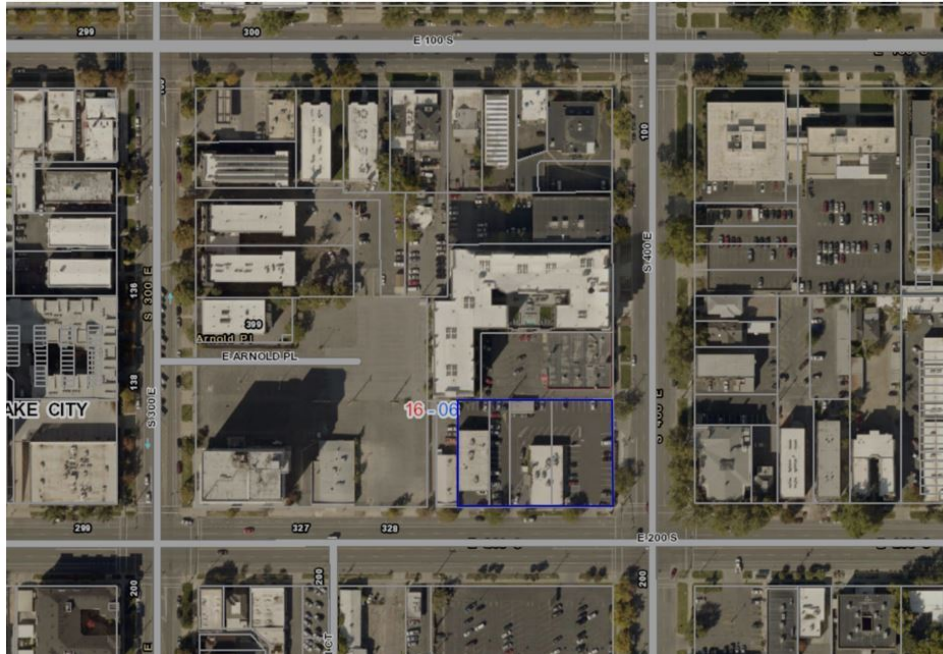


Parcel #'s	
1606205019	0.20 acres
1606205020	0.13 acres
1606205021	0.26 acres
<u>1606205022</u>	<u>0.38 acres</u>
Total	0.97 acres 42,253 SF



UNIQUE LAND LEASE OPPORTUNITY

353-377 East 200 South, Salt Lake City, UT 84111

PROPERTY DESCRIPTION:

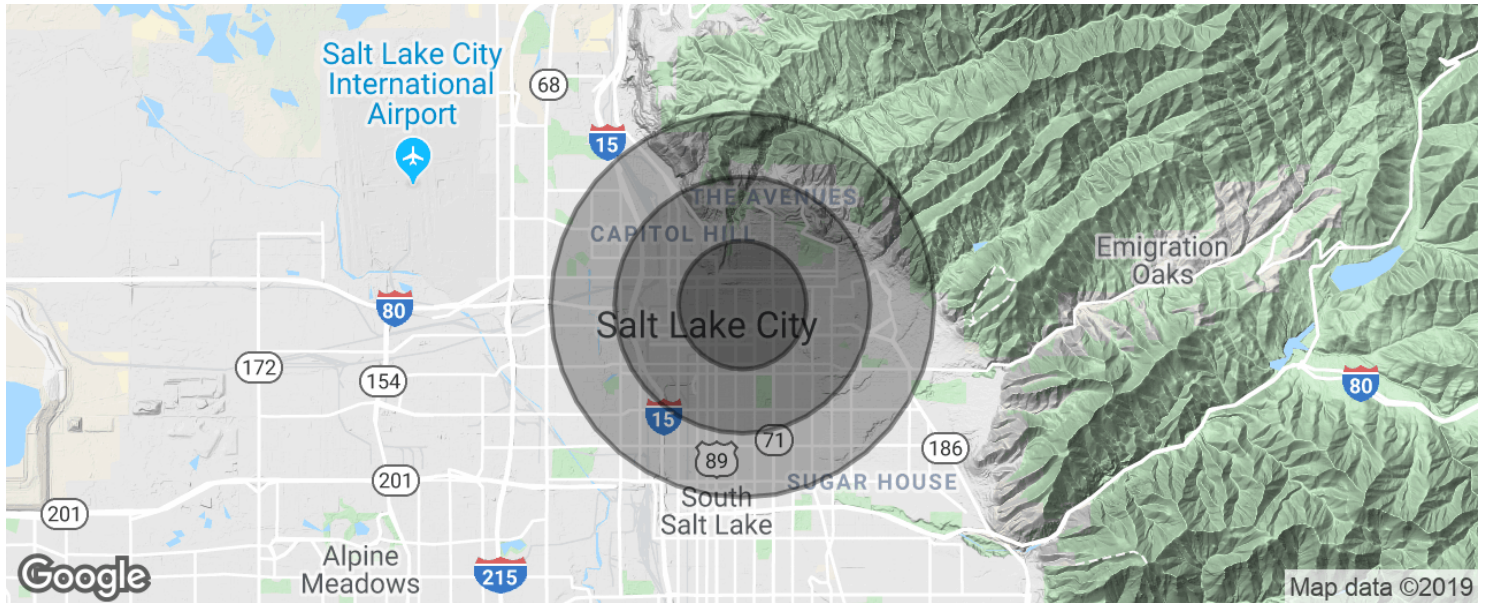
- Rare Multi-Family / Mixed-Use Development Land
- Located Minutes from the Heart of Downtown
- Within the 125' Height Zone Map for RMU District
- 0.97 Acres Total Lot Size
- 99 Year Ground Lease

LEASE RATE:

NEGOTIABLE

PROPERTY DETAILS:

42,253 SF



POPULATION	1 MILE	2 MILES	3 MILES
Total population	24,874	68,338	120,894
Median age	32.8	32.3	32.4
Median age (Male)	32.9	32.4	32.4
Median age (Female)	32.9	32.6	32.7
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	14,115	35,337	55,884
# of persons per HH	1.8	1.9	2.2
Average HH income	\$44,914	\$51,022	\$54,155
Average house value	\$288,354	\$311,153	\$286,535

** Demographic data derived from 2010 US Census*