

GEAR: 30 BUILDING



FOR LEASE



PROPERTY DETAILS

1931 WASHINGTON BLVD, OGDEN, UTAH 84401

- High Profile Retail or Office Location in Downtown Ogden
- 10,610 SF Available
- Main Floor: 9,621 SF
- Office Mezzanine: 989 SF
- Lease Rate: \$18.00 PSF NNN
- Traffic Counts: Washington Blvd. - 32,813 ADT
- Ceiling Height: 18'
- Dedicated Parking

NEARBY RETAILERS



2023 DEMOS

EST. POPULATION



1 MILE » **16,883**
3 MILE » **82,969**
5 MILE » **160,275**

EST. HOUSEHOLDS



1 MILE » **6,646**
3 MILE » **30,966**
5 MILE » **58,609**

EST. AVERAGE HH INCOME



1 MILE » **\$71,307**
3 MILE » **\$87,213**
5 MILE » **\$98,725**



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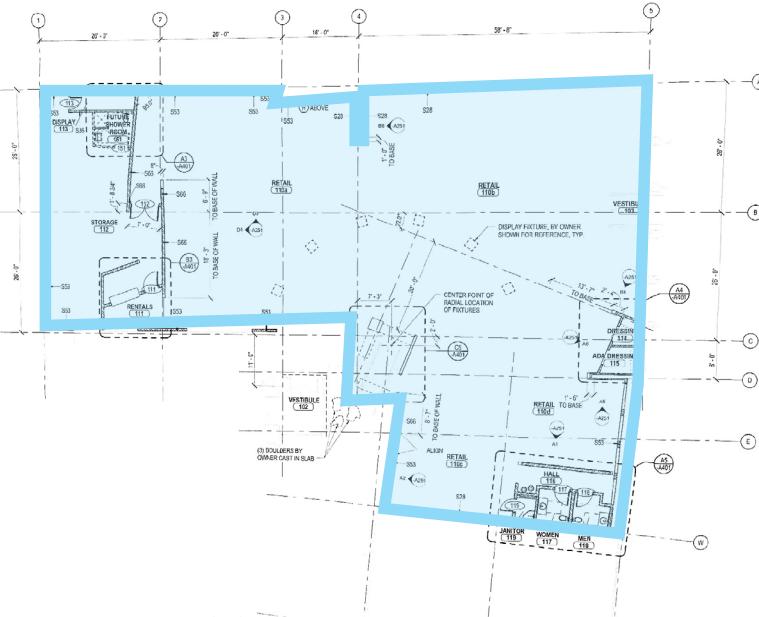
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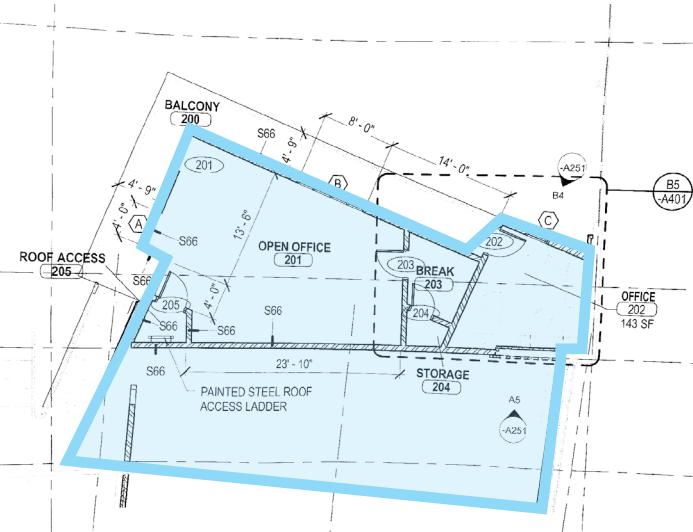
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MAIN FLOOR



OFFICE MEZZANINE



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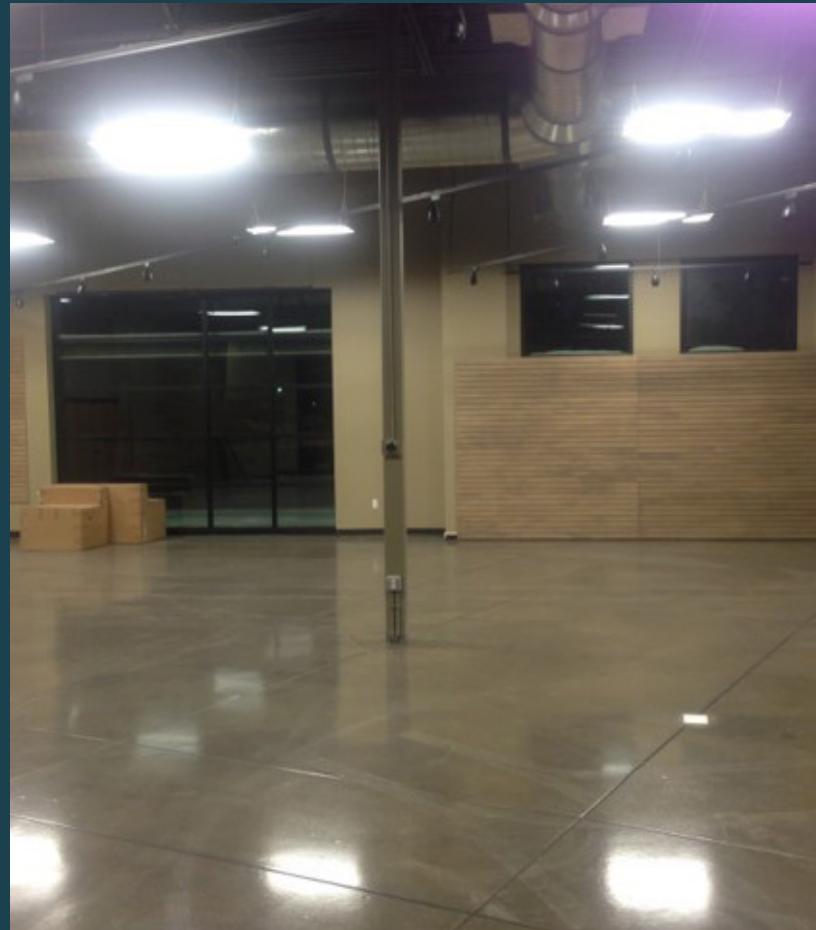
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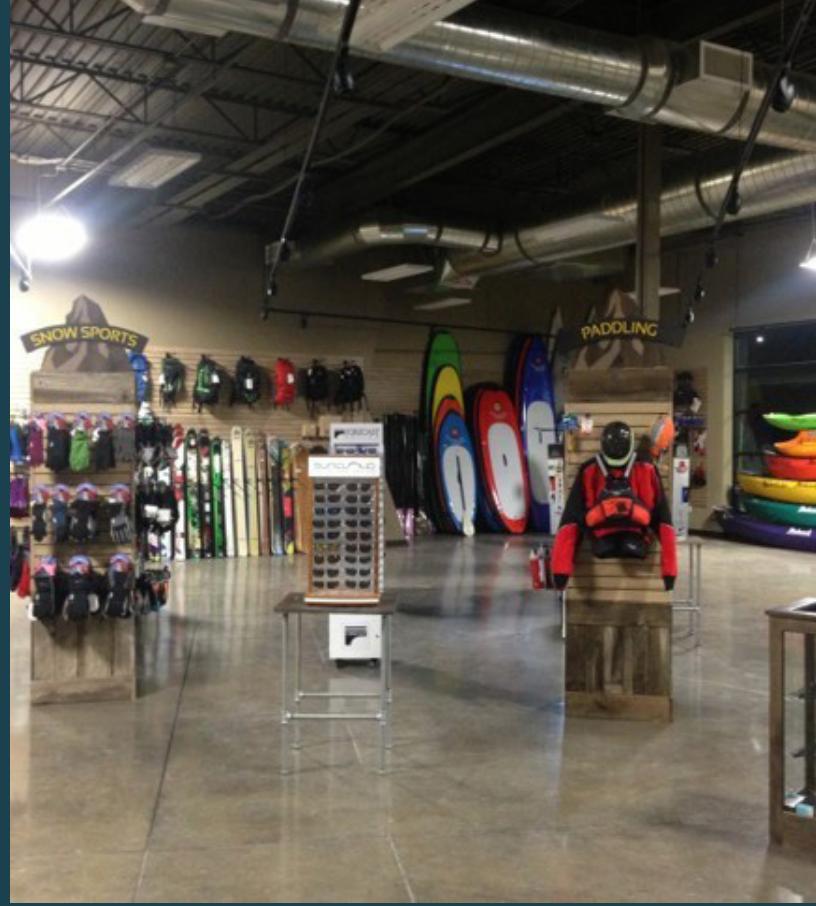
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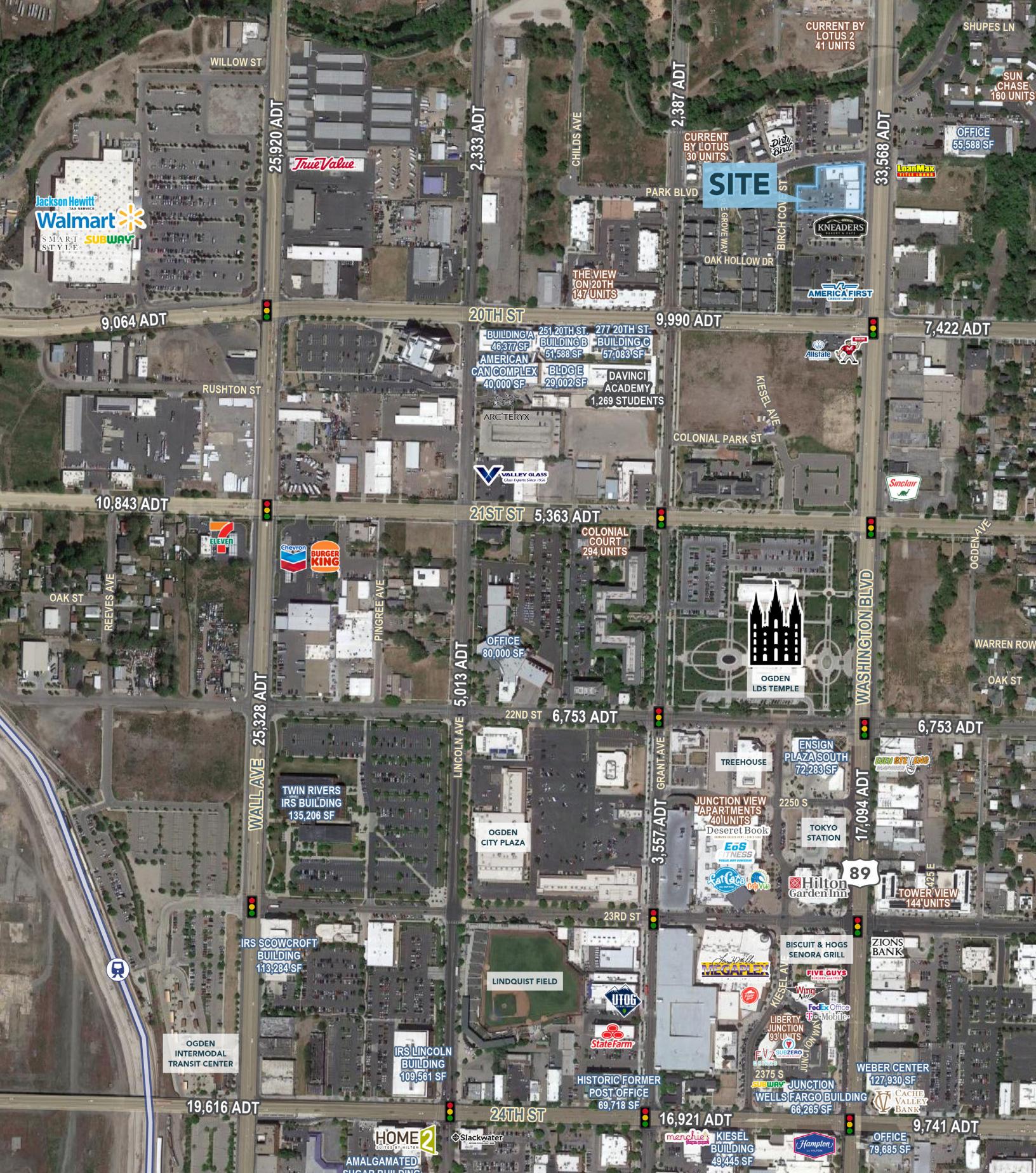
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