

TOOELE MAIN STREET RETAIL

227-245 N Main St Tooele, UT 84074



Investment Realty
ADVISORS

ELLIOT ABEL

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1,000 of Retail Space

PROPERTY SUMMARY



PROPERTY DESCRIPTION

This Tooele Retail Plaza is a well-located strip center with ample parking (126 stalls) in the center of Tooele's business and retail area. Amazing visibility on busy Main St!

AVAILABLE SUITES

Pad A is a 4,155 SF building that can be demised into 3 smaller units. Those 3 units will roughly be 1,385 SF each- one of which is a drive through unit.

Retail Space 2 is available

- Square Feet: 1,000
- Percentage of Building: 3.54% - 10.62%
- Lease Rate: Undisclosed

Projected Date Available: August 2026

OFFERING SUMMARY

Lease Rate:	\$38.50/SF
Lease Type:	NNN
Available Units:	3
Available SF:	1,000
Parking Ratio:	3/1,000
ADA Parking Stalls:	6
Total Parking Stalls:	126
ADA Compliant:	Yes
AADT:	37,500
Lease Term:	3-10+ years
Available Date:	Oct-Nov 2025

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SITE & AVAILABILITY



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ADDITIONAL PHOTOS



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LOCATION MAP



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