

\$550,000 - 203 S Ruby Street, Boise

MLS® #98942283

\$550,000

4 Bedroom, 2.00 Bathroom, 1,504 sqft

Residential Income on 0.14 Acres

Rose Hill, Boise, ID

Well-maintained duplex with an excellent revenue stream in a prime Depot Bench location, offering a rare combination of privacy and convenience. Located in a quiet cul-de-sac behind the historic Boise Depot, this property provides the ideal setting for long-term rental success, attracting tenants looking for a peaceful environment while remaining just minutes from downtown, BSU, and the Greenbelt. Both units feature two bedrooms and one bath; additional rent from the storage shed increases your return on investment. The quiet, private setting with no through traffic enhances its appeal to renters seeking tranquility, while easy access to the city's amenities adds tremendous value. Tenants have easy access to the Greenbelt, downtown Boise, and BSU, making this location a highly desirable choice. Off-street parking for two vehicles per unit.

Built in 1973

Essential Information

MLS® #	98942283
Price Per SQFT	\$366
Bedrooms	4
Bathrooms	2.00
Square Footage	1,504
Acres	0.14
Year Built	1973
Type	Residential Income



Sub-Type	Duplex
Status	Active

Community Information

Address	203 S Ruby Street
Area	Boise Bench - 0400
Subdivision	Rose Hill
City	Boise
County	Ada
State	ID
Zip Code	83705

Amenities

Utilities	Sewer Connected
Parking Spaces	4
Parking	Four Car
# of Garages	4
Golf Course	N

Interior

Appliances	Stove/Range (All Units), Refrigerator (All Units), Washer/Dryer (All Units)
Heating	Baseboard, Ceiling, Electric
Cooling	Wall/Window Unit(s), All Units

Exterior

Lot Description	Standard Lot 6000-9999 SF, Bus on City Route, Garden
Roof	Composition

School Information

District	Boise School District #1
Elementary	Jefferson
Middle	South Boise Jr
High	Borah

Additional Information

Date Listed	April 10th, 2025
Days on Market	106
Zoning	R-2
Property Taxes	\$3,852

Tax Year	2024
Office	John L Scott Boise
Contact Info	craiggroves@johnlscott.com

Listing Details

Listing Office	John L Scott Boise
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Listing information last updated on October 19th, 2025 at 12:33am MDT