

ROCK SPRINGS RETAIL PAD FOR SALE

1975 Foothill Blvd • Rock Springs, Wyoming 82901



HIGHLIGHTS

- 36,193 SF (0.83 ACRES)
- \$579,000 (~\$16 PSF)
- RETAIL PAD ANCHORED BY HOME DEPOT
- ZONING: B-2 COMMUNITY BUSINESS

ROB SWEENEY

801.930.6753 | rsweeney@legendllp.com

PARTNER **XTEAM**
RETAIL ADVISORS

LEGEND
PARTNERS ■■■■

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

ROCK SPRINGS, WY

LOCATION



DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2023 EST. POPULATION	4,139	16,747	26,100
2028 PROJECTED POPULATION	3,998	16,228	25,381
2023 EST. DAYTIME POPULATION	2,801	9,658	14,173
2023 EST. AVG HH INCOME	\$113,822	\$110,441	\$113,303
2023 EST. HOUSEHOLDS	1,594	6,687	10,404
2023 EST. BUSINESSES	243	927	1,202

TRAFFIC

I-80
22,700 VEHICLES PER DAY

FOOTHILL BLVD
5,800 VEHICLES PER DAY

ROB SWEENEY

801.930.6753 | rsweeney@legendllp.com

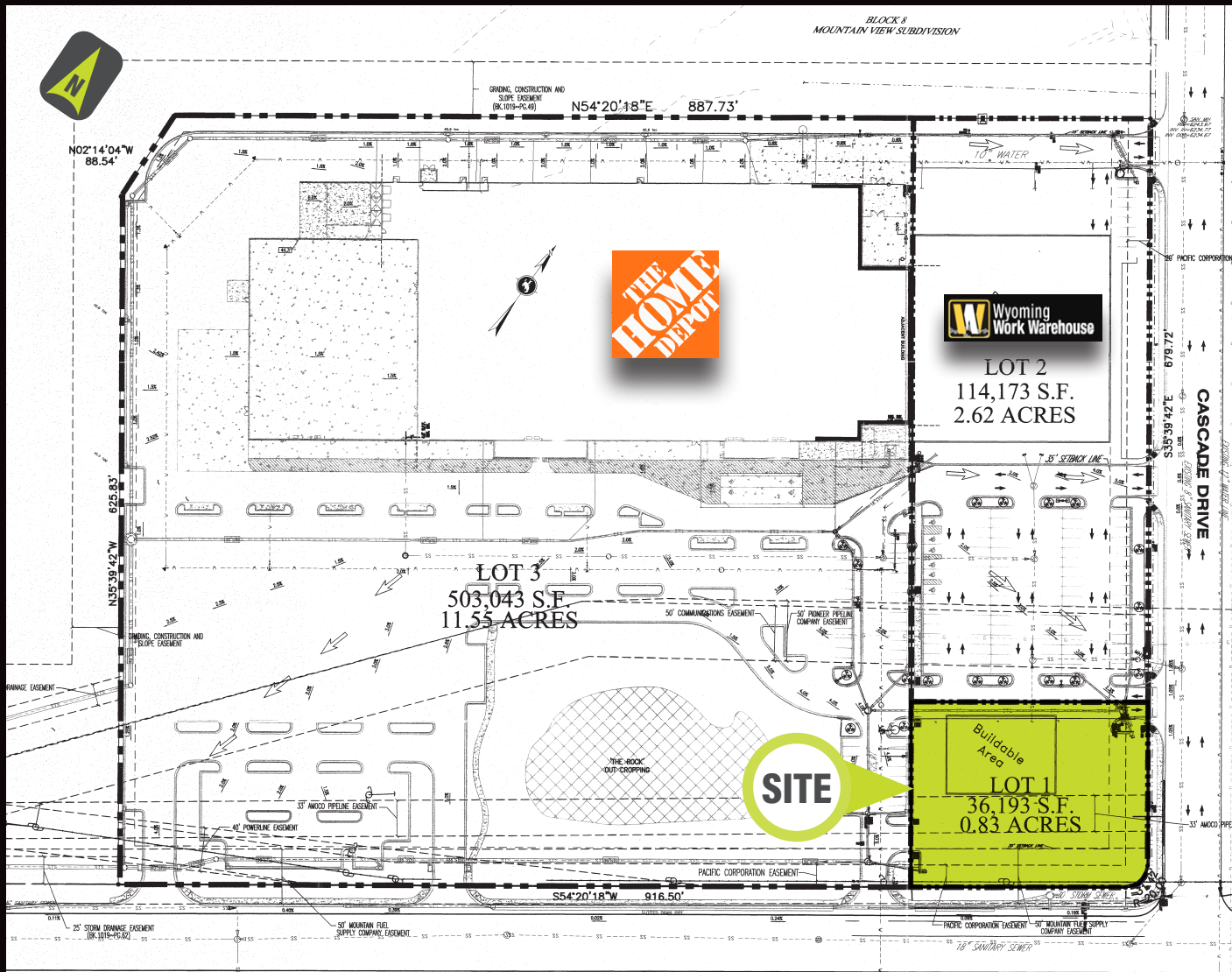
PARTNER XTEAM
RETAIL ADVISORS

LEGEND
PARTNERS

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

© Legend Partners, LLP. All rights reserved. All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof.

ROCK SPRINGS, WY



ROB SWEENEY

801.930.6753 | rsweeney@legendllp.com

PARTNER XTEAM
RETAIL ADVISORS

LEGEND
PARTNERS

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