

# SANDY OFFICE

9872 South 700 East | Sandy, UT 84070



# SANDY OFFICE

9872 South 700 East | Sandy, UT 84070



## FOR LEASE

\$28 PSF Year/ NNN

## Property Highlights

- Total building SF: 3,200
- Available: 3,200 SF
- Lot size: 0.32 acres
- Parking: 18 stalls
- 27,000 ADT
- Power: 400 amps 208 volt 3-phase
- Stand alone building
- Building height: 17' 9"
- Exterior finishes: masonry/siding
- Zoning: CN (Commercial Neighborhood)
- Frontage along 700 East
- Access: easy access to retail and other amenities via 700 East
- Nearby to Lone Peak Medical Campus and Intermountain Health Alta View Hospital
- Location: conveniently located between the 9000 South and 10600 South exits

### 1 MILE      3 MILE      5 MILE

2023 EST. POPULATION	16,623	126,648	289,527
2028 PROJECTED POPULATION	17,192	132,268	305,974
2023 EST. DAYTIME POPULATION	7,550	79,751	155,911
2023 EST. AVG HH INCOME	\$109,740	\$133,411	\$147,331
2023 EST. HOUSEHOLDS	5,851	45,084	102,936
2023 EST. BUSINESSES	730	6,638	15,620

## Contact

**SKYLER PETERSON, SIOR**  
Executive Vice President  
m 801.656.7354  
speterson@legendcommercial.com

**TRE BOURDEAUX**  
Vice President  
m 801.824.0397  
tbourdeaux@legendcommercial.com

**PARKER TAGGART**  
Senior Associate  
m 801.928.1815  
ptaggart@legendcommercial.com

**ARTIE LUCERO**  
Senior Associate  
m 801.608.4909  
alucero@legendcommercial.com

**LEGEND**  
PARTNERS  
801.930.6750 | www.legendllp.com  
2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106

## Contact

**SKYLER PETERSON, SIOR**  
Executive Vice President  
m 801.656.7354  
speterson@legendcommercial.com

**TRE BOURDEAUX, SIOR**  
Vice President  
m 801.824.0397  
tbourdeaux@legendcommercial.com

**PARKER TAGGART**  
Senior Associate  
m 801.928.1815  
ptaggart@legendcommercial.com

**ARTIE LUCERO**  
Senior Associate  
m 801.608.4909  
alucero@legendcommercial.com

**LEGEND**  
PARTNERS  
801.930.6750 | www.legendllp.com  
2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106





- Animal hospital/veterinary office
- Home health agency
- Medical and health care offices
- Professional office
- Trade or vocational school

[> VIEW ZONING INFORMATION](#)

Contact

**SKYLER PETERSON, SIOR**  
Executive Vice President  
m 801.656.7354  
speterson@legendcommercial.com

**TRE BOURDEAUX**  
Vice President  
m 801.824.0397  
tbourdeaux@legendcommercial.com

**PARKER TAGGART**  
Senior Associate  
m 801.928.1815  
ptaggart@legendcommercial.com

**ARTIE LUCERO**  
Senior Associate  
m 801.608.4909  
alucero@legendcommercial.com

**LEGEND**  
PARTNERS ■■■■  
801.930.6750 | [www.legendllp.com](http://www.legendllp.com)  
2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106



Contact

**SKYLER PETERSON, SIOR**  
Executive Vice President  
m 801.656.7354  
speterson@legendcommercial.com

**TRE BOURDEAUX, SIOR**  
Vice President  
m 801.824.0397  
tbourdeaux@legendcommercial.com

**PARKER TAGGART**  
Senior Associate  
m 801.928.1815  
ptaggart@legendcommercial.com

**ARTIE LUCERO**  
Senior Associate  
m 801.608.4909  
alucero@legendcommercial.com

**LEGEND**  
PARTNERS ■■■■  
801.930.6750 | [www.legendllp.com](http://www.legendllp.com)  
2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106