

FOR SALE



24.89 ACRES
DEVELOPMENT LAND

JDC COMMERCIAL DEVELOPMENT

2700 N & 2850 W · West Weber County

■ PROPERTY SUMMARY

A rare 24.89-acre development assemblage at the hard corner of 2700 North and 2850 West in fast-growing West Weber County. Surrounded by active new-home rooftops and fronting a busy arterial just minutes from the I-15 freeway interchange, the site offers the scale, access, and visibility today's mixed-use, retail, and commercial developers are looking for. Conceptual planning already illustrates the land's potential — from a grocery-anchored retail village with office, gym, and assisted-living pads to a large single-anchor format — making this an exceptional ground-floor opportunity in one of Weber County's most active growth corridors.

■ LAND DETAILS

TOTAL ACREAGE	24.89 AC
LAND AREA	±1,084,208 SF
COUNTY	Weber County
FRONTAGE	2700 N & 2850 W
ZONING	TBD
PROPERTY TYPE	Development Land
POTENTIAL USES	Gas Station · Medical Office · Fast Food · Retail · Office
PARCEL 1	19-019-0080
PARCEL 2	19-036-0081

PRICING

Contact Broker for Pricing



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AVAILABLE ACREAGE

TWO PARCELS SOLD • ±11 ACRES REMAIN



±11

ACRES AVAILABLE

The parcels outlined in red are the last available ground at the corner of 2800 West and SR-134. They can be sold as a single ±11-acre assemblage or divided down to a single 1-acre pad, with frontage available on both SR-134 and 2800 West. Pricing and pad configurations on request.

LOCATION

The site sits on the fast-growing northwest edge of the Ogden–Weber metro, one of the Wasatch Front's most active communities. It fronts a busy arterial at a future signalized intersection with a quick connection to the I-15 freeway entrance, and new residential subdivisions are filling in the surrounding blocks. Established corridor neighbors — including national convenience and retail brands such as Maverik to the east — underscore the area's commercial momentum and the rooftops already in place to support new development.



- ADJACENT NEW RESIDENTIAL GROWTH
- HIGH-TRAFFIC ARTERIAL FRONTAGE

- MINUTES TO I-15 FREEWAY ENTRANCE
- FUTURE LIT INTERSECTION

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