

One Drive Thru Remaining

YOUR SIGN
HERE

Retail For Lease

Asking Rate:

\$35.00 - 40.00 PSF NNN

**Available for
Immediate Delivery**

Contact:

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Bellaview Place

3200 North 1200 West | Lehi, Utah 84043

Property Highlights

- Building A: Suite 101 - 2,621 SF
- Building D: 2,350 SF - Drive thru available
- One minute to SR-92 (Timpanogos Highway)
- Three minutes to I-15
- Strong demographics
- T.I. Allowance
- NNN's: \$6.50 SF

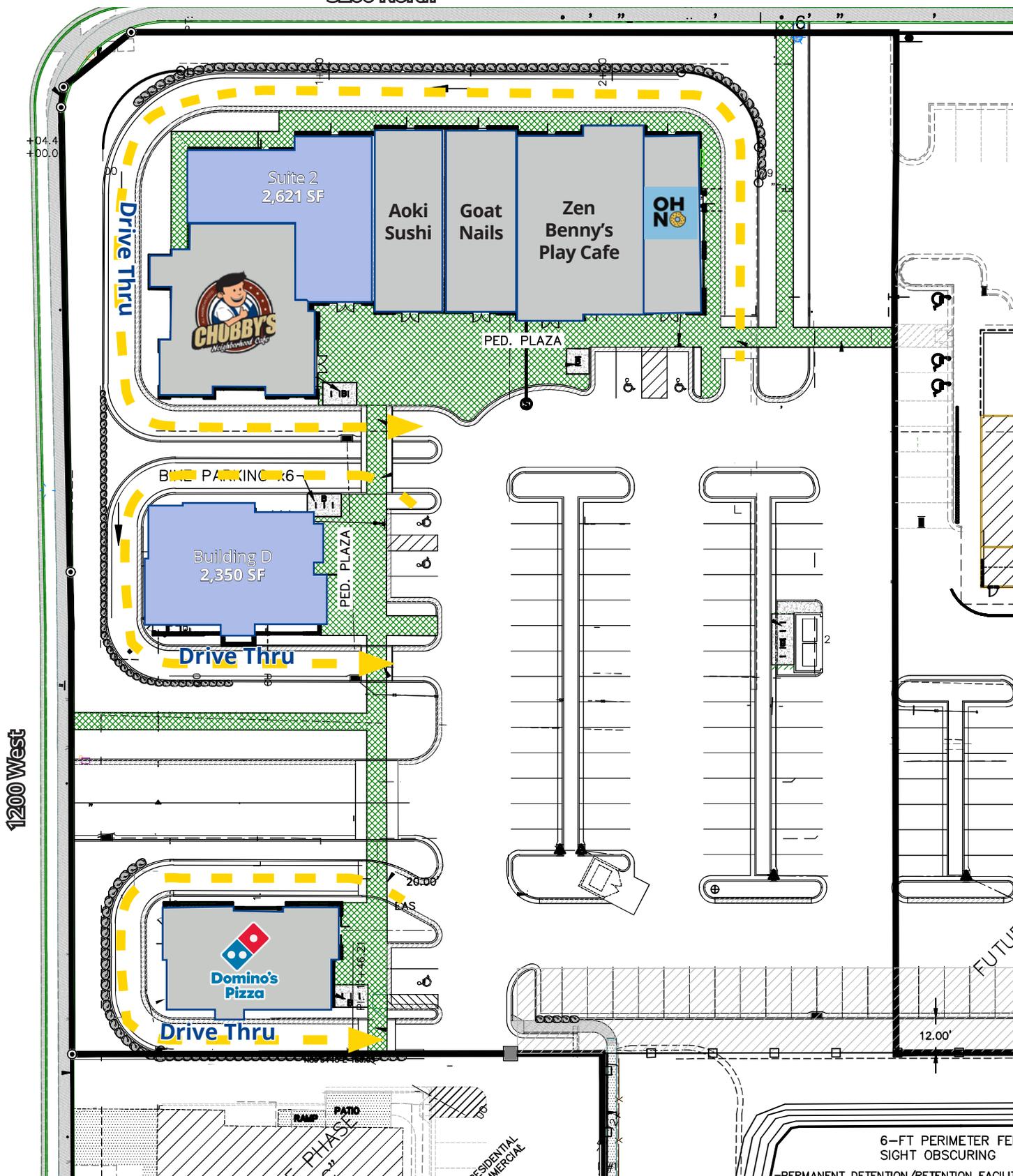
Accelerating success.

Colliers

2100 Pleasant Grove Blvd. | Suite 200
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Site Plan

3200 North



3200 N. 1200 W. | Lehi, UT 84043

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Building A - Suite 2

YOUR SIGN HERE

Building A - Suite 2

YOUR SIGN HERE



Area Demographics



Population

1 Mile	11,840
2 Miles	39,380
3 Miles	72,799



2030 Projected Population

1 Mile	13,395
2 Miles	43,710
3 Miles	80,067



Daytime Population

1 Mile	18,214
2 Miles	50,247
3 Miles	76,571



Households

1 Mile	3,558
2 Miles	11,165
3 Miles	21,147



Median Household Income

1 Mile	\$145,921
2 Miles	\$138,991
3 Miles	\$139,950



Average Household Income

1 Mile	\$179,936
2 Miles	\$174,217
3 Miles	\$169,838



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