# **WOODS CROSS I-15 MEDICAL BUILDING**





## **PROPERTY DETAILS**

596 WEST 750 SOUTH, WOODS CROSS, UT 84087

#### FIRST FLOOR: \$27.50/SF THIRD FLOOR: \$21.00/SF

- First floor: 4,128 SF
- Third floor: 2,500 SF
- Great location next to I-15
- Lakeview Hospital just three minutes away
- Year Built: 2004

- Medical co-tenancy
- Exterior building signage available
- Master lease expiration: October 31, 2033
- Tenant pays in-suite janitorial

## **2024 DEMOS**



#### **EST. POPULATION** 5 MINUTES » 28,666 10 MINUTES » 96,629 15 MINUTES » 201,739

#### EST. HOUSEHOLDS



5 MINUTES » 10,963 10 MINUTES » 33,786 15 MINUTES » 73,717



#### EST. MEDIAN HH INCOME 5 MINUTES » \$84,944 10 MINUTES » **\$102,162** 15 MINUTES » **\$94.311**



#### CHRIS FALK. CCIM. SIOR

cfalk@mwcre.com direct 385.429.5500 <u>View Profile</u>

#### BRAXTON WILLIE. CCIM

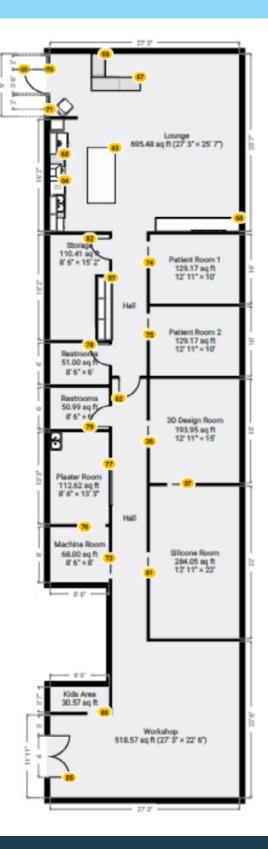
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#### FIRST FLOOR: 4,128 SF



FLOOR PLAN



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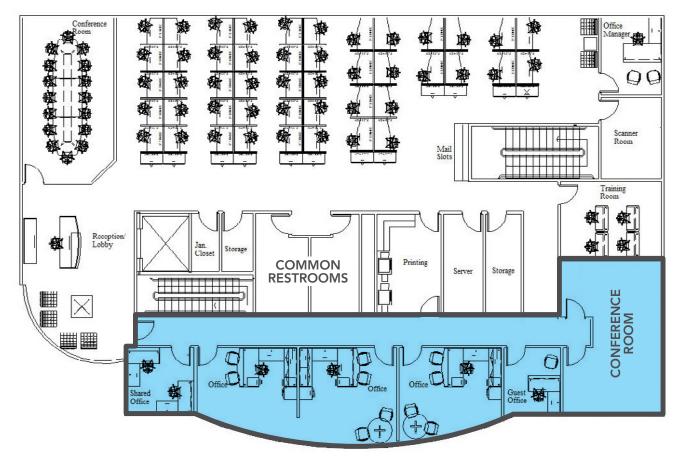
h the information it contains is given with the understanding that all negotilations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable.

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# FLOOR PLANS

#### THIRD FLOOR: 2,500 SF





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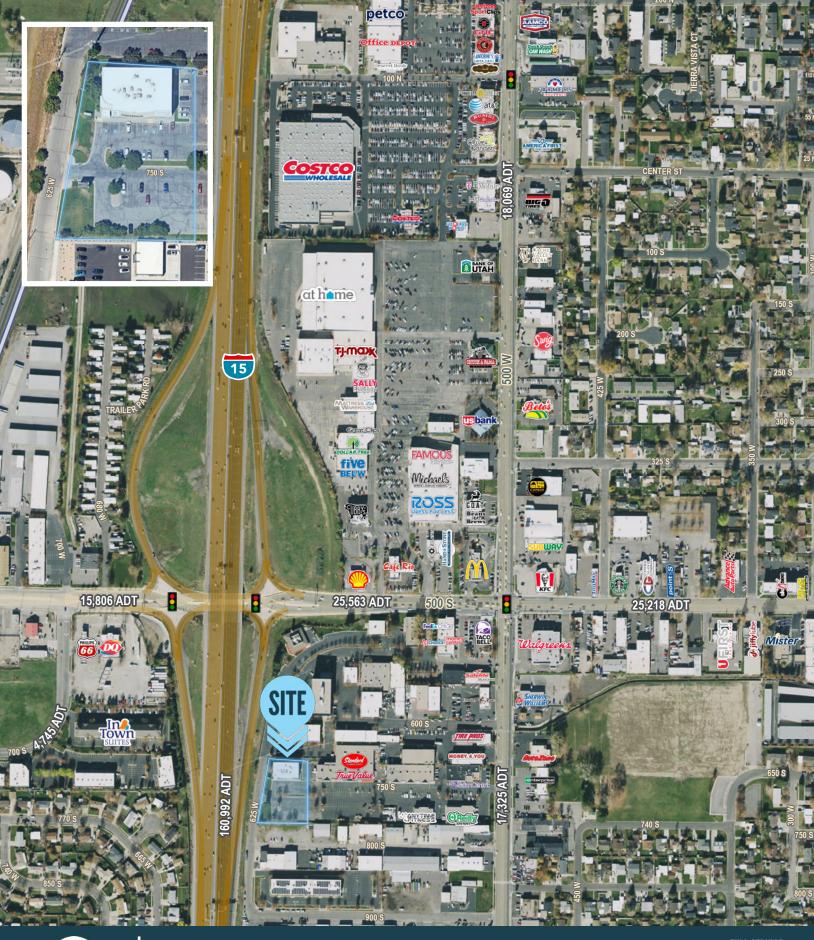
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### $\sim$ **MOUNTAIN WEST**

CHRIS FALK, CCIM, SIOR cfalk@mwcre.com direct 385.429.5500 <u>View Profile</u>

## BRAXTON WILLIE, CCIM bwillie@mwcre.com direct 385.429.5501

<u>View Profile</u>

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