

\$689,000 - 1713 S Euclid Ave, Boise

MLS® #98947690

\$689,000

5 Bedroom, 2.00 Bathroom, 1,594 sqft
Residential Income on 0.14 Acres

Dundee, Boise, ID

Incredible investment opportunity in the highly desirable BSU area! This 5 bed, 2 bath student rental has a proven rental history with zero vacancy since 2017—a true turn-key income property within easy reach of campus. Ideal for student housing, with off-street parking and easy access to BSU, downtown, and public transportation. The roof was replaced just 2 years ago, reducing near-term capital expenses. At the list price, this property offers a strong 6% cap rate, making it a solid addition to any portfolio. BONUS: Seller will offer first year of professional property management at a discounted rate of 4% to ease your transition or boost returns. Rare opportunity in one of Boise's most consistent rental markets—don't miss it! THERE IS NO SIGN ON THE PROPERTY



Built in 1945

Essential Information

MLS® #	98947690
Price Per SQFT	\$432
Bedrooms	5
Bathrooms	2.00
Square Footage	1,594
Acres	0.14
Year Built	1945
Type	Residential Income
Sub-Type	Other

Status	Active
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Community Information

Address	1713 S Euclid Ave
Area	Boise SE - 0300
Subdivision	Dundee
City	Boise
County	Ada
State	ID
Zip Code	83706-3521

Amenities

Utilities	Sewer Connected
Parking Spaces	2
Golf Course	N

Interior

Appliances	Stove/Range (All Units), Refrigerator (All Units), Washer/Dryer (All Units)
Cooling	Central Air

Exterior

Lot Description	Standard Lot 6000-9999 SF, Sidewalks
Roof	Composition
Foundation	Crawl Space

School Information

District	Boise School District #1
Elementary	Garfield
Middle	East Jr
High	Timberline

Additional Information

Date Listed	May 19th, 2025
Days on Market	14
Zoning	R-1C
Property Taxes	\$3,518
Tax Year	2024
Office	Atova
Contact Info	steve@idahorealestate.com

Listing Details

Listing Office

Atova



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Listing information last updated on October 11th, 2025 at 11:03pm MDT