



Lease Rate: \$16 - \$20 PSF, NNN

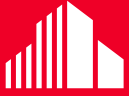
Property Highlights

- Great Silver Creek Business area location
- Large open floor plan with high ceilings and ample parking
- Easy freeway access to I-80 & US-40, 30 minutes or less to Salt Lake City, or Heber airports
- Close to Park City Rail Trail & City Bus Route
- Less than 5 minutes to Kimball Junction, 10 minutes to Old Town
- 7 large suites from 100 - 5,000 SF
- Main and lower level available, each with open floor plan, dedicated break area, locker rooms, restrooms, and showers
- Voluminous feeling with great parking
- Away from the fray, easy on off freeway, bus service
- Common “meeting place” free form area

Steven Hooker

Director | Office/Investment/Retail/Land
+1 435 575 5607
steve.hooker@cushwake.com

1794 Olympic Parkway, Suite 130
Park City, Utah 84098
Main +1 435 575 5600
Fax +1 435 575 5640
cushmanwakefield.com



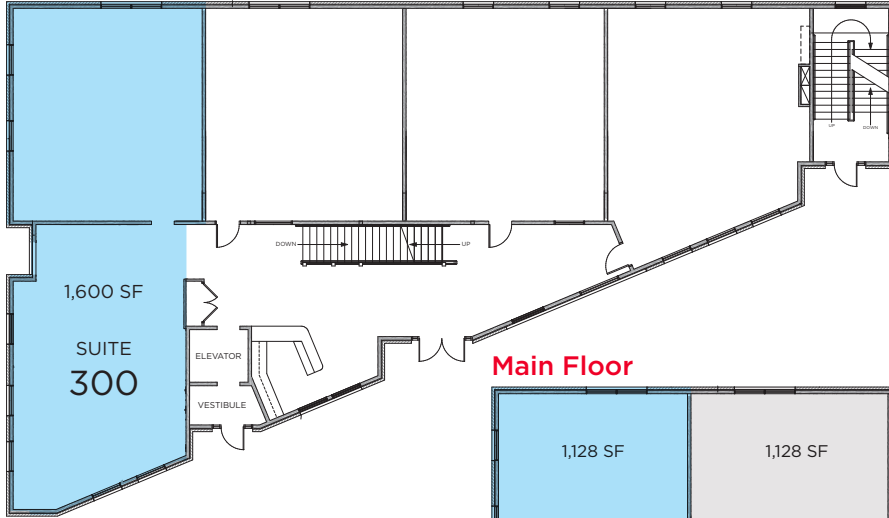
**CUSHMAN &
WAKEFIELD**

FOR LEASE

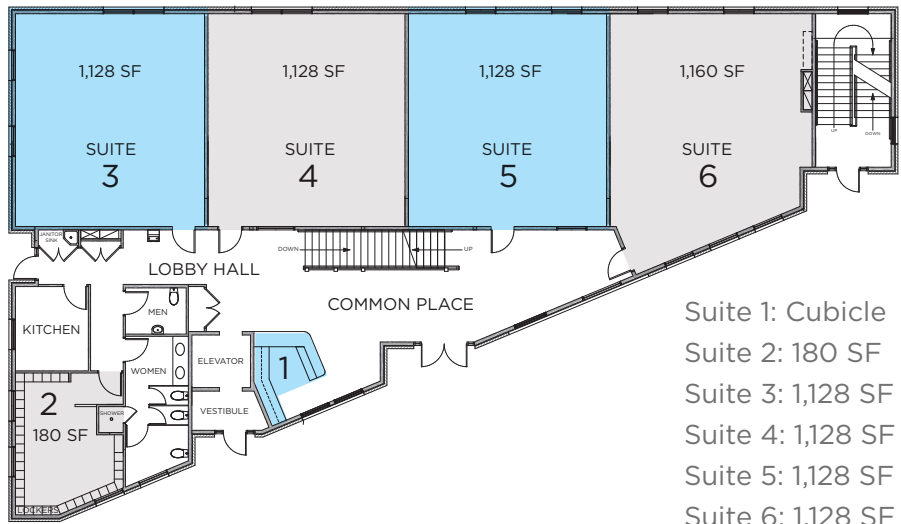
786 East Division Street

Park City, Utah 84098

Top Floor

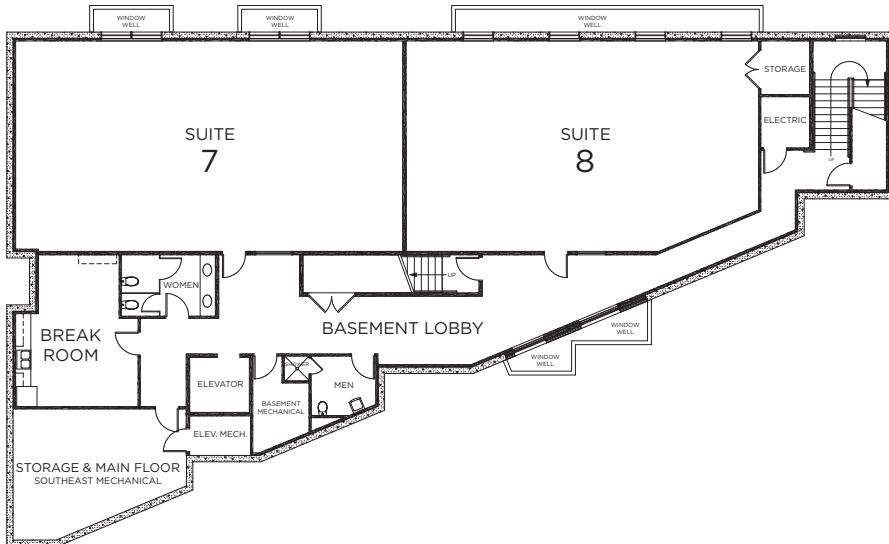


Main Floor



- Suite 1: Cubicle
- Suite 2: 180 SF
- Suite 3: 1,128 SF
- Suite 4: 1,128 SF
- Suite 5: 1,128 SF
- Suite 6: 1,128 SF

Basement



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Demographics

	1 Mile	3 Mile	5 Mile
Population			
2016 Estimated Population	1,355	7,537	22,972
2021 Projected Population	1,482	8,279	25,270
Households			
2016 Estimated Households	396	2,624	8,042
2021 Projected Households	430	2,880	8,837
2016 Est. Median HH Income	\$119,548	\$109,846	\$103,594
2016 Est. Average HH Income	\$144,996	\$135,583	\$135,445
2016 Est. Per Capita HH Income	\$44,928	\$48,267	\$48,113

Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2016 and 2021.



2016 Average Daily Traffic (ADT) courtesy of Utah Department of Transportation.

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