

Space for Lease
Helena City Plaza- 11th Ave
Mike Casey 443-0333 cell 439-3744

Available Space: Unit #1, Unit #6 & Unit #7

Unit #1: 1457 sqft corner location suitable for food service or retail. Vacant, available now

Unit #6: 3680 sq ft 2 level retail/office
Available March 2010

Unit #7 1156 sqft 2 level retail/office – Vacant, available for immediate occupancy.

Parcel ID #: 05-1888-29-3-14-17-0000

Legal Description: Floweree Addn, S29, T10 N, R03 W
Block 021, Lot 004, Floweree Addn
Blk 21, Lots 4-7 & CW Cannon Addn
Blk 39 PT Lts 1-4

Present Use: Mixed retail and food service.

Quoted Rent: \$12.00 PSF NNN

Utilities: separately metered

Term: 3-5 yr w/ options

T.I. Allowance: negotiable

Storage: on site

Parking: Designated parking lot in front of spaces. Limited parking behind building.

Showing Instructions & Key Location:
call Trimac Group 443-0333

Occupancy: professionally managed by Kiely Management. 594-9208



QUALITY OF BUILDING & LOCATION:

- Close to capitol, shopping mall, I-15 & hwy interchange and upper east residential area.

DOCUMENTS ON FILE & COMMENTS:

- Floor plan on back
- Submit all offers/letters of intent.