

FOR LEASE

OGDEN 599



SITE

UNDER CONSTRUCTION

PROPERTY DETAILS

599 South Washington Boulevard
Ogden, Utah 84404

- Drive Thru End Cap Available
- Complete Renovation
- Lease Rate: \$30.00-\$40.00 PSF NNN
- 1,200- 3,200 SF Available
- Completion Date: May 2025
- 10:1,000 SF Parking Ratio
- Pylon Sign Available
- 3-phase power
- New Roof
- New HVAC
- Brand new electrical
- Grease traps installed

NEARBY TENANTS



2025 DEMOS



EST. POPULATION

1 MILE » **15,574**
 3 MILE » **77,841**
 5 MILE » **144,326**



EST. HOUSEHOLDS

1 MILE » **5,972**
 3 MILE » **29,945**
 5 MILE » **52,934**



EST. AVERAGE HH INCOME

1 MILE » **\$78,932**
 3 MILE » **\$89,473**
 5 MILE » **\$101,760**

NEWMARK

MOUNTAIN WEST

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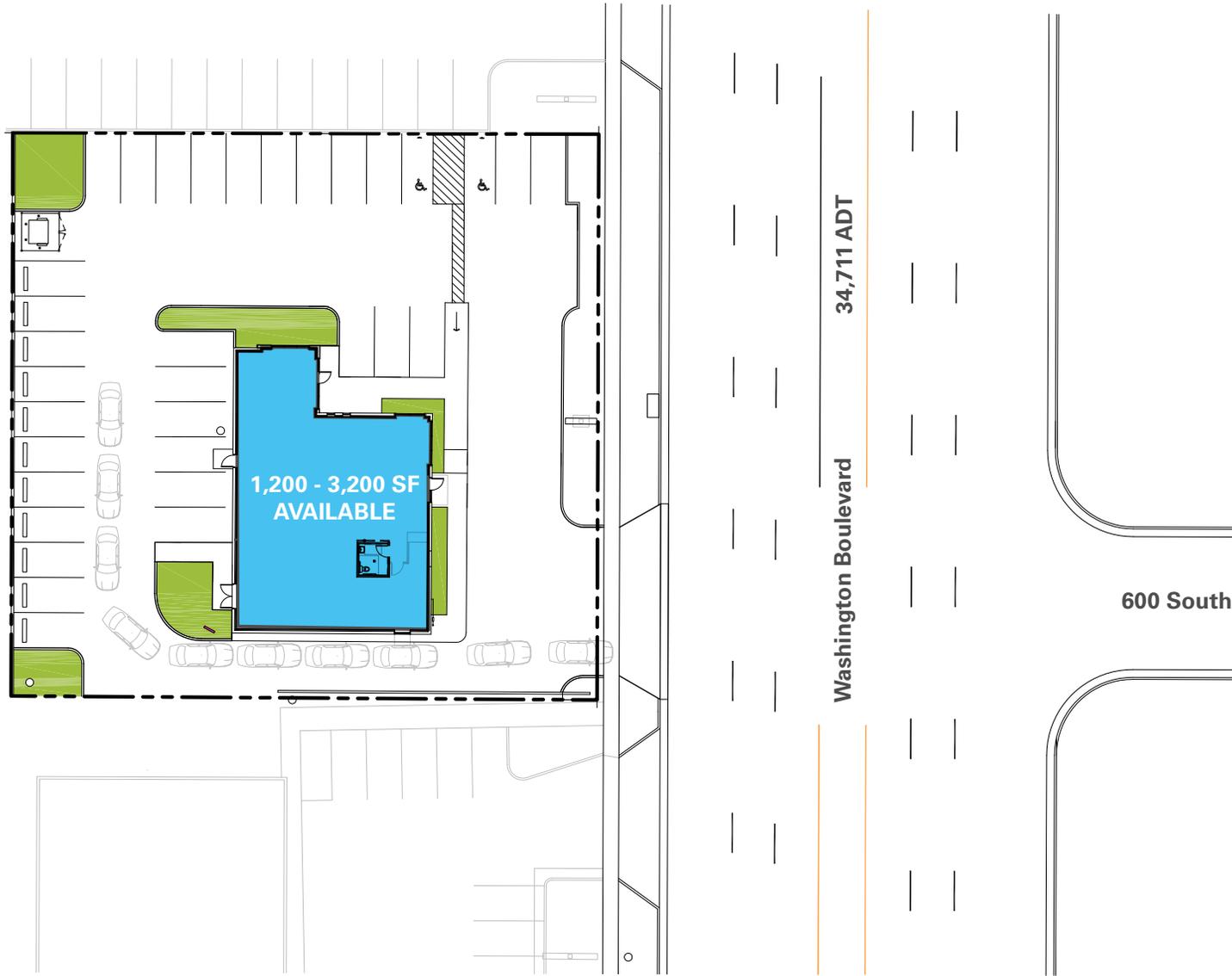
**FULL SERVICE
COMMERCIAL REAL ESTATE**

312 East South Temple
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Office 801.456.8800

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SITE PLAN

OGDEN 599



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WASATCH FRONT | OGDEN, UT



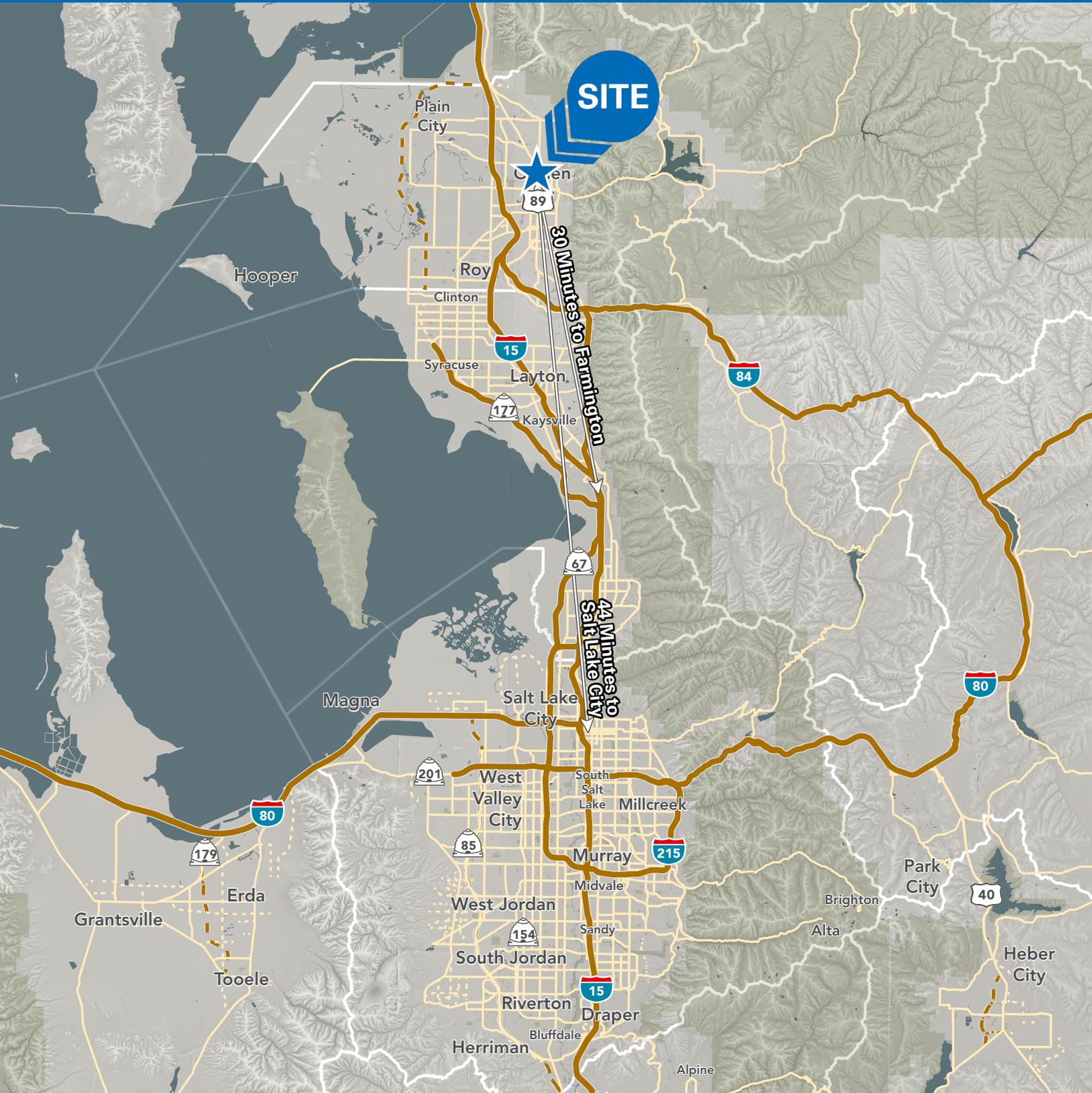
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WASATCH FRONT



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