

PROVO PROPERTY FOR SALE

FOR SALE



PROPERTY DETAILS

465 SOUTH UNIVERSITY AVENUE, PROVO, UT 84601

- 0.5 Acre
- Price Reduced!
- From \$762,300 to \$696,960!
- Utilities stubbed to site
- Located on high traffic count road
- University Avenue has 29,500 cars daily
- Permitted uses include drive-thru and automotive related industries
- Zoned Heavy Commercial (CM)

2025 DEMOS

EST. POPULATION

1 MILE » 24,494
3 MILE » 105,479
5 MILE » 169,611

EST. HOUSEHOLDS

1 MILE » 9,235
3 MILE » 32,068
5 MILE » 51,966

EST. AVERAGE HH INCOME

1 MILE » \$69,436
3 MILE » \$88,338
5 MILE » \$101,876



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This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office.