

FREESTANDING SOUTH TEMPLE BUILDING

FOR LEASE



PROPERTY DETAILS

242 EAST SOUTH TEMPLE, SALT LAKE CITY, UT 84111

- 3,329 SF Freestanding Office/Retail Building
- \$23/SF NNN
- 2025 NNN is \$13.98 PSF
- Prestigious South Temple Location
- Traffic Counts - 24,462 AADT on South Temple
- Nearby City Creek, Temple Square, & Other Amenities in the Heart of Downtown

SURROUNDING TENANTS

CITY
CREEK
CENTER

HARMONS

BANK OF
UTAH

DESERET FIRST
CREDIT UNION

UTAH FIRST
CREDIT UNION

BIG O
TIRES

The
Cheesecake
Factory

2024 DEMOS



EST. POPULATION

1 MILE » 42,055
3 MILE » 168,785
5 MILE » 264,082



EST. HOUSEHOLDS

1 MILE » 23,926
3 MILE » 78,328
5 MILE » 116,023



EST. AVERAGE HH INCOME

1 MILE » \$62,341
3 MILE » \$87,146
5 MILE » \$98,545



MOUNTAIN WEST
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SITE PLAN

1ST FLOOR



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