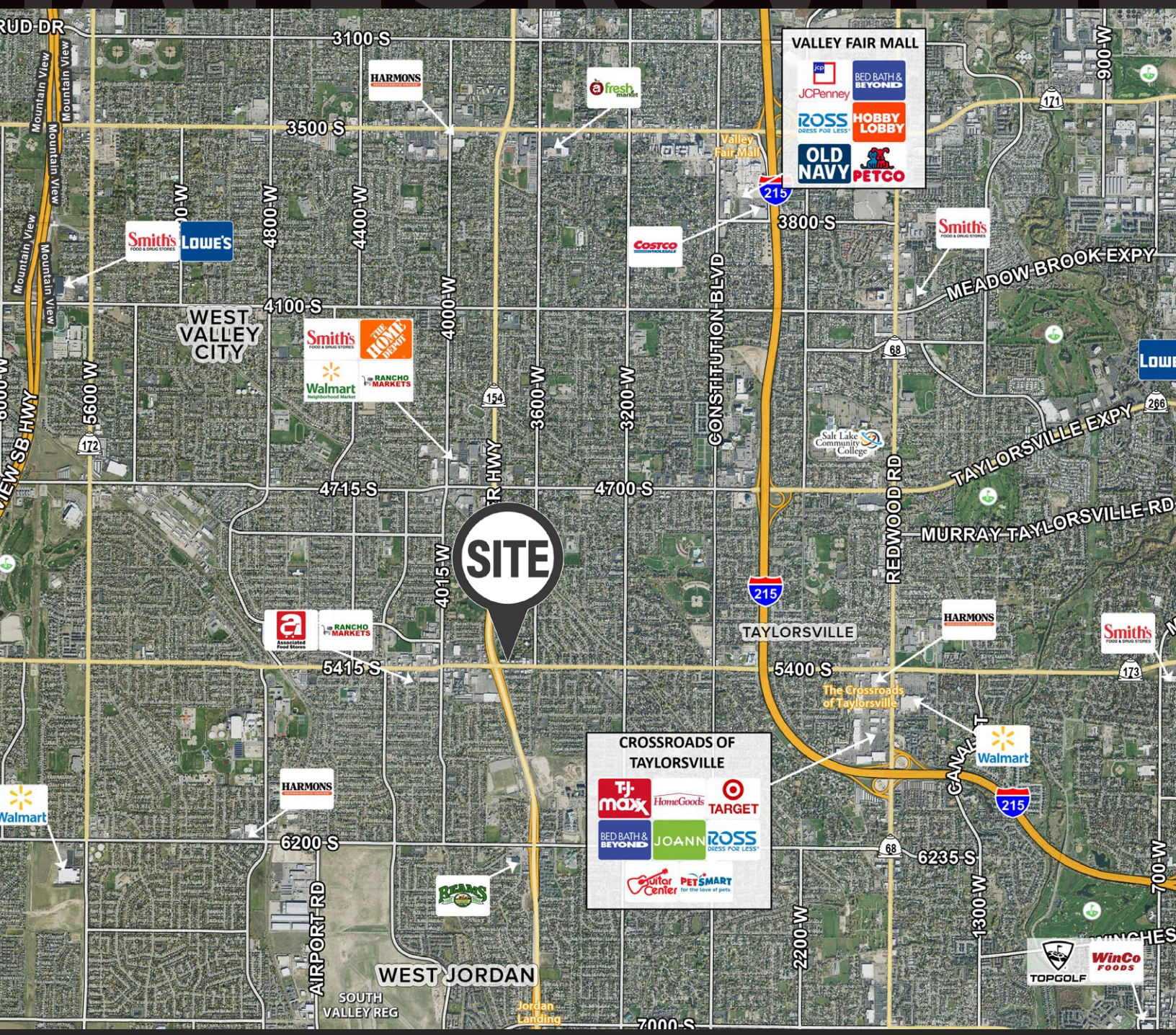


**LOCATION**



# TAYLOR'S POINTE SHOPPING CENTER

3762 West 5400 South | Taylor'sville, UT



**DEMOGRAPHICS**

	1 MILE	3 MILE	5 MILE
2023 EST. POPULATION	21,995	170,739	374,101
2028 PROJECTED POPULATION	22,522	177,568	389,038
2023 EST. HOUSEHOLDS	6,569	51,634	116,568
2023 EST. AVG HH INCOME	\$99,770	\$113,315	\$112,348
2023 EST. BUSINESSES	332	2,718	9,427
2023 EST. DAYTIME POPULATION	8,395	60,042	181,039

**TRAFFIC**

**5400 SOUTH**  
43,924 VEHICLES PER DAY

**BANGERTEER HIGHWAY**  
66,322 VEHICLES PER DAY



**HIGHLIGHTS**

- AVAILABLE FOR LEASE
- SIZE: 1,200 OR 1,950 SF
- \$20 - \$23 PSF / NNNs \$4.65 PSF
- ZONING: COMMUNITY COMMERCIAL (TAYLORSVILLE)
- RETAIL & RETAIL/FLEX CONFIGURATIONS
- HIGH TRAFFIC ROAD: 44,000 CARS/DAY ON 5400 SOUTH
- DIRECT ACCESS TO BANGERTEER HWY ON-RAMP
- DENSE POPULATION AREA

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# 3762 WEST 5400 SOUTH

LOCATION

