



3.5 ACRE LOT AVAILABLE FOR SALE- PRIME INVESTMENT AND DEVELOPMENT OPPORTUNITY

KIMBALL JUNCTION **700 BITNER ROAD** | **PARK CITY, UTAH**

FOR SALE \$3,950,000

The parcel offers 3.5 acres and a 3,600 SF building. The building currently has a commercial lease on it that expires in 2029, with impressive rental income. There are a variety of uses that could be pursued at this site. There is a one-story office building with a paved parking area on the west portion of the property. There are several sheds east of the building. There is a pond and wetlands area in the eastern portion of the property. The ground surface at the property is relatively flat with a very gentle slope down to the north. Bitner Road, a two-lane, asphalt-paved road extends along the south side of the property. An unpaved road extends along the north side of the property. There is a townhome development to the east and a fire station to the west.

- PRIME DEVELOPMENT PARCEL
- .3.5 ACRES
- 3,600 SF BUILDING
- INVESTMENT OPPORTUNITY:
Building has a 4 year lease left,
with impressive rental income.

PROPERTY DETAILS

KIMBALL JUNCTION 700 BITNER ROAD | PARK CITY, UTAH



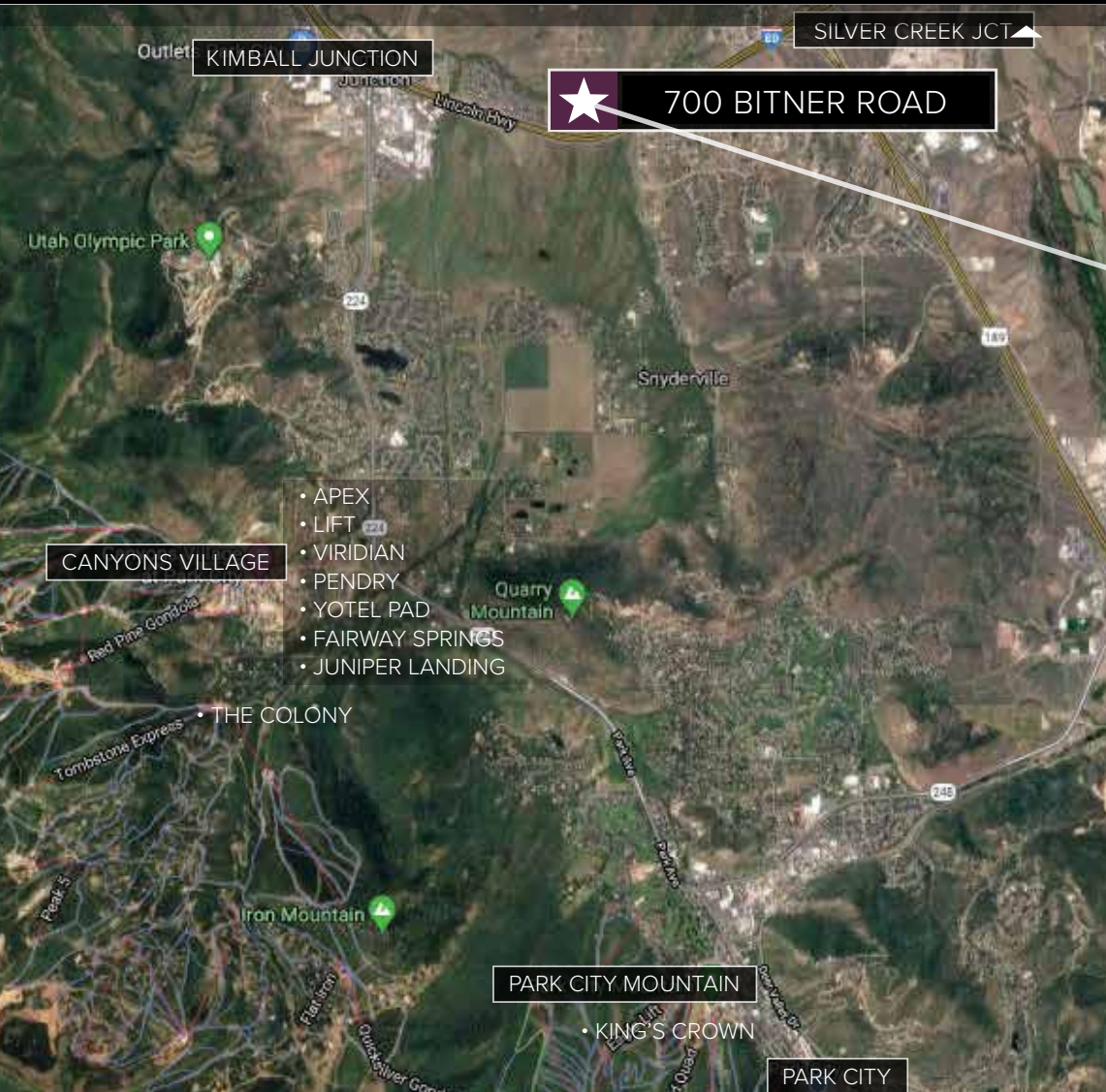
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LOCATION

KIMBALL JUNCTION 700 BITNER ROAD | PARK CITY, UTAH





KIMBALL JUNCTION

700 BITNER ROAD
PARK CITY, UTAH

- Prime Development Parcel.
- 3.5 Acres
- Mountain and open space views
- Available now



FOR SALE
\$3,950,000



PLEASE CALL FOR
MORE INFORMATION



TRAVIS PARTNERS



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HOMESERVICES PROPERTIES

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