



Evergreen Center North

1501 14th St West
Billings, Montana 59102

Property Description

Midtown Office Building ready for professional office tenants
Generous buildout allowance
A mix of shell space and finished office suites
Large parking field
Close to retail, restaurants, and banking
Convenient midtown location
Space sizes ranging from 635 to over 3300 SF
2nd floor suites can be demised
Annual CAM estimated at \$6 PSF, excludes in-suite janitorial

OFFERING SUMMARY

Available SF	635 - 3,359 SF
Lease Rate	\$11.00 SF/yr (NNN)
Building Size	39,052 SF

DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	13,863	\$51,404
3 Miles	65,969	\$57,182
5 Miles	115,760	\$57,126

For more information

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For Lease

Office Suites

635 - 3,359 SF | \$11.00 SF/yr



For Lease

Office Building

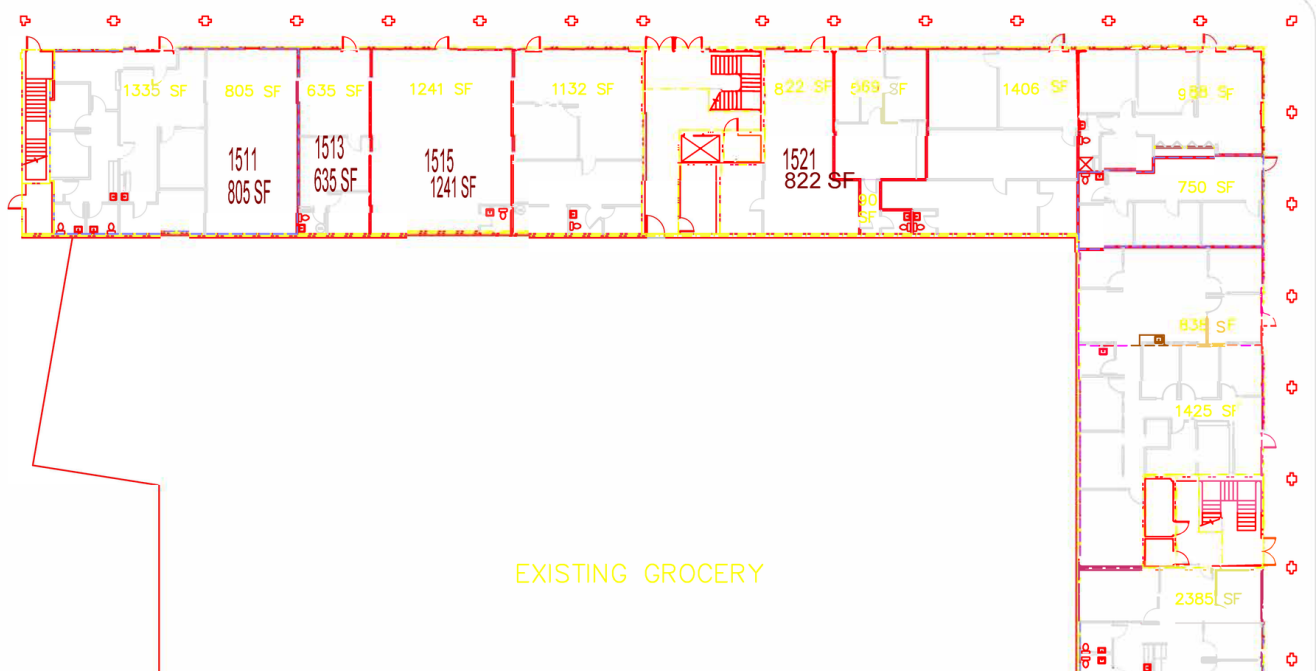
635 - 3,359 SF | \$11.00 SF/yr

LEASE TYPE | NNN

TOTAL SPACE | 635 - 3,359 SF

LEASE TERM | Negotiable

LEASE RATE | \$11.00 SF/yr



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
First Floor - 1513	Available	635 SF	NNN	\$11.00 SF/yr	-
First Floor - 1515	Available	1,241 SF	NNN	\$11.00 SF/yr	-
1st Floor - 1521	Available	822 SF	NNN	\$11.00 SF/yr	-

For Lease

Office Building

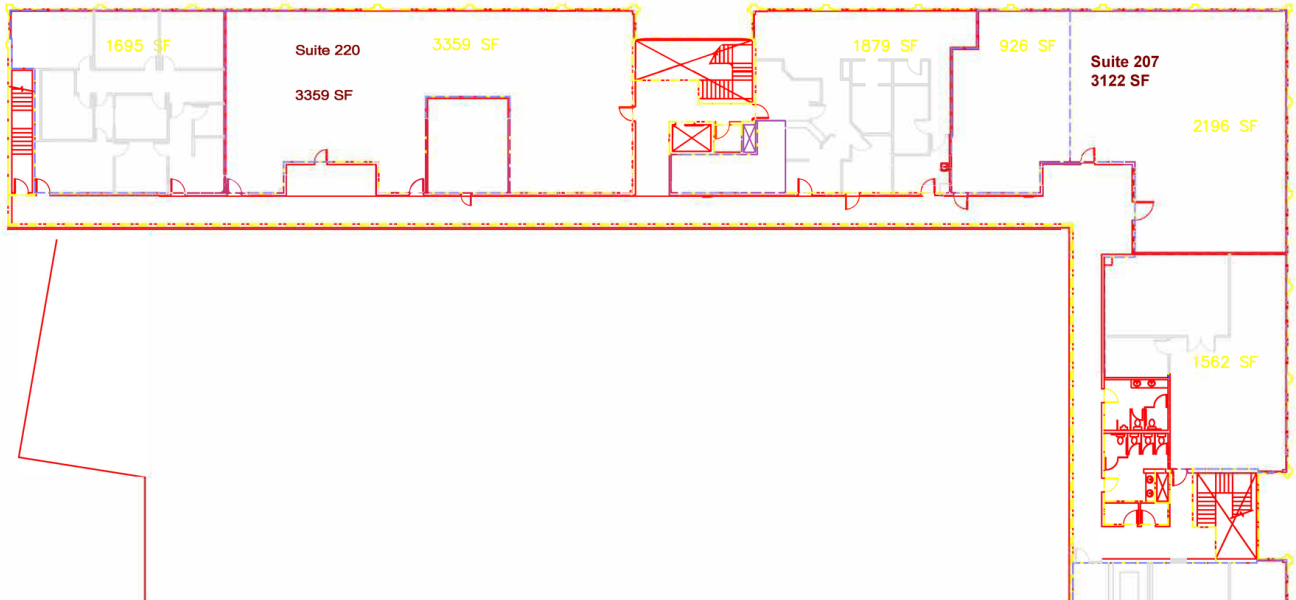
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LEASE TYPE | NNN

TOTAL SPACE | 635 - 3,359 SF

LEASE TERM | Negotiable

LEASE RATE | \$11.00 SF/yr



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
2nd Floor - 220	Available	3,359 SF	NNN	\$11.00 SF/yr	-
2nd Floor - 207	Available	3,121 SF	NNN	\$11.00 SF/yr	-

For Lease

Office Building

635 - 3,359 SF | \$11.00 SF/yr



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