



# MILLCREEK MEDICAL/GENERAL OFFICE FOR LEASE

3001 SOUTH 1300 EAST, MILLCREEK 84106



## Property Information

- 3,750 RSF Medical/General Office  
Divisible to 1,875 RSF
- Ground Level Office Space
- Sugarhouse Periphery Office
- Grey Shell Condition
- Generous Tenant Improvements
- Monument Signage Available
- Easy Freeway Access to I-80
- 3 Minutes from Downtown Sugarhouse

## LEASE RATE

**\$20.00/SF YEAR NNN**

**801.617.1700**

**KELLEN KONCAR**

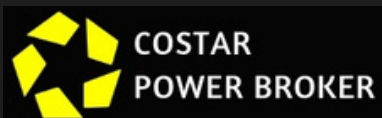
**KELLEN.KONCAR@CRCNATIONWIDE.COM**

## Demographics

	1 Mile	3 Mile	5 Mile
Population	18,725	152,923	321,176
Households	7,746	61,387	128,960
Avg. Household Income	\$64,104	\$62,710	\$58,030

## Traffic Counts

1300 East: 23,210 Annual Average Daily Traffic  
Highland Drive: 17,765 Annual Average Daily Traffic

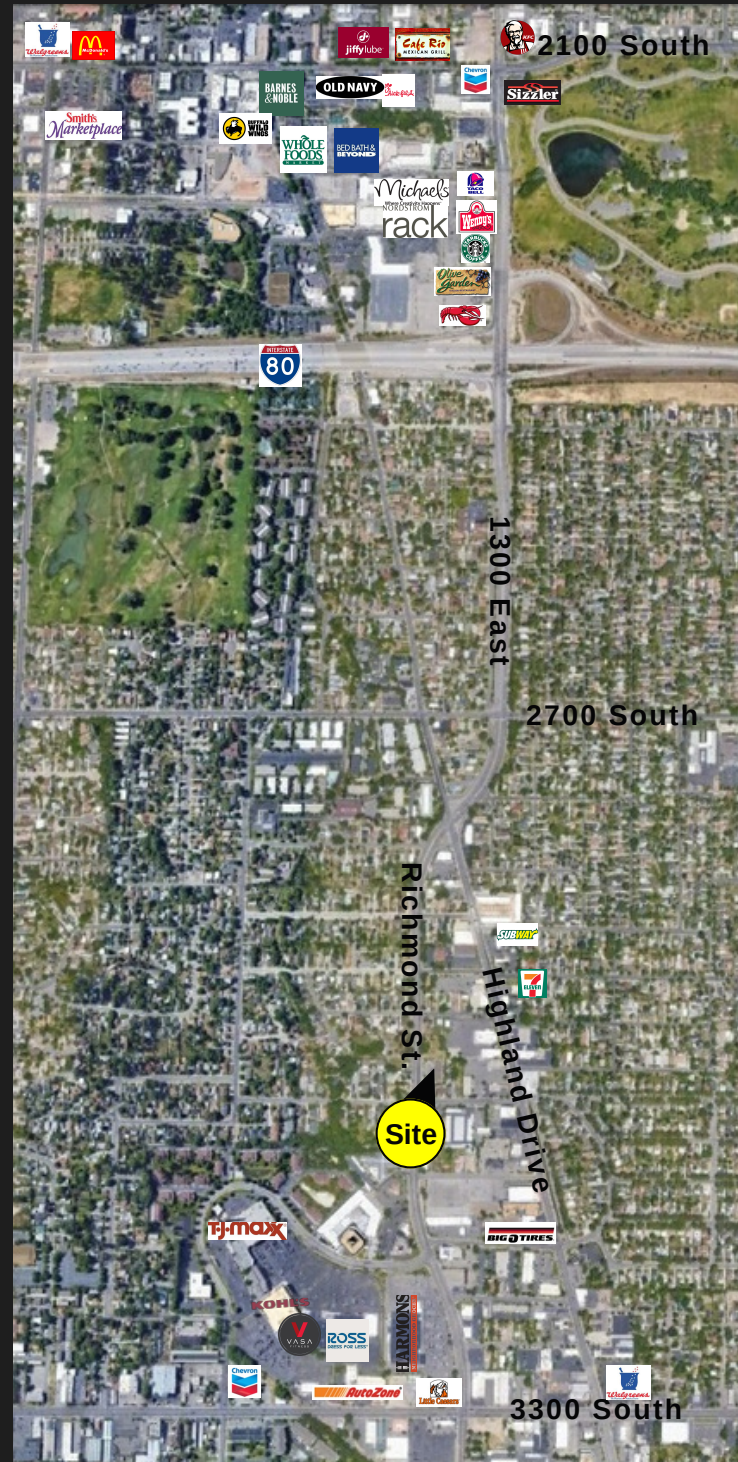
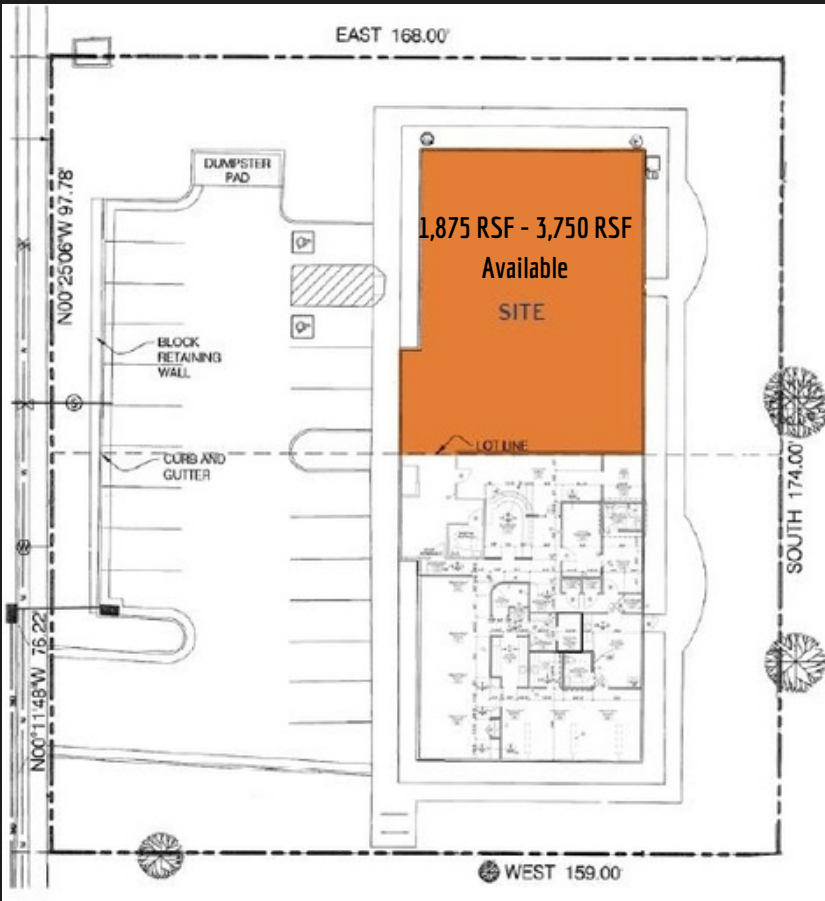


**DANEILE SNELLING**

**DANEILE.SNELLING@CRCNATIONWIDE.COM**

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This information is given with the understanding that all negotiations and/or real estate activity related to the property described above shall be conducted through this cRc Nationwide office. The above information while not guaranteed, was obtained from sources we believe to be reliable.

**801.617.1700**

**KELLEN KONCAR**

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