



Property Information

- 5,300 SF Freestanding Retail
- Site Size : 0.36 Acres
- Ample Parking : 3.46/1,000 SF
- Located on the Corner of a Signalized Intersection
- Located in the Middle of a Fast Growing Community
- Easy Access to I-15

Demographics

	1 Mile	3 Mile	5 Mile
Population	44,023	130,217	186,222
Households	12,810	37,192	53,377
Avg. Household Income	\$29,940	\$43,039	\$50,326

Traffic Counts

400 North : 42,514 Annual Average Daily Traffic
200 West : 16,678 Annual Average Daily Traffic

PURCHASE PRICE: \$895,000.00

CONTACT

801.617.1700

DEREK KLOPFER

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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.

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