



Bridger Peaks Town Center

N 19th Avenue & Oak Street
Bozeman, Montana 59715

Property Highlights

- 159,000 SF Grocer Anchored Shopping Center
- Major Tenants: Smith's, TJ Maxx, Famous Footwear, Chico's, Pier 1 Imports
- 1,835 SF: \$24.00/SF NNN (\$6.24/SF)
- Traffic Counts: N 19th Avenue: 24,674 ADT and Oak Street: 15,994 ADT

Property Description

Grocery Anchored Center Located on the Corner of N. 19th Avenue and Oak Street. N. 19th Avenue Runs from Interstate 90 to Montana State University.



For more information

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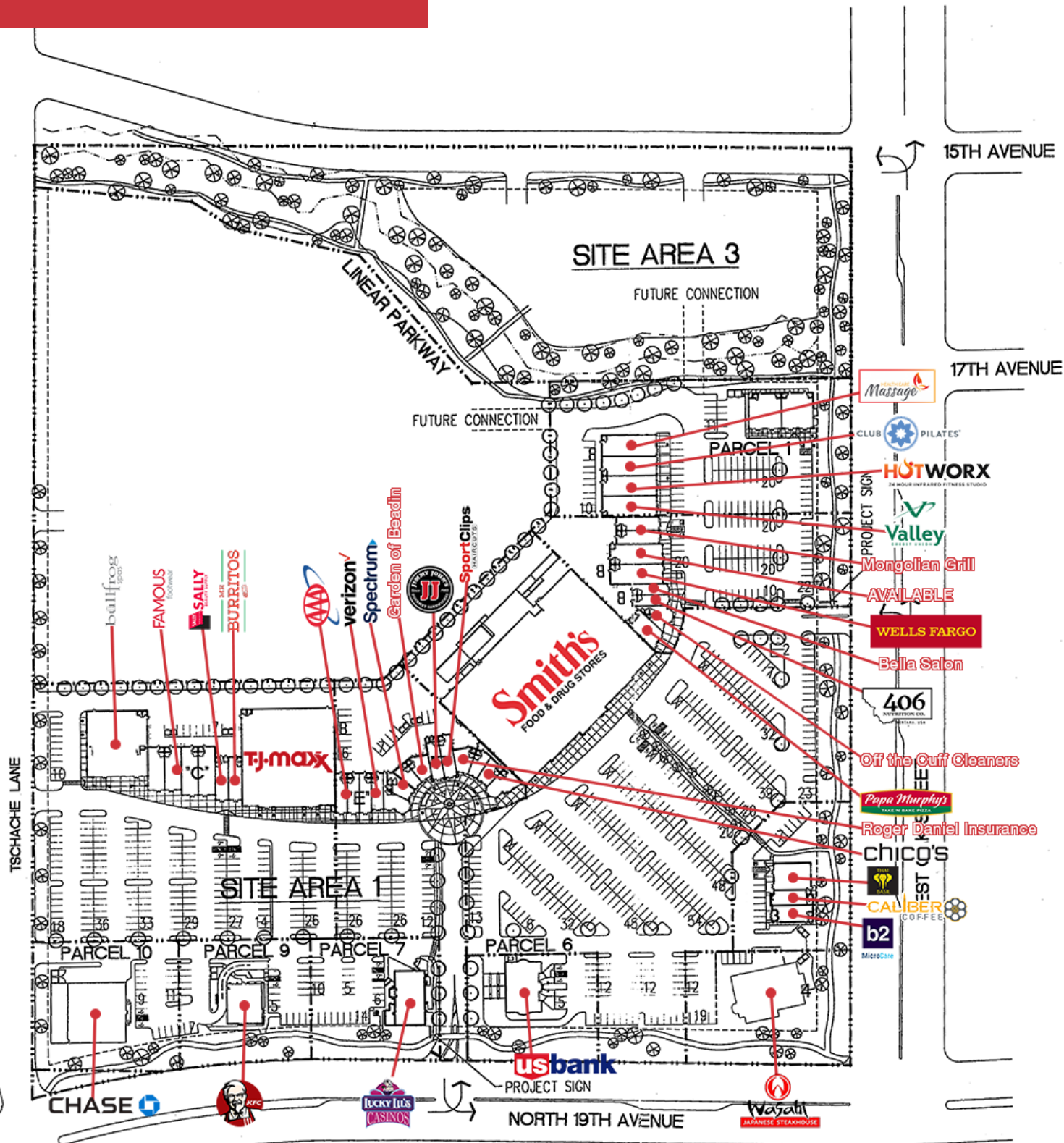
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Site Plan



Tenants



Retail Map

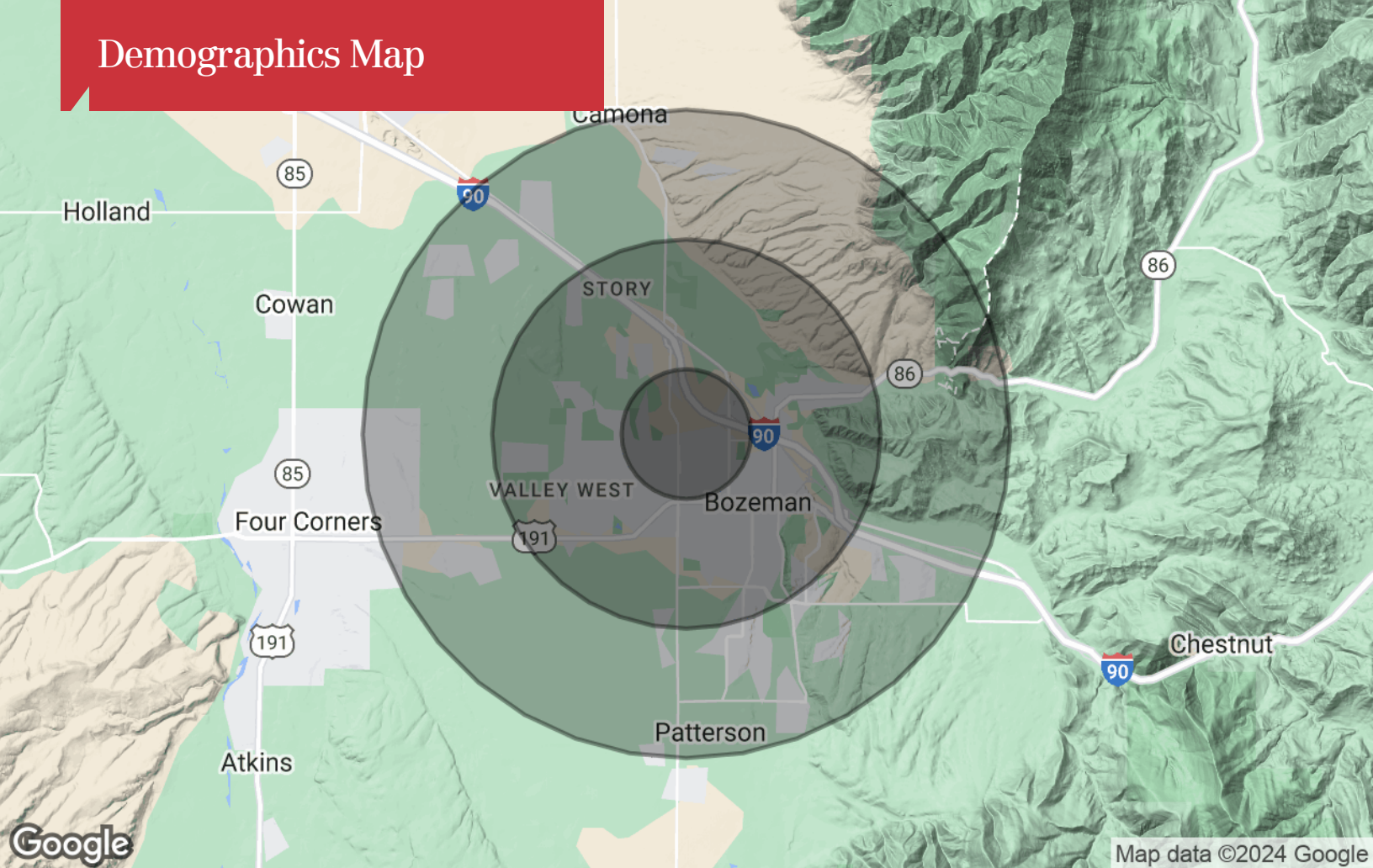
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For Lease

Bridger Peaks Town Center



Demographics Map



Population

	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	4,521	42,449	60,949
MEDIAN AGE	29.3	27.7	30.3
MEDIAN AGE (MALE)	29.3	27.8	29.9
MEDIAN AGE (FEMALE)	30.0	28.0	31.0

Households & Income

	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	2,108	17,896	25,544
# OF PERSONS PER HH	2.1	2.4	2.4
AVERAGE HH INCOME	\$50,464	\$53,565	\$62,174
AVERAGE HOUSE VALUE	\$255,281	\$270,567	\$271,112

Race

	1 Mile	3 Miles	5 Miles
% WHITE	96.7%	95.4%	95.6%
% BLACK	0.2%	0.5%	0.5%
% ASIAN	1.5%	2.1%	1.7%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	1.1%	1.4%	1.2%
% OTHER	0.4%	0.5%	0.9%

Ethnicity

	1 Mile	3 Miles	5 Miles
% HISPANIC	2.3%	2.3%	2.5%

* Demographic data derived from 2020 ACS - US Census