

**◆ ◆ NOW LEASING ◆ ◆**  
**RETAIL/ RESTAURANT/ OFFICE**  
**GREAT WESTEND LOCATION**  
**FALL 2025 OCCUPANCY**

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- ◆ Unit now available is 1,276 sq. ft. of professional office space
- ◆ Located at 1430 Country Manor Boulevard, Suite 4
- ◆ Great location north of Grand Avenue with Grand Avenue exposure just north of the Red Door
- ◆ Consider 3-5 year lease with renewal options
- ◆ \$2,339/mo includes base rent (\$1,695) & current CAM expenses (\$644)
- ◆ The office space is nicely finished and ready for Fall 2025 occupancy

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