

Lindon, UT Retail Pads

680 N State Street Lindon, UT

AVAILABLE

Walmart

jiffy lube

WELLS
FARGO

DOLLAR TREE

crumbl
cookies

Arctic
Circle

Arbys

State Street AADT: 35,000

TAKE
5
CAR WASH

AVAILABLE

LEASED

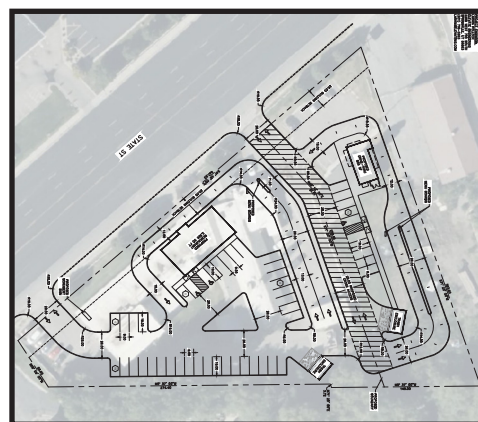
Lot 1

Lot 2

PROPERTY HIGHLIGHTS

- ±1.94 Acres
- Drive-Thru Permitted
- Traffic Counts - 35,000 VPD (2023) on State Street
- Zoned General Commercial
- Lot 1 - 1.23 Acres
- Lot 2 - .71 Acres - Leased
- Shadow Anchored by Walmart Supercenter (200K Monthly Visits - Placer.ai)
- Rare Infill Opportunity in Mature Area

SEE AGENT FOR PRICING



ANDERSON CRG
COMMERCIAL REALTY GROUP

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Provo, Utah 84604
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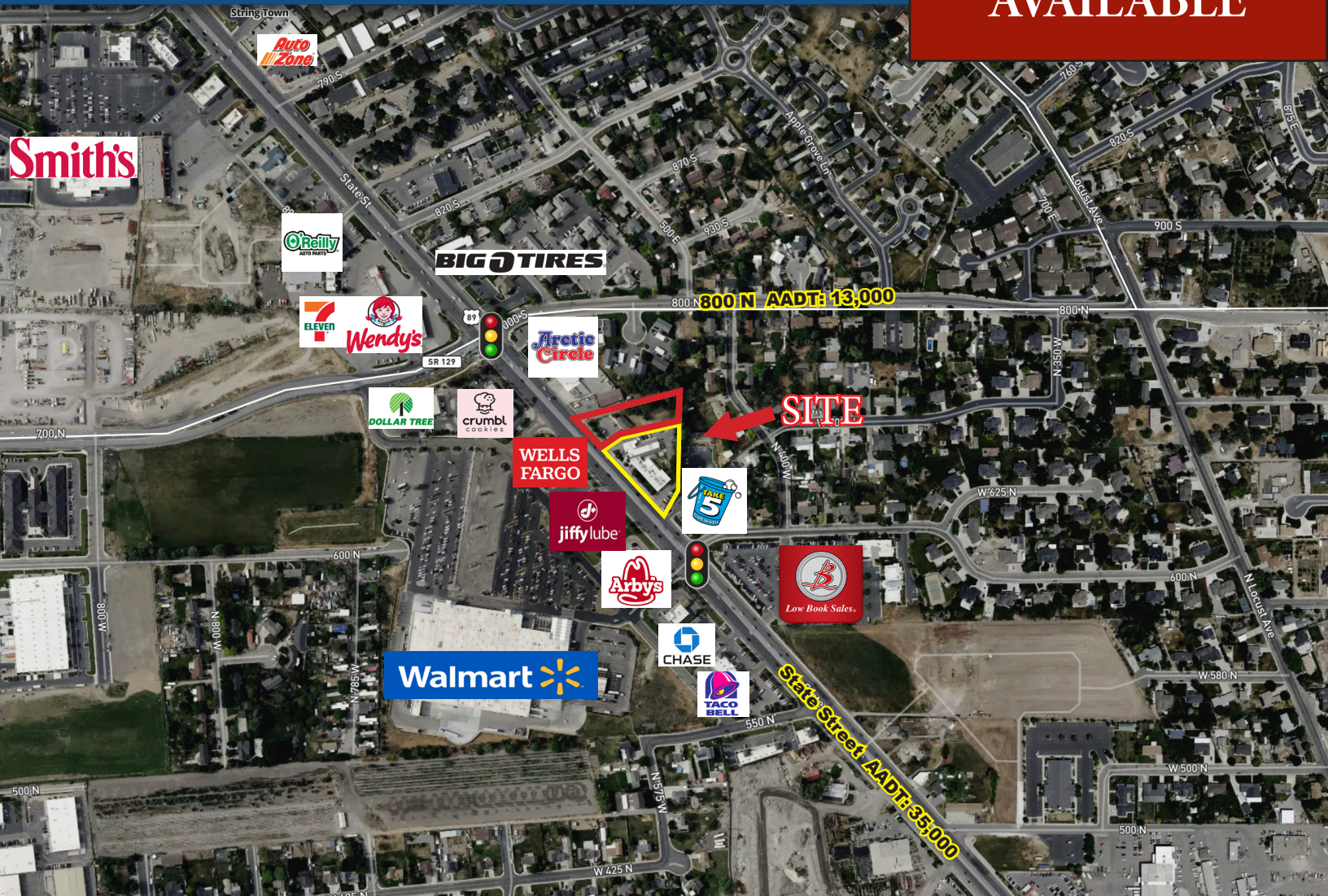
(801) 425-3655

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AVAILABLE



DEMOGRAPHICS

1 MILE 3 MILE 5 MILE

Households

2022 2,355 22,376 50,209

Population

2022 7,907 74,180 165,615

Income

2022 \$97,637 \$90,605 \$87,000

Nearby:

Walmart



Smith's



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