



Retail / Office / Medical For Lease



# Murray Crossing

196 W. Vine St | Murray, UT

Lease Rate:

**\$23.00/SF**  
Modified Gross  
*Tenant pays  
Utilities & Janitorial*

### Property Highlights

- Space from 1,836 - 2,261 SF available
- Walk to TRAX and Frontrunner
- Pets welcome
- All right turns to I-15 access
- Minutes from Intermountain Medical Center and State St. amenities
- Ready for medical, retail, or office teams
- TI package plus amortized TIs available
- Abundant daytime covered parking
- Prominent eyebrow signage
- Interior drive-thru option
- Delivery bay

### 2024 Demographics

Population		2029 Projected Population		Median Household Income		Average Household Income		Households		Median Age	
1 Mile	12,915	1 Mile	14,667	1 Mile	\$75,020	1 Mile	\$93,495	1 Mile	4,857	1 Mile	32.8
3 Miles	150,644	3 Miles	152,411	3 Miles	\$77,876	3 Miles	\$105,338	3 Miles	59,644	3 Miles	34.8
5 Miles	406,509	5 Miles	412,148	5 Miles	\$85,102	5 Miles	\$114,486	5 Miles	154,948	5 Miles	34.8

# Murray Crossing

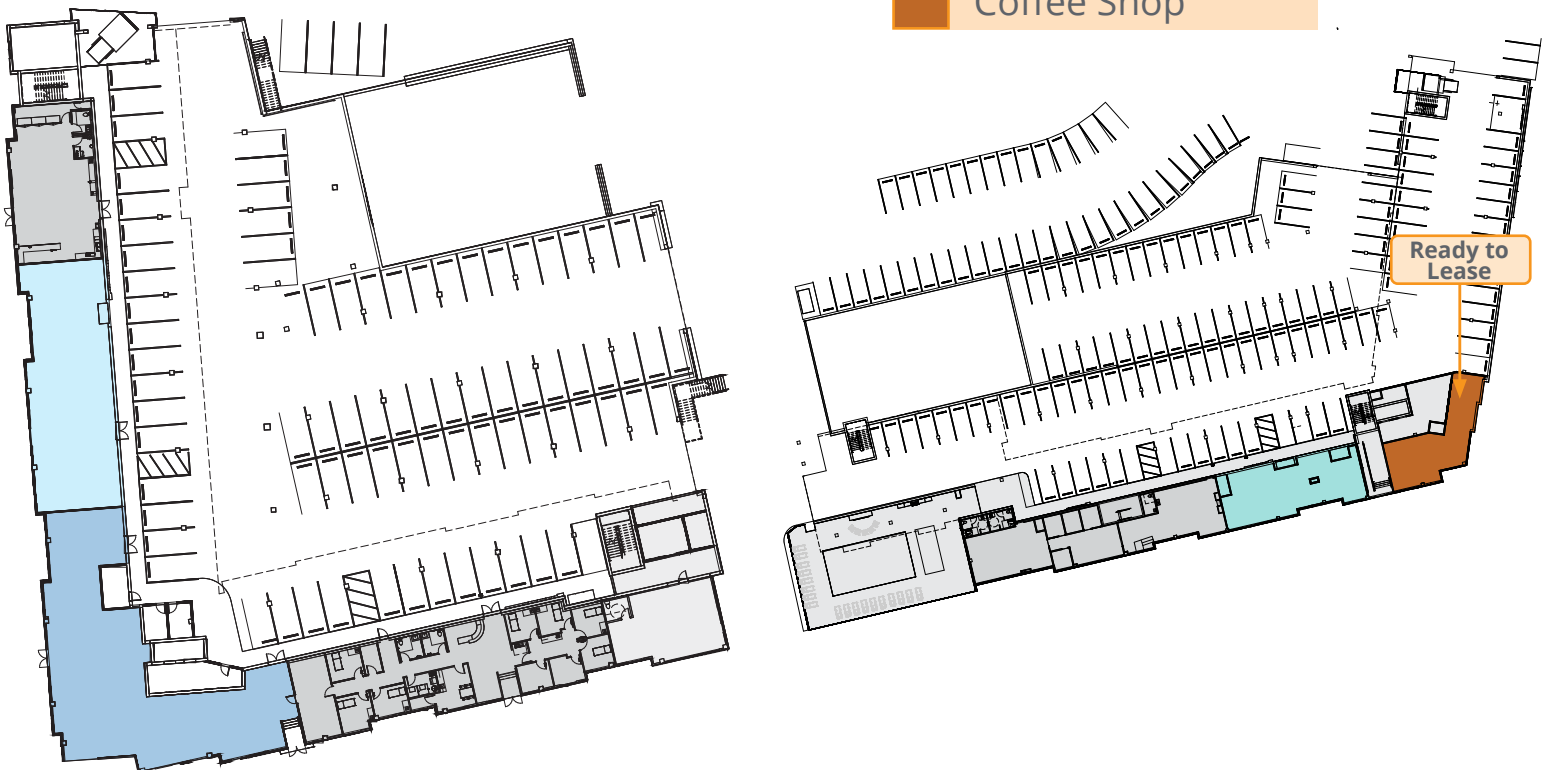
Located at the street level of The Seasons at Murray Crossing, a Resort Style Mixed-Use Community with nearly 300 Luxury Apartments

## FLOOR PLAN

2,091 SF  
2,261 SF

1,836 SF  
Leased

Coffee Shop



# SEASONS

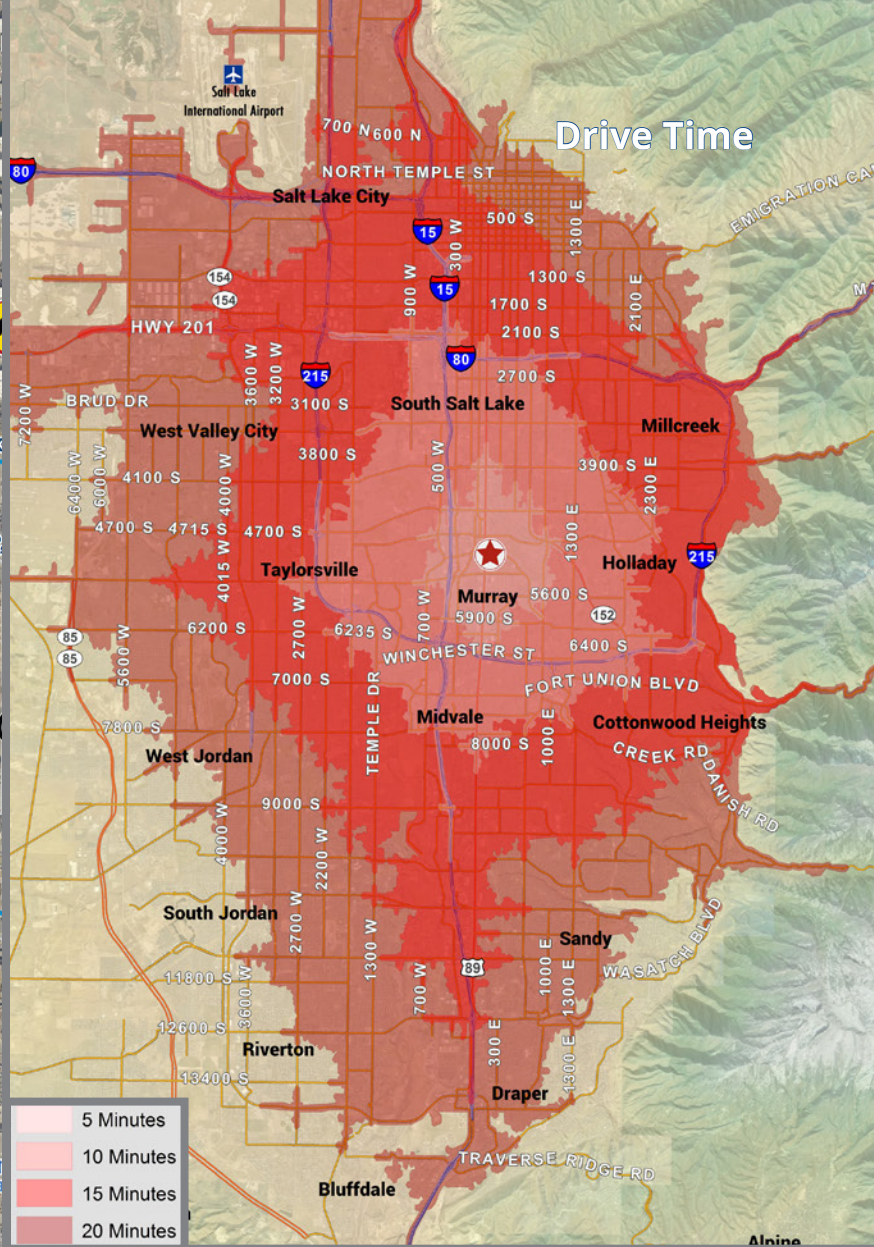
AT MURRAY CROSSING

## A PERFECT LOCATION YOU WILL NEVER WANT TO LEAVE

Seasons at Murray Crossing offers the warmth of home, the luxury of a resort, and proximity to major transportation hubs along the Wasatch front. This apartment community is conveniently located close to TRAX lines, FrontRunner, restaurants and shopping. Murray Crossing is a secure community with covered parking, the latest floor plans and award winning design.

Apartment rental information: 801 455 0202





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