

Flexible Space Office/Warehouse BILLINGS WEST END FOR LEASE



WHERE: Located just north of King Avenue West
707 Wagon Trail East, Units 1 & 2 in Billings, Montana

WHAT: Attractive space available featuring quality design and construction. Units 1 & 2 contain approximately 6,300 SF with offices, ADA restrooms, and heated warehouse space. Each unit has an 18'x14' overhead door in front of warehouse and they share a 7950 SF fenced graveled yard.

Unit 1: Approximately 2,815 SF, including 264 SF office and 415 SF mezzanine with kitchenette

Unit 2: Approximately 3,480 SF, including 264 SF office and 1,080 SF mezzanine with kitchenette

WHEN: Immediate Occupancy

LEASE: \$5,500 per month Triple Net Lease. Consider 3-5 year term leases.

CALL: Rob Veltkamp Brokerage
406-656-2201 or 406-855-9089