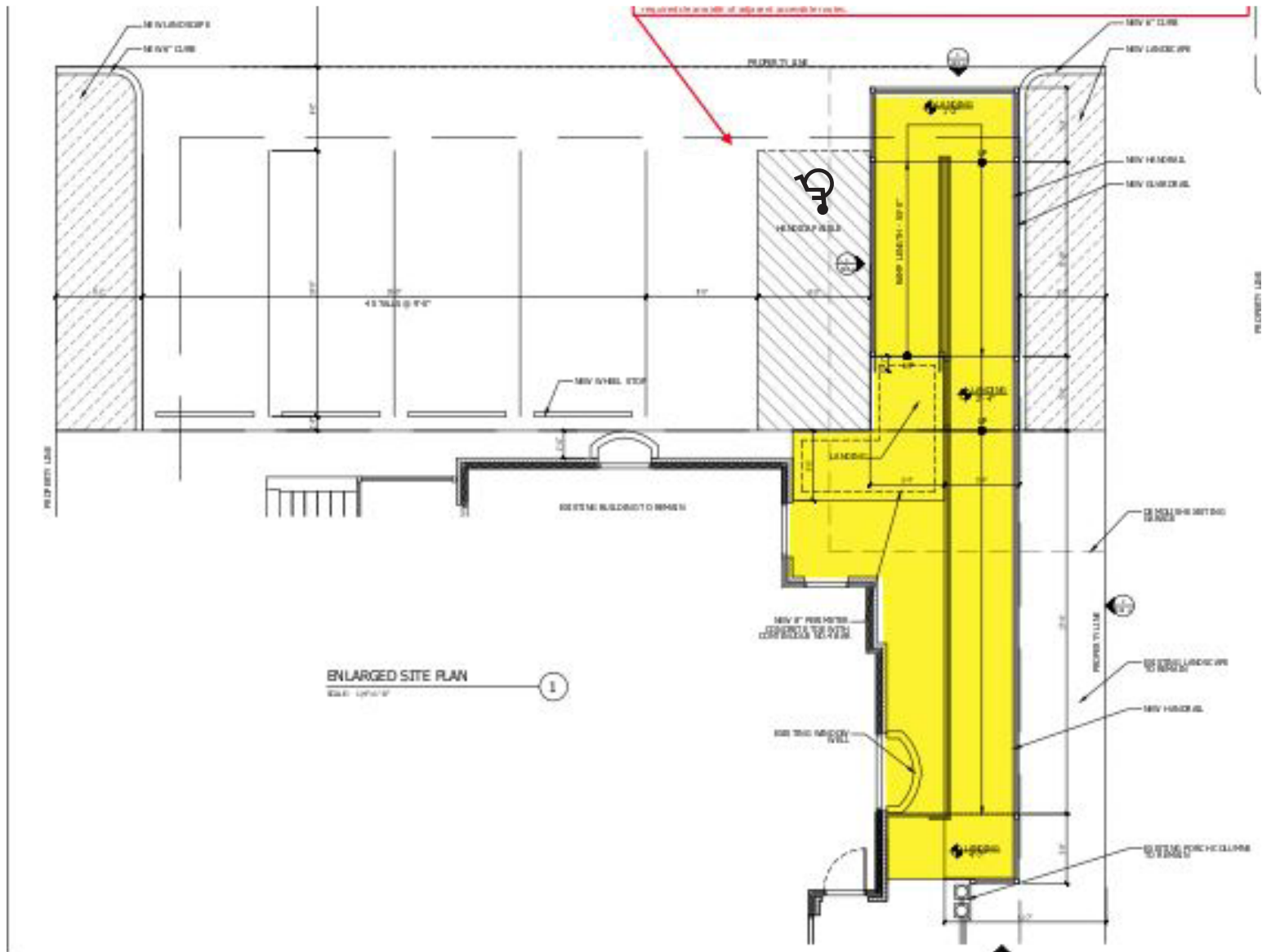
### SECOND FLOOR PLAN



# REGAN HOUSE

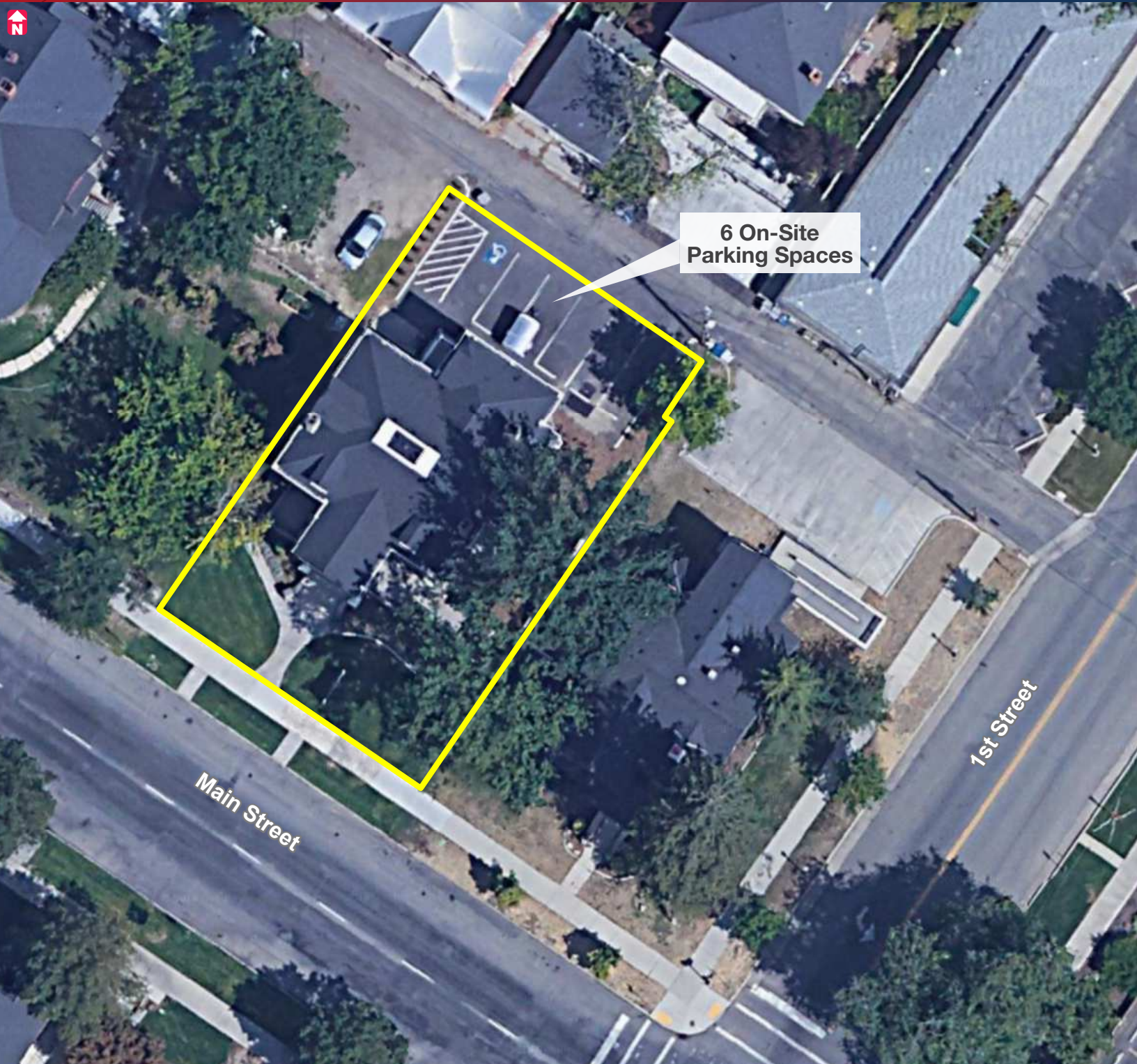
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## PLANS FOR ADA RAMP



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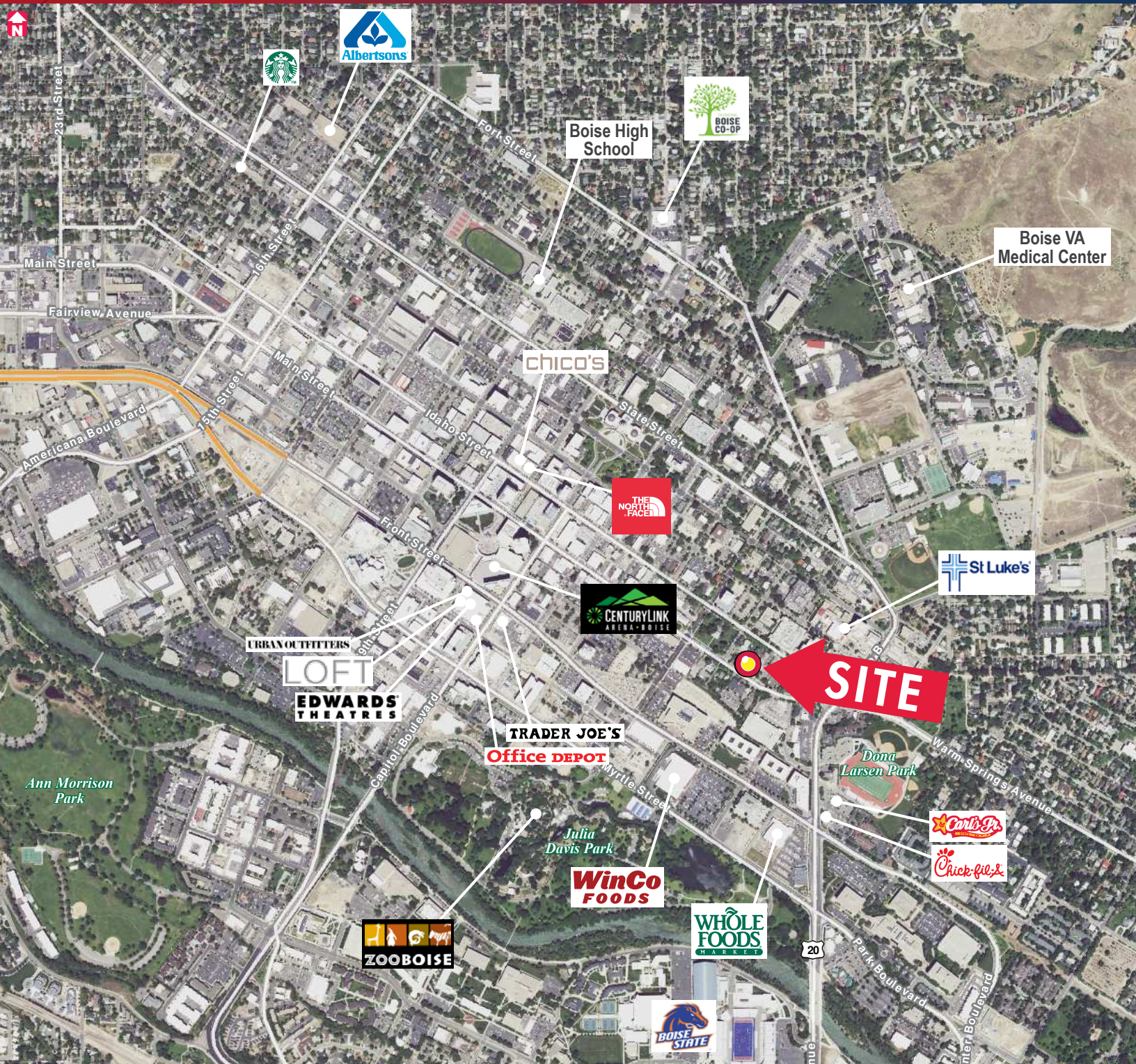
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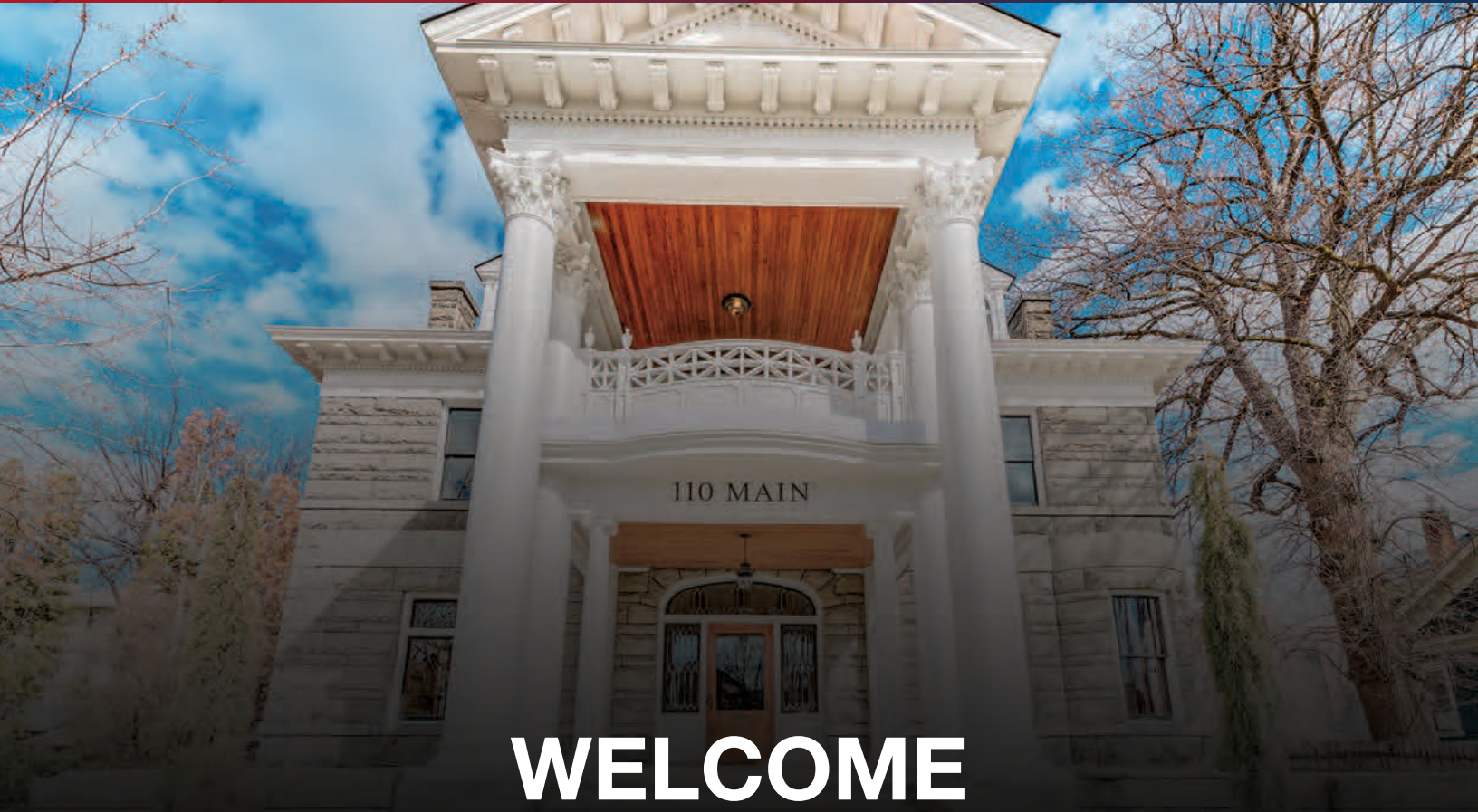
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## WELCOME TO THE HISTORIC REGAN HOUSE AT 110 MAIN

### HISTORY

We invite you to take a look around and be a part of Boise history. We are proud to be a part of preserving this Boise landmark that was originally built for the Silver City and Boise mining magnate, Timothy Regan. Regan was a pioneer and influential businessman in Boise's early history, so much so that Mount Regan, a 10,190 foot peak just south of Sawtooth Lake in central Idaho bears his name.

### CUSTOM DETAIL

Please take a moment to appreciate the detail of the woodwork around the first floor. You'll notice the sliding doors dividing the major rooms are actually double sided, made of two different woods in order to be able to match the wood theme of each room: Oak in the main entrance, Cherry in the board room and Bird's Eye Maple are the themes with their respective door faces hand crafted to fit each room. The door hardware is also exquisitely crafted, said to have cost as much as some of the other houses on the street at the time they were purchased. All the detail in the molding, crowns and pillars were hand carved by expert craftsman at the turn of the century and have been wonderfully preserved to our day. If you look carefully at the tile surround on the bird's eye maple fireplace, you will notice the gold leafed design. This is gold that was taken from Mr. Regan's own mines in Idaho City specifically for the purpose of this custom fireplace.