

OGDEN COMMERCIAL LAND FOR SALE

702 Wall Ave • Ogden, Utah 84404



HIGHLIGHTS

- **SIZE: 0.855 ACRES**
- **PRICE: CONTACT AGENT**
- **CORNER OF SIGNALIZED INTERSECTION**
- **ZONING: C-2 COMMERCIAL**
- **EXCELLENT TRAFFIC COUNTS**

JOE MILLS

801.930.6755 | jmills@legendllp.com

TANNER OLSON

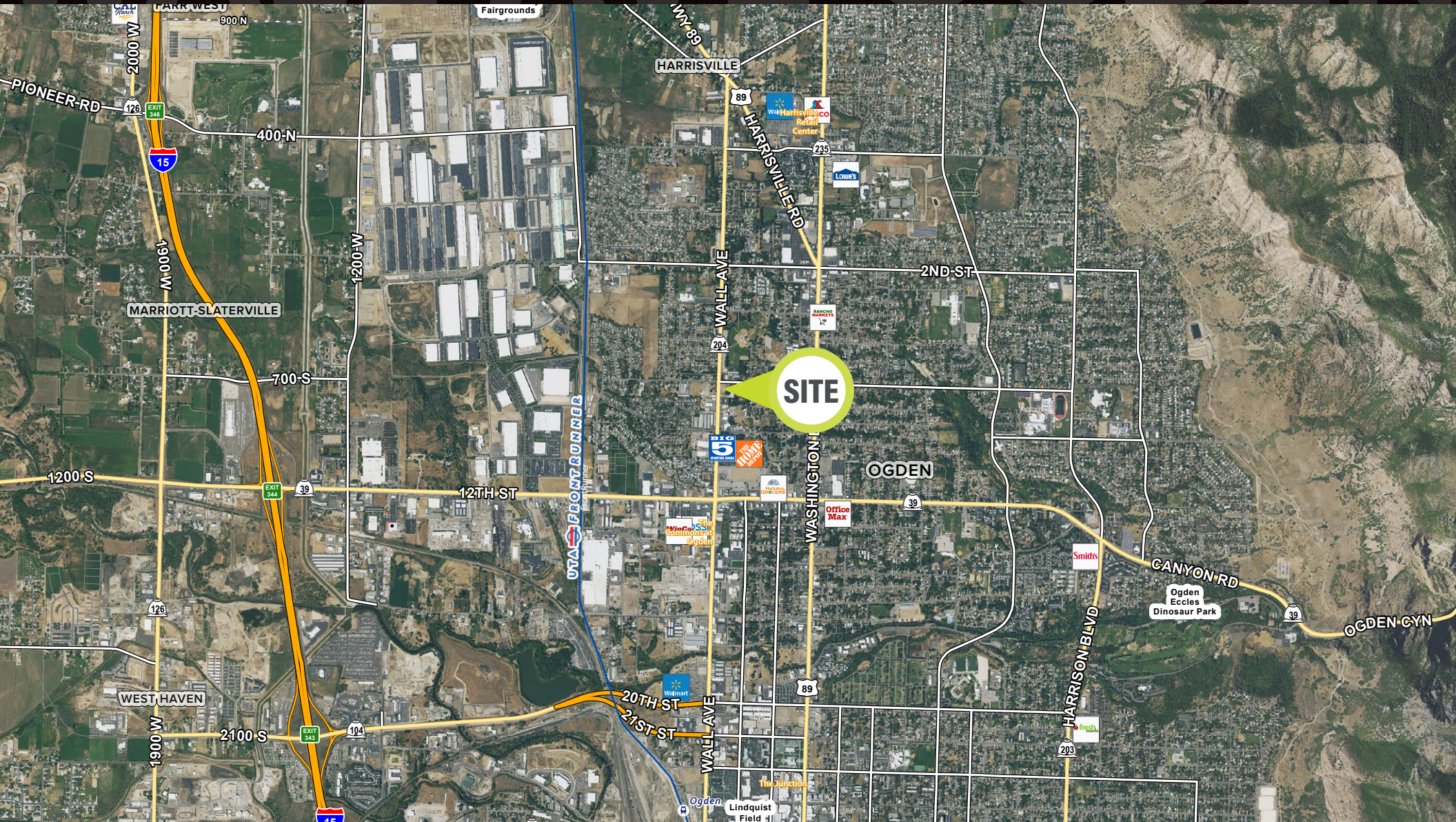
801.930.6752 | tolson@legendllp.com

PARTNER **XTEAM**
RETAIL ADVISORS

LEGEND
PARTNERS ■■■■

801.930.6750 | www.legendllp.com
2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106

WALL AVE OGDEN



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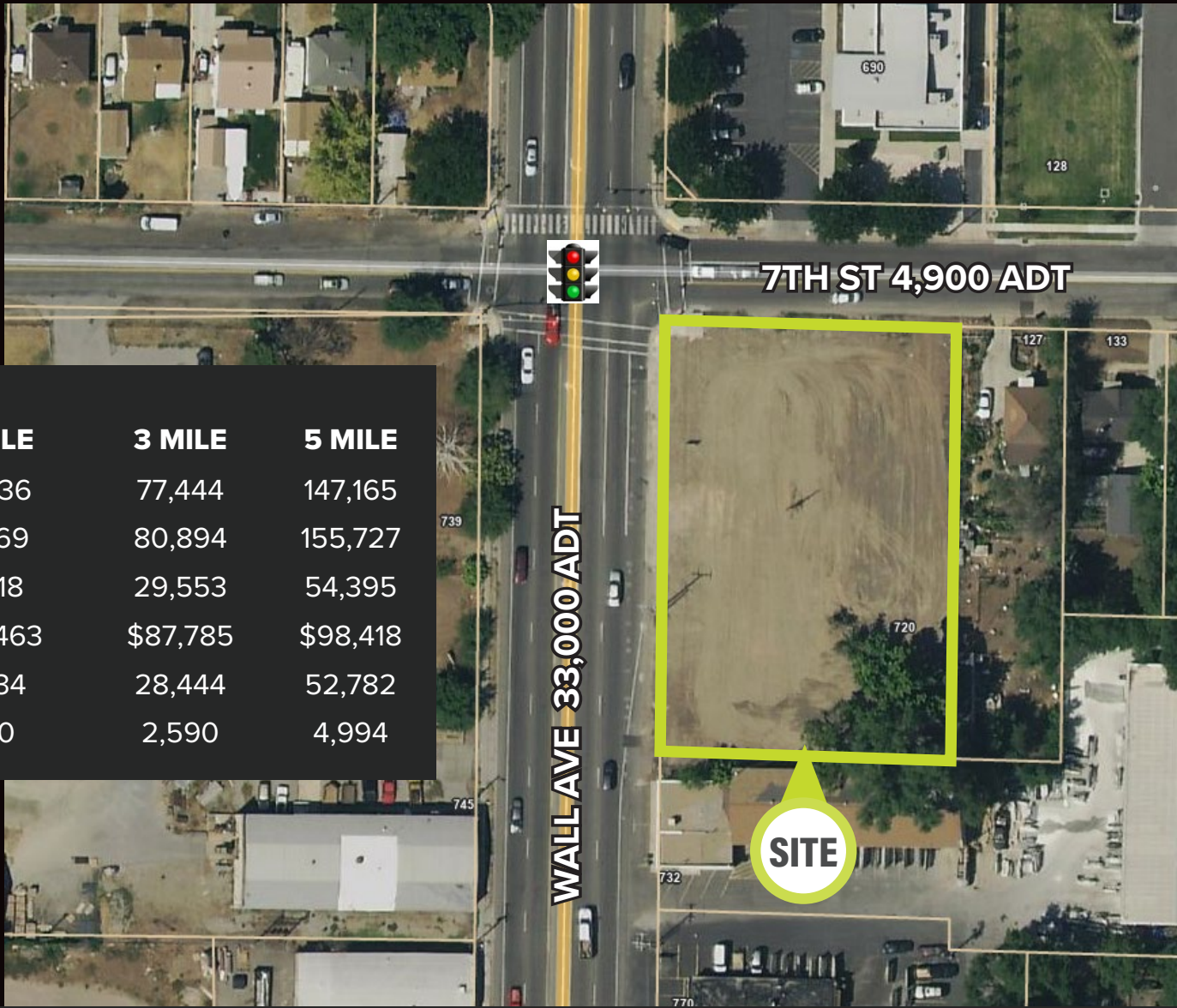
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DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2023 EST. POPULATION	13,636	77,444	147,165
2028 PROJECTED POPULATION	15,169	80,894	155,727
2023 EST. DAYTIME POPULATION	5,818	29,553	54,395
2023 EST. AVG HH INCOME	\$73,463	\$87,785	\$98,418
2023 EST. HOUSEHOLDS	4,934	28,444	52,782
2023 EST. BUSINESSES	440	2,590	4,994

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