



## Off Main Square

520 Wicks Lane

Billings, Montana 59105

### Property Highlights

- Suite 4 For Lease - 1371 SF for \$1,371 per month plus utilities

### Property Overview

Retail/Office Spaces available in this convenient affordable Heights center. High Traffic counts, ample parking, and great co-tenants. New monument sign as of 2019.

### Offering Summary

<b>Lease Rate:</b>	\$8.00 SF/yr (NNN)
<b>Building Size:</b>	21,261 SF
<b>Available SF:</b>	1,371 SF
<b>Lot Size:</b>	63,650 SF

Demographics	1 Mile	3 Miles	5 Miles
<b>Total Households</b>	2,836	13,994	26,377
<b>Total Population</b>	6,717	34,466	64,196
<b>Average HH Income</b>	\$51,767	\$58,667	\$53,740

### For More Information

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