

FOR LEASE

SMITHFIELD COMMERCIAL

1071 South Main St | Smithfield, Utah 84335

Property Highlights

- 1,417 SF with Drive-Thru
- Lease Rate: \$49 PSF / NNNs \$6.50 PSF
- 38,000 Average Daily Traffic
- Signalized Intersection
- Greater Logan Area is Top 10 in US for Growth



TANNER OLSON

801.930.6752

tolson@legendcommercial.com

801.930.6750
www.legendcommercial.com

2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106

PARTNER **XTEAM**
RETAIL ADVISORS

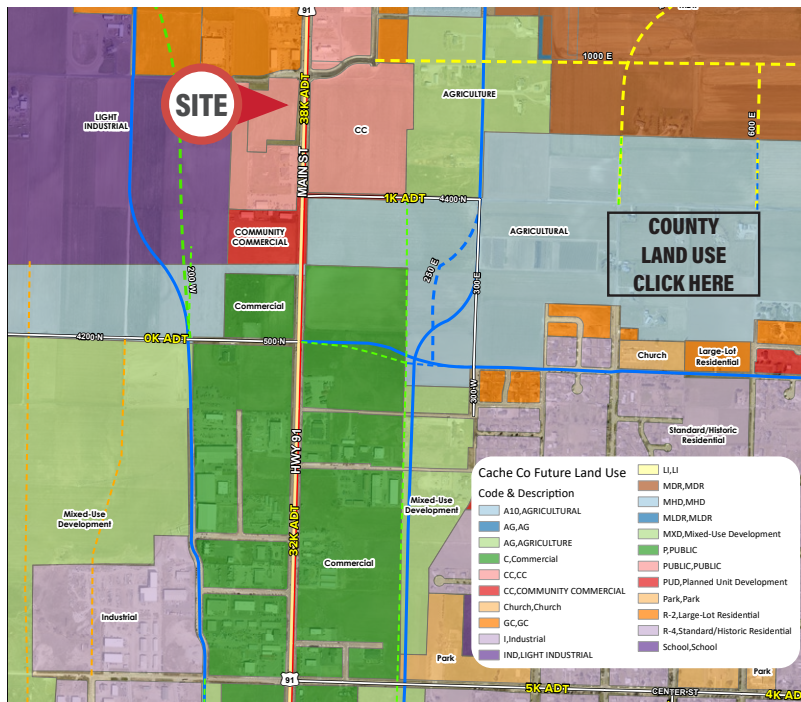


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DEMOGRAPHICS

2026 POPULATION	3,357	26,498	58,891
2031 PROJECTED POPULATION	3,620	27,785	60,050
2026 HOUSEHOLDS	1,055	8,074	19,169
2026 AVG HH INCOME	\$106,718	\$133,721	\$110,425
2026 BUSINESSES	147	760	2,007
2026 DAYTIME POPULATION	1,076	5,779	22,654



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1,417 SF
DRIVE-THRU

jiffy lube

Little
Caesars

NINA'S NAILS

Pepper
Mills

TACO
BELL

PROPOSED
GAS STATION

1000 SOUTH

MAIN ST 38,000 ADT

N

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