ANT CREEK TOWNE CEI

3275 NORTH RESERVE STREET • MISSOULA • MONTANA • 59808



GRANT CREEK TOWNE CEI

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COSTCO WHOLESALE 93 COSTCO PETSMART 'Lowe's' Pier 1 imports ED RELOCAT Michaels **T-J-MQ)** OLD NAVY REE ROSS STAPLES BEST BARNES & NOBLE Quality 🕖 Supply **O** TARGET RTY SAFEWAY 🌔 Nalmart 10 200 wima ROSAUERS ACE Hardware SOUTHGATE MALL THE SALVATION ARMY Dillard's JCPenney Conlins SEARS SHerbergers JOANN 🐼 12 ACE Hardware Shopko STAPLES Walmart > NOLLAR TREE US 93 533 ity 🔵 Supply SAFEWAY ()

JOE COOLEY

View Profile

jcooley@mtnwest.com

direct 801.456.8803



FOR LEASE **PROPERTY SPECS**

- \$19.00-\$23.00 PSF
- \$3.23 PSF NNN
- Prime Retail Location with immediate access to Broadway Street
- Excellent National Co-Tenancy and Anchors
- High Traffic Location

CO-TENANTS





GARRETT BLOMQUIST gblomquist@mtnwest.com direct 801.727.4414





CONTACT

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION			
2017 ESTIMATED POPULATION	5,289	38,614	79,329
2022 PROJECTED POPULATION	5,783	41,289	83,580
HOUSEHOLDS			
2017 ESTIMATED HOUSEHOLDS	2,507	18,260	34,757
2022 PROJECTED HOUSEHOLDS	2,751	19,532	36,741
2017 EST. AVERAGE HH INCOME	\$49,876	\$52,278	\$60,489
2017 EST. MEDIAN HH INCOME	\$39,126	\$36,584	\$41,654
2017 EST. PER CAPITA INCOME	\$23,904	\$24,790	\$27,097

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GRANT CREEK TOWNE CENTER

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SUITE	TENANT	SF
1	ULTA	9,129
2	TJ Maxx	28,000
3	REI	23,535
3A	AVAILABLE	3,223
4	Carter's	4,417
5	Ross	29,974
6	AVAILABLE	2,430
7	Go Fetch	2,410
8	Cold Stone Creamery	1,233
9	Quiznos Sub	1,233
10	PostNet	1,310
11	Great Clips	1,365
12	Brown Sugar Spa	1,924
13	Advanced Imaging	2,405
14	Providence Health	12,000
15	OneMain Financial	1,200
16	AVAILABLE – FORMER RESTAURANT SPACE	1,800





SUITE	TENANT	SF
17	Little Caesar's Pizza	1,200
18	AT&T	1,800
19	Nara Korean BBQ	1,800
20	Taco del Sol	1,200
21	P&P Nails	900
22	Edward Jones	900
23	Montana National Guard	1,200
24	AVAILABLE	4,200
25	AVAILABLE	3,158
26	Rankin Landscape Service	645
27	Providence Health	2,418
28	Mountain Ink & Toner	1,300
29	Real Nutrition	1,260
30	Blackfoot River Outfitters	1,051
31	Loose Caboose	300
32	H&R Block	2,500
33	Famous Footwear	10,000