

FOR LEASE > RETAIL SPACE

# Former Office Max

1031 E US HIGHWAY 2 KALISPELL, MT



## Property Information

- > \$12/SF/NNN
- > 23,500/SF
- > Easy Access
- > High Traffic Counts
- > Solid Demographics and Population Density
- > Prominent Retail Location With Great Visibility
- > Strong Economic Growth In The Trade Area

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population			
2016 Estimated	3,200	32,200	39,238
2021 Projected	3,255	33,656	41,229
Households			
2016 Estimated	1,409	13,629	16,287
2021 Projected	1,437	14,282	17,149
Income			
2016 Median HHI	\$39,219	\$39,947	\$42,524
2016 Average HHI	\$57,187	\$54,330	\$57,955
2016 Per Capita	\$25,724	\$23,073	\$24,231

Information provided by ESRI Business Analyst

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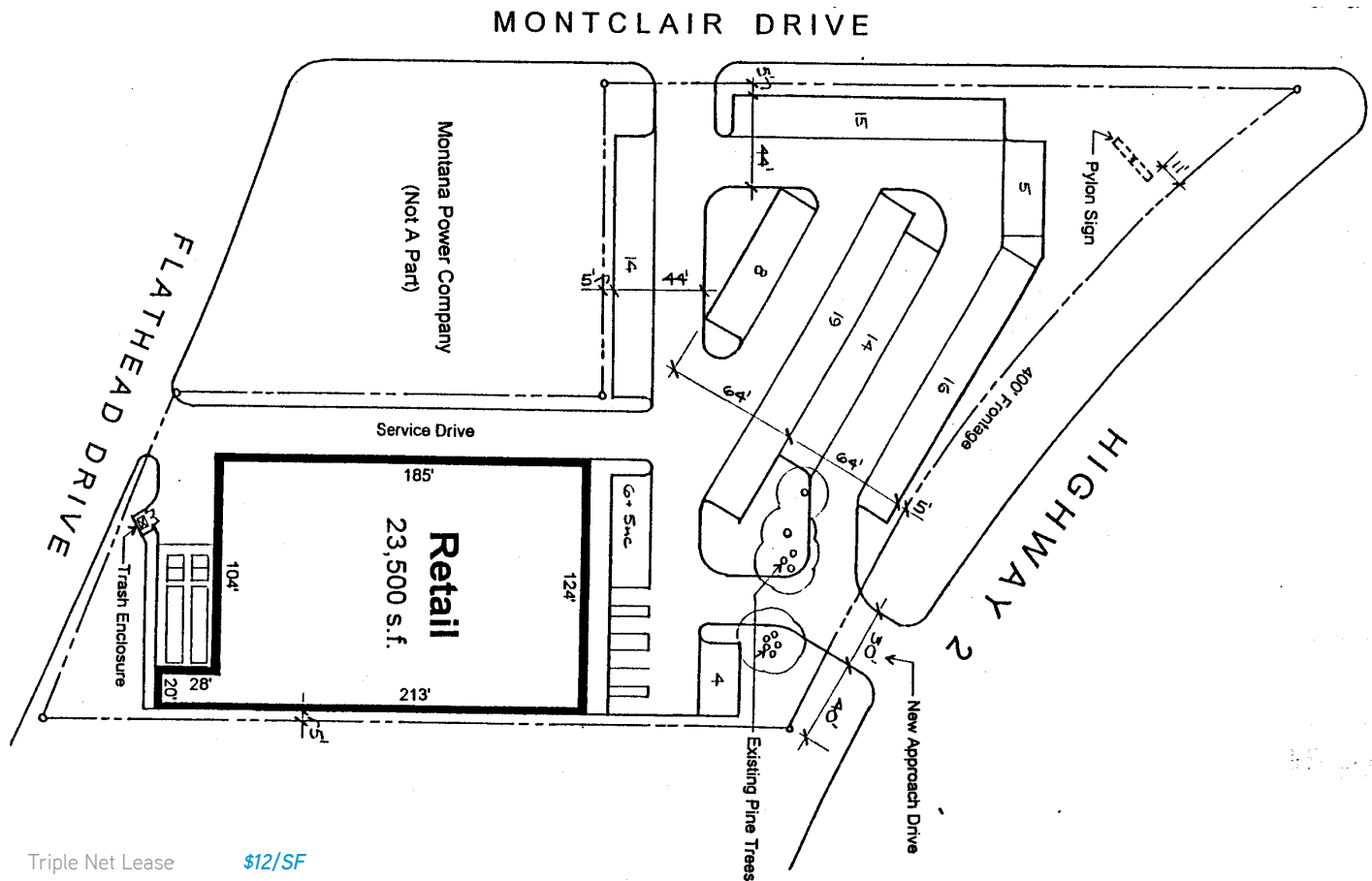
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Triple Net Lease **\$12/SF**

Retail Space **23,500 SF**



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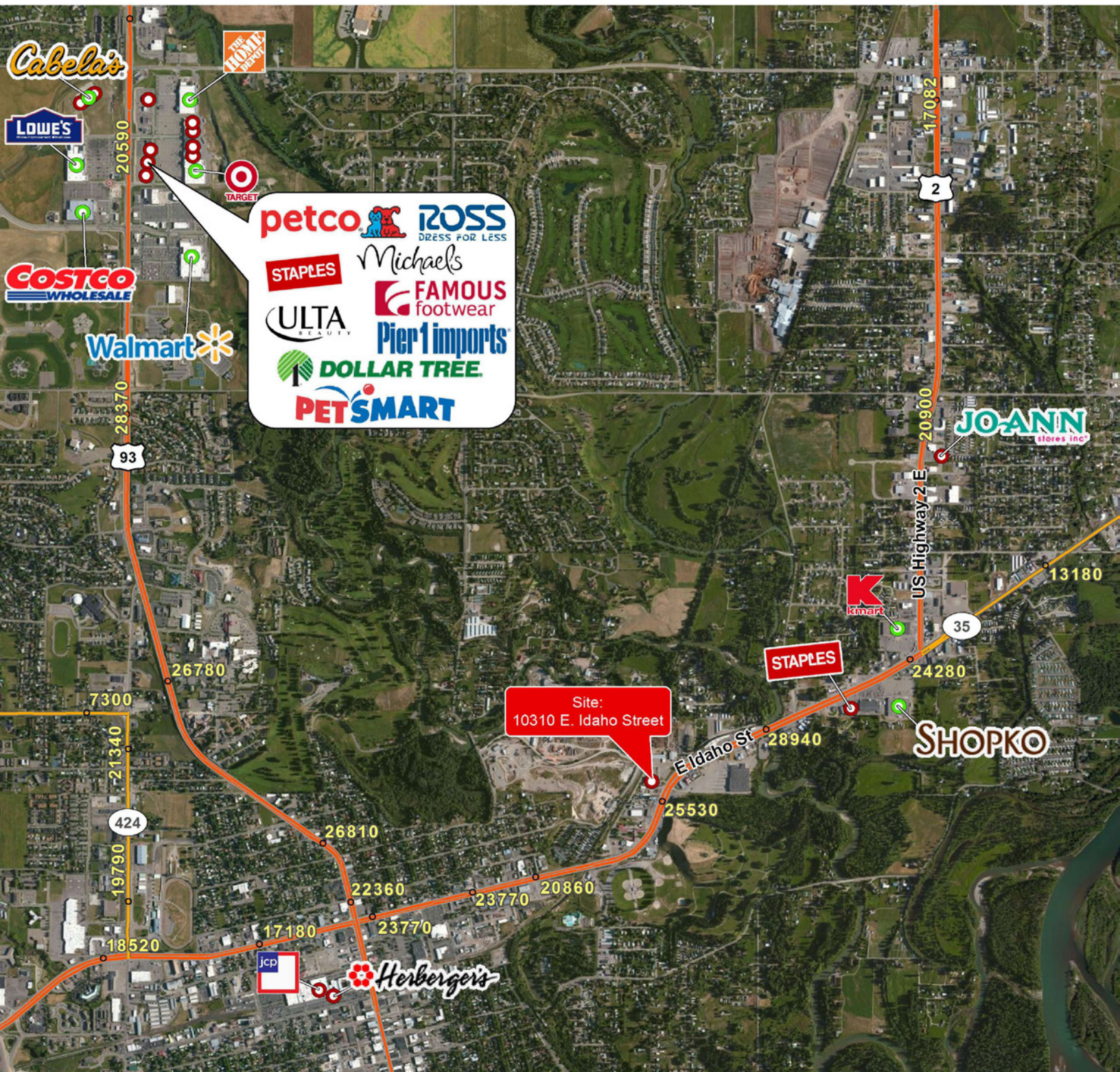




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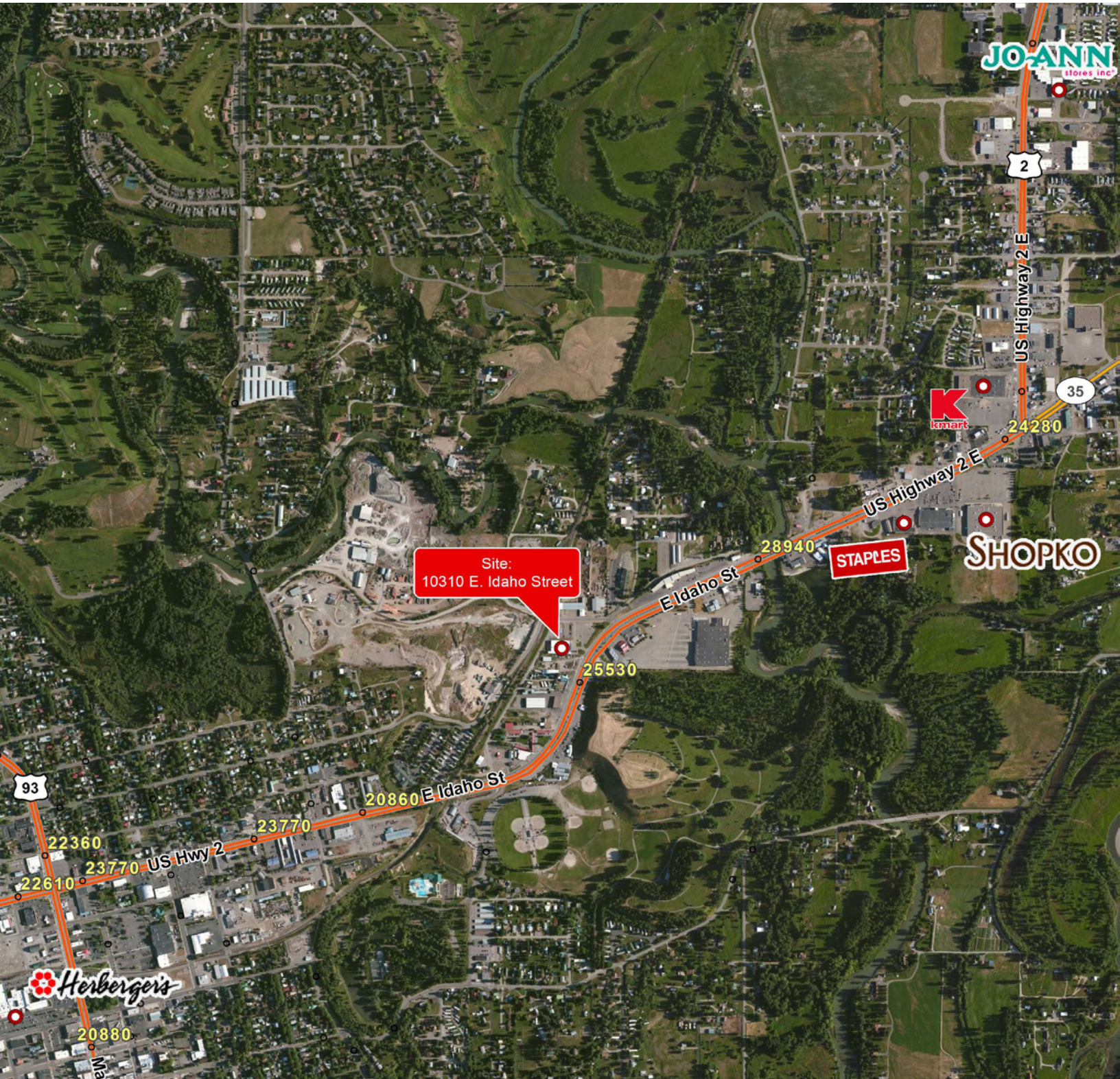




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