

FOUR PLEX FOR SALE

# WARM SPRINGS MULTI-FAMILY

304 E WARM SPRINGS AVE | BOISE, IDAHO 83706



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COMMERCIAL



4 Large 1-Bed 1-Bath Units

## PROPERTY INFORMATION

**Building Size:** 4,385 SF  
**Floors:** One + Basement  
**Units:** Four 1bd/1ba units  
**Lot Size:** 0.17 AC  
**Year Built:** 1895  
**Zoning:** R-3HD

## LISTING HIGHLIGHTS

Desirable downtown access, and close proximity to the foothills.  
 Located at a major intersection of Warm Spring and Broadway.  
 Downtown Boise opportunity with upside potential.  
 Large, spacious units ready for remodel.  
 One occupied unit (do not disturb).  
 Steps from St. Luke's Hospital.  
 Four parking spaces on-site.  
 Partially furnished.  
 Sold as-is.

## SALE TERMS

SALE PRICE	PRICE PER UNIT
\$877,000.00	\$219,250.00
PRICE PER SF	
\$200.00	



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