

PREMIUM CLASS A OFFICE SPACE FOR LEASE PROFESSIONAL / MEDICAL OFFICE GREAT WESTEND LOCATION



- ◆ Approx. 4,720 sq. ft. ground level office constructed in 2017
- ◆ Located at 100 Brookshire Blvd. Building 2, Suite 1
- ◆ Great location just west of Rimrock Mall on Central & 29th Street West, just south of Little Horn Bank and Brewer Dental
- ◆ Great parking and access for clients & abundant employee parking
- ◆ Consider 5-10 year lease term with alterations negotiable
- ◆ \$23.00 per sq. ft. per year plus CAM expenses est. @ \$5.00 per sq. ft.
- ◆ Current tenant is a medical use so medical is highest and best use

**Contact Rob Veltkamp
Rob Veltkamp Brokerage
406-656-2201 or 406-855-9089**