

LAYTON CROSSING - 957 N MAIN ST, LAYTON PROPERTY SUMMARY



PROPERTY DESCRIPTION

Welcome to Layton Crossing, this is a centrally located great retail space on 957 N Main in Layton. It's the Perfect Spot, RIGHT NEXT TO I-15 and on the corner of busy Main St and Hill Field Rd! Easy to find, and well priced. Ample Parking and a wide variety of uses permitted.

Unit 852 D is a great open layout with great storage. Great well priced location for small businesses. Come take a look! TI's and Term are Negotiable.

- Square Feet: 1540
- Lease Type: NNN Gas and Electric Paid by Tenant
- Base Rent: \$2,839.00/Month (\$ 22 sf/yr) • CAM Charge: \$478.00/Month (\$ 3.70 sf/yr)
- Total Rent Charges: 3,317.00.00/Month
- Rooms: 3 • Wi-fi: Not Included in Price
- Deposit: \$3,317 - Depending on application strength
- Available For Occupancy NOW Lease Term 1 - 5 year lease minimum

CAM Includes Trash, Water, Sewer, Garbage (not to be confused with janitorial)

Contact our team for a showing: **(435)485-7070 call or text!**

ELLIOT ABEL

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435.631.2920
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JOSEPH MILLS

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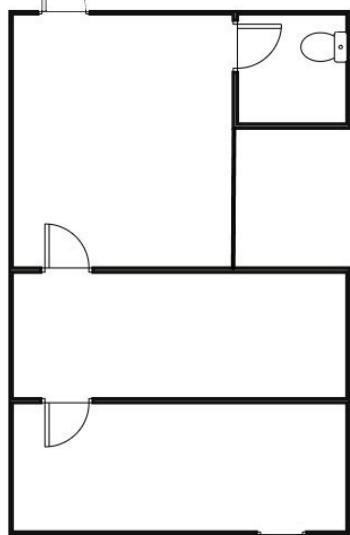
Investment Realty Advisors
411 W 7200 S, Suite 201, Midvale, UT 84047

UNIT SUMMARY

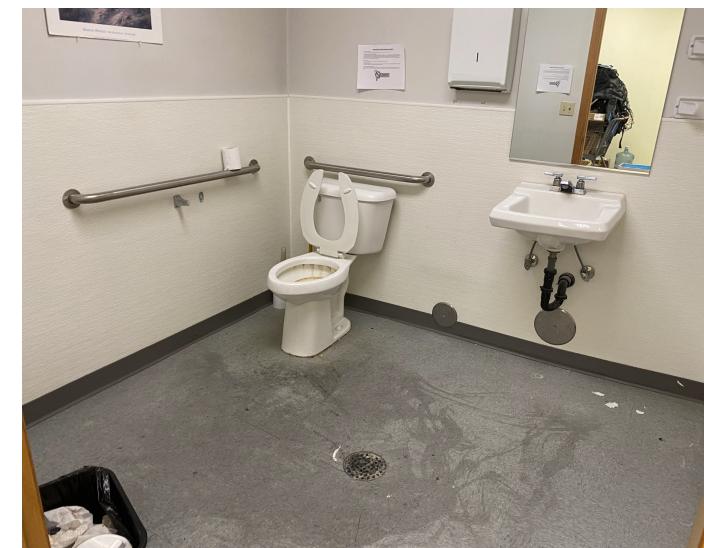
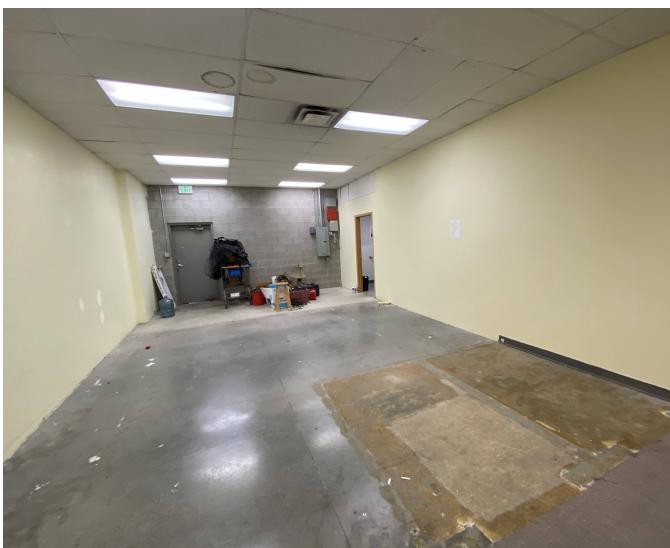
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|-----------------------|------------|
| Base Rent: | \$2,839/mo |
| CAM Fee: | \$478/mo |
| Total Monthly: | \$3,317 |
| SF Available: | 1,549 |
| # of Units Available: | 1 |

| DEMOGRAPHICS | 1 MILE | 3 MILES | 5 MILES |
|-------------------|----------|----------|----------|
| Total Households | 3,458 | 24,992 | 46,082 |
| Total Population | 10,231 | 75,084 | 147,372 |
| Average HH Income | \$58,709 | \$63,630 | \$71,130 |

LAYTON CROSSING UNIT PHOTOS



957 N Main St
Unit 852D
1,549 SF

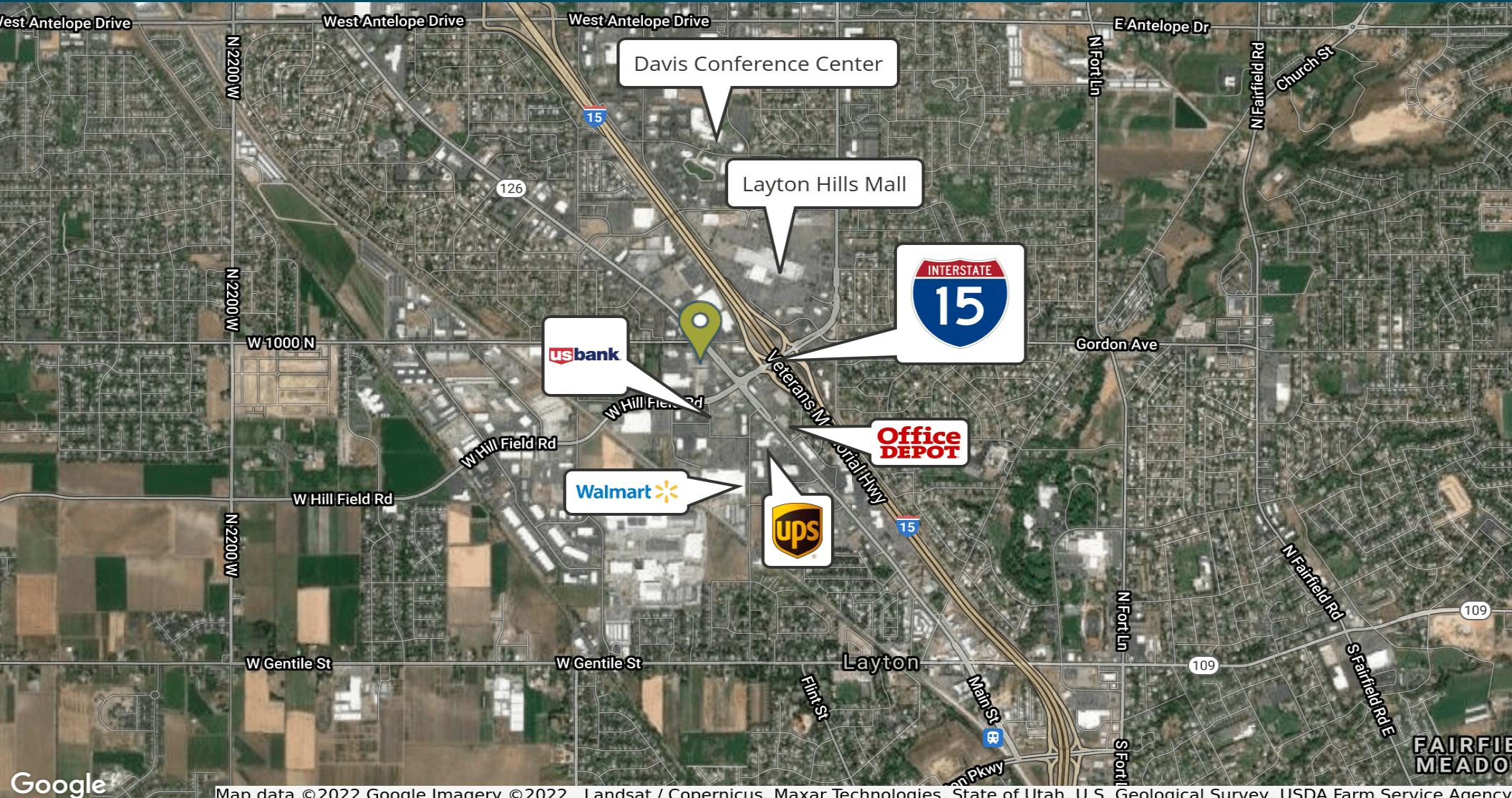


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LAYTON CROSSING LOCATION MAP



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