

INVESTMENT OPPORTUNITY

RARE EAST LAYTON COMMERCIAL LAND WITH HWY 89 EXPOSURE



LAYTON CROSSING

1480 US-89
LAYTON, UT 84041

INVESTMENT HIGHLIGHTS

- ▶ Commercial Land with Hwy 89 Exposure
- ▶ I-89 (82,000 VPD) access in Ogden MSA
- ▶ Solid Demographics · Population of 128,894 & Average Household Income of \$117,683 in five mile radius.
- ▶ Ogden MSA is ranked Top 100 cities in the Nation for liveability
- ▶ Ogden ranked Top 10 fastest growing high tech sector in U.S.



HG MANOR™
REAL ESTATE GROUP

**CONTACT
BROKER**

FOR PRICING

0.207 AC

PARCEL SIZE

CP-2C

COMMERCIAL ZONING

090820157

PARCEL ID