

2163 EAST 3300 SOUTH

Salt Lake City, UT 84019

RETAIL/OFFICE SPACE IN MILLCREEK FOR LEASE

PRICE REDUCED!



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MAIN 3,924 SF
BASEMENT 2,400 SF
TOTAL 1,100 SF - 6,364 SF

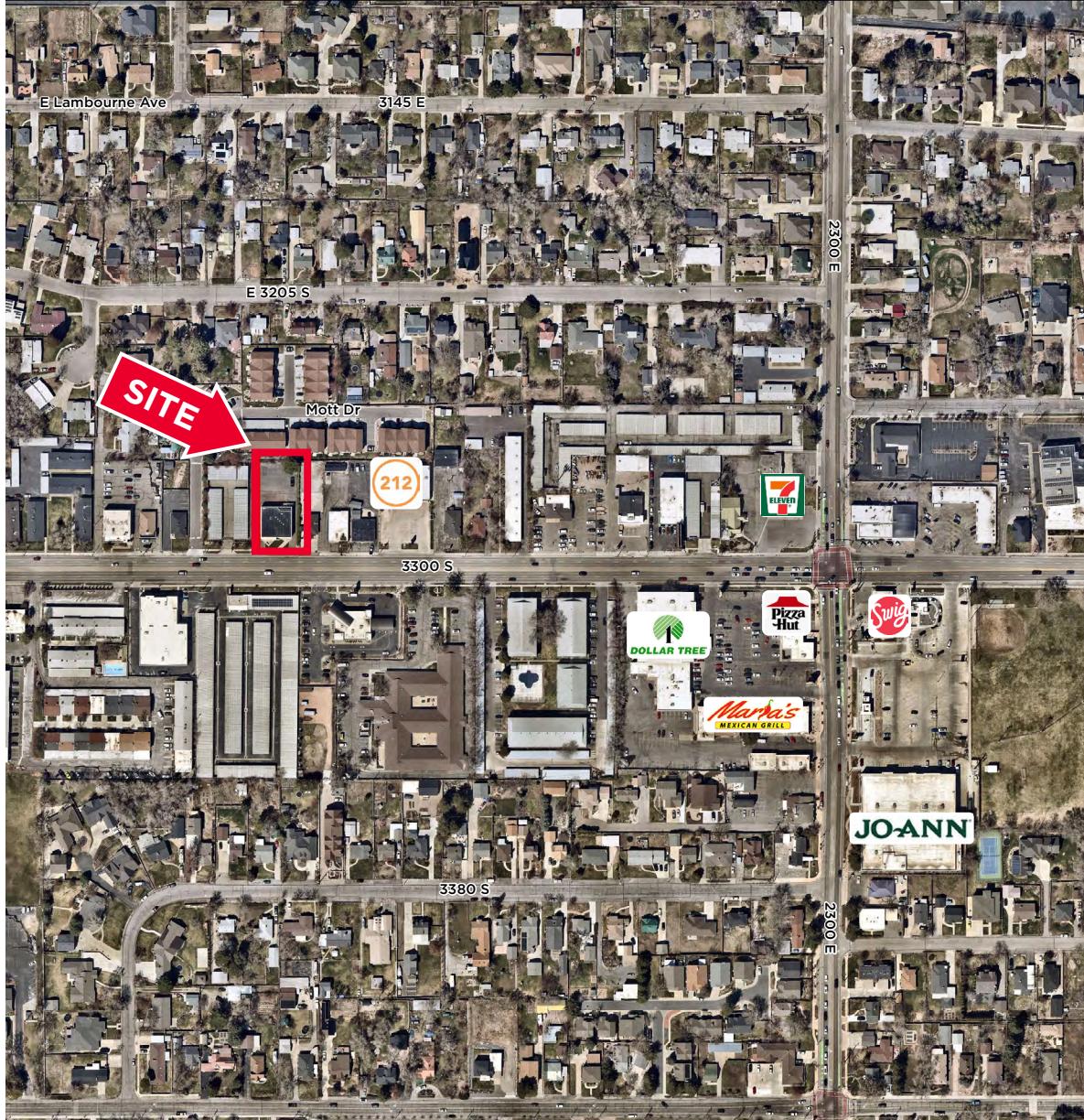
LEASE RATE

MAIN LEVEL: \$28.00 PSF/NNN \$24.00 PSF/MG
BASEMENT: \$18.00 PSF/NNN \$13.00 PSF/MG

COMMENTS

- Freestanding building with ample parking
- Situated along the bustling 3300 South corridor, this high-traffic area ensures maximum visibility and convenient access
- Surrounded by a dynamic mix of retail, dining, and professional services, this location is just minutes from I-215, providing seamless connectivity to the greater Salt Lake Valley
- Excellent use for pilates, yoga, kickboxing studio, etc.

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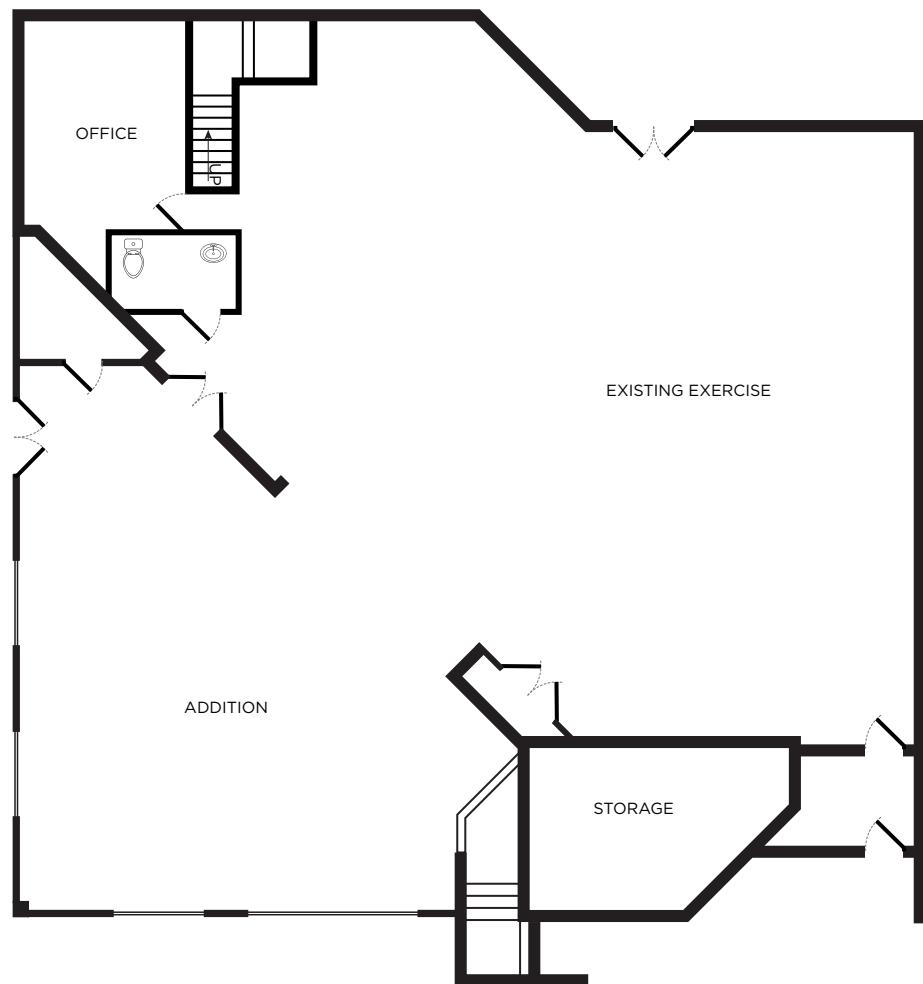


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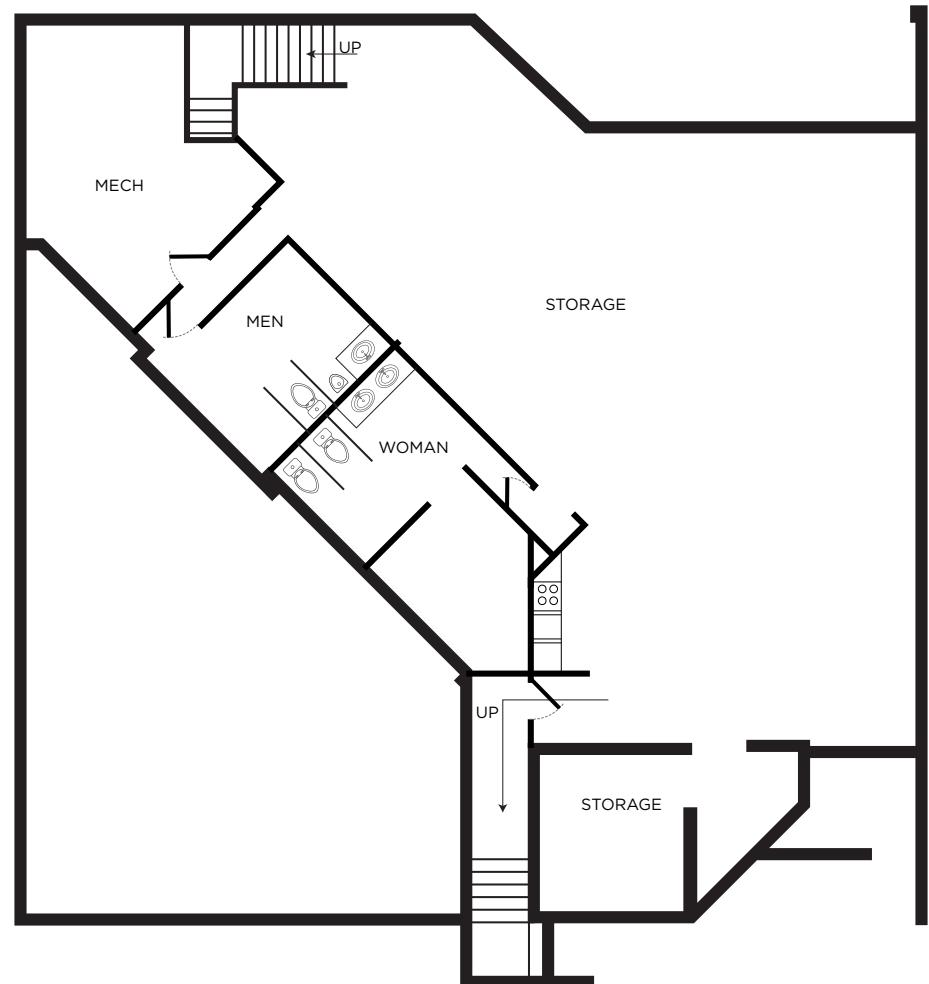
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MAIN LEVEL FLOOR PLAN



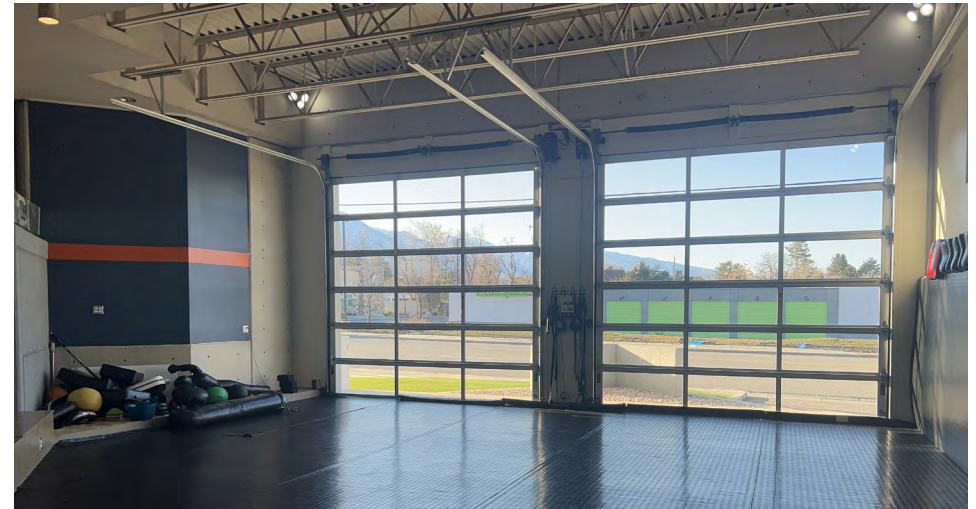
BASEMENT FLOOR PLAN



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NEIGHBORHOOD DEMOGRAPHICS



POPULATION

1 Mile

3,193



MEDIAN
HOUSEHOLD INCOME



AVERAGE
HOUSEHOLD INCOME

\$148,499

3 Miles

33,428

\$74,001

\$145,899

5 Miles

101,614

\$95,688

\$120,708

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