



REFINED
COMMERCIAL

**2301 WEST OLD HIGHWAY
MORGAN COUNTY, UT**

Prepared for:

Jeff & Ann Wardell | March 2021



REFINED
COMMERCIAL

CONTACT INFORMATION



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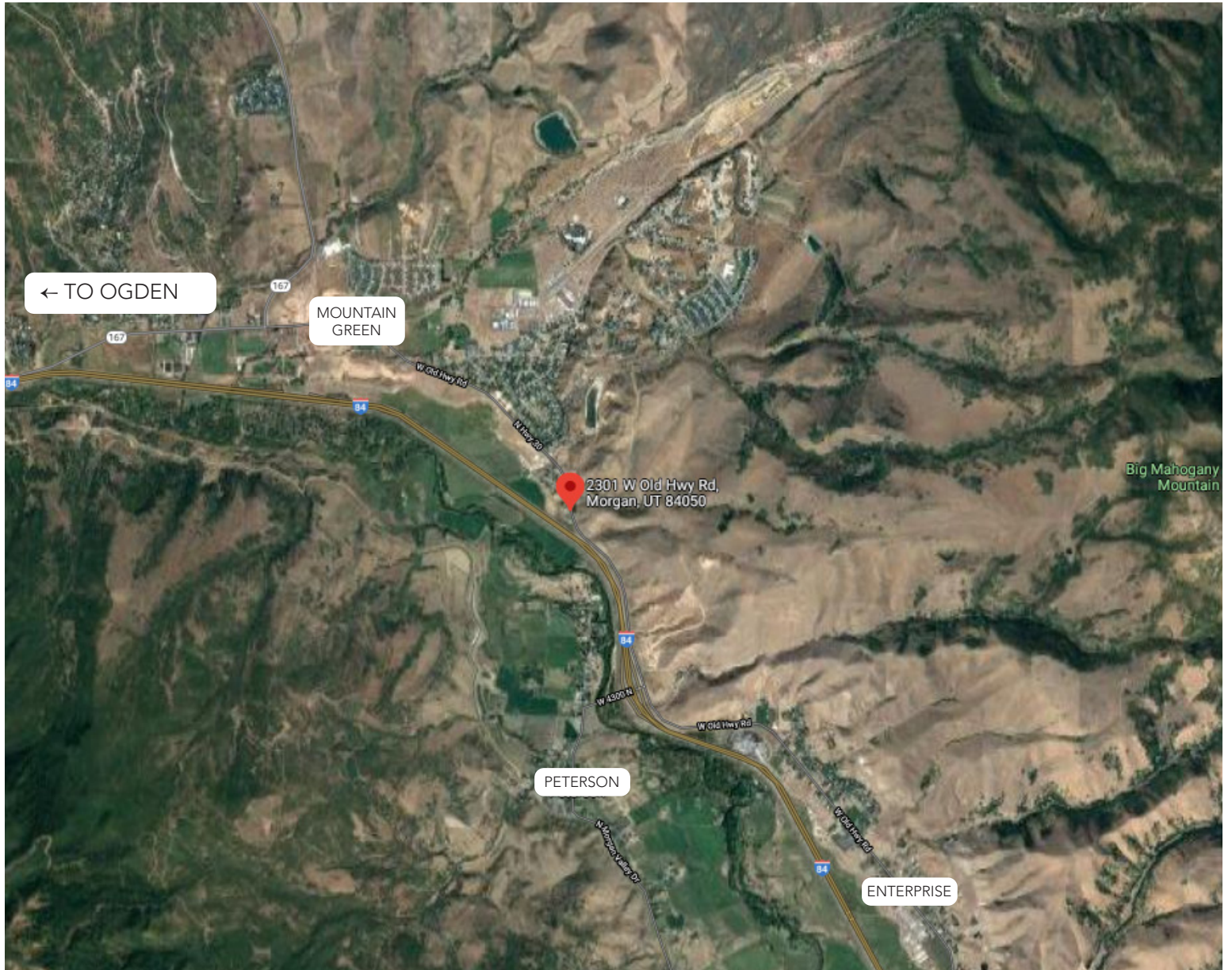
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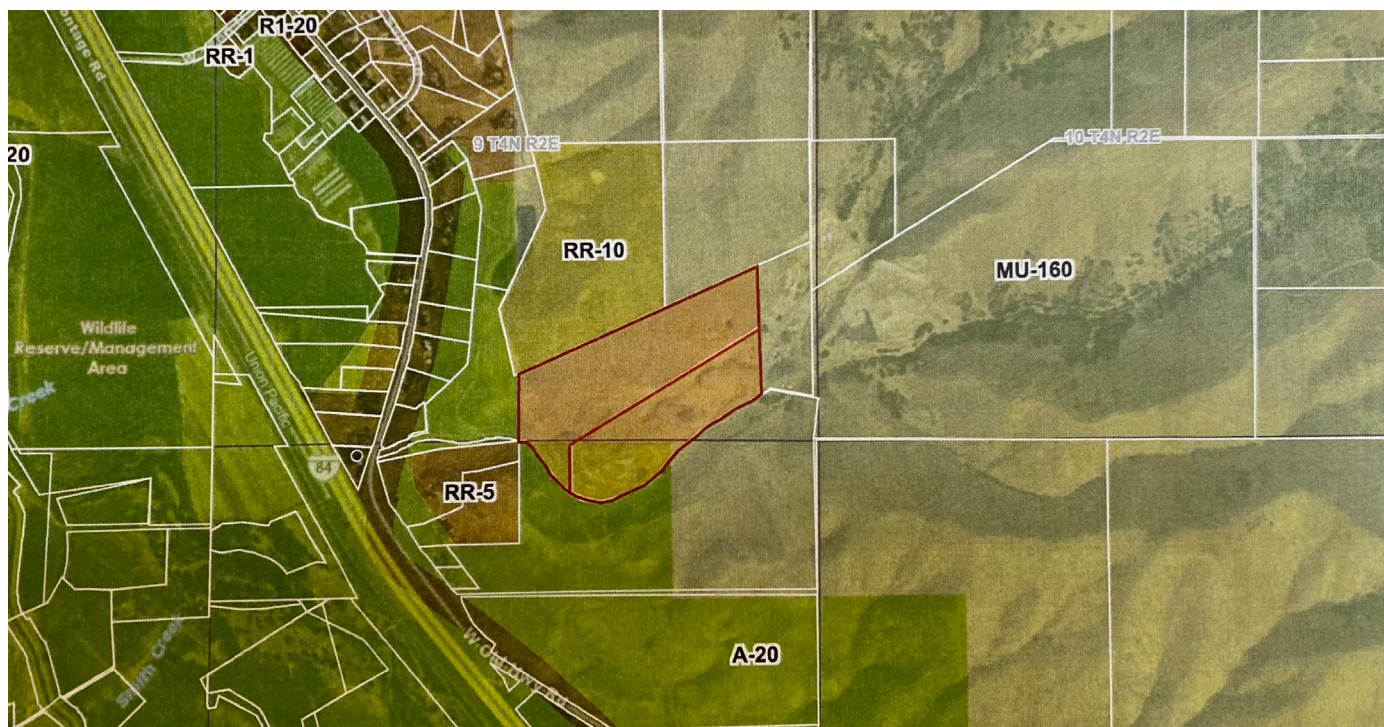
LOCATION



PROPERTY PICTURES

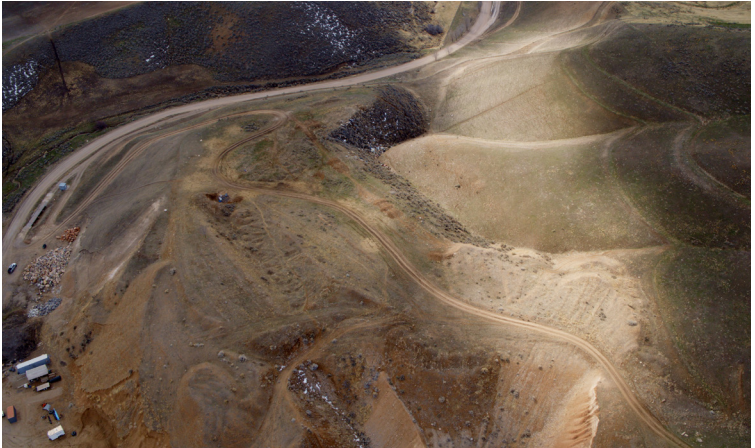
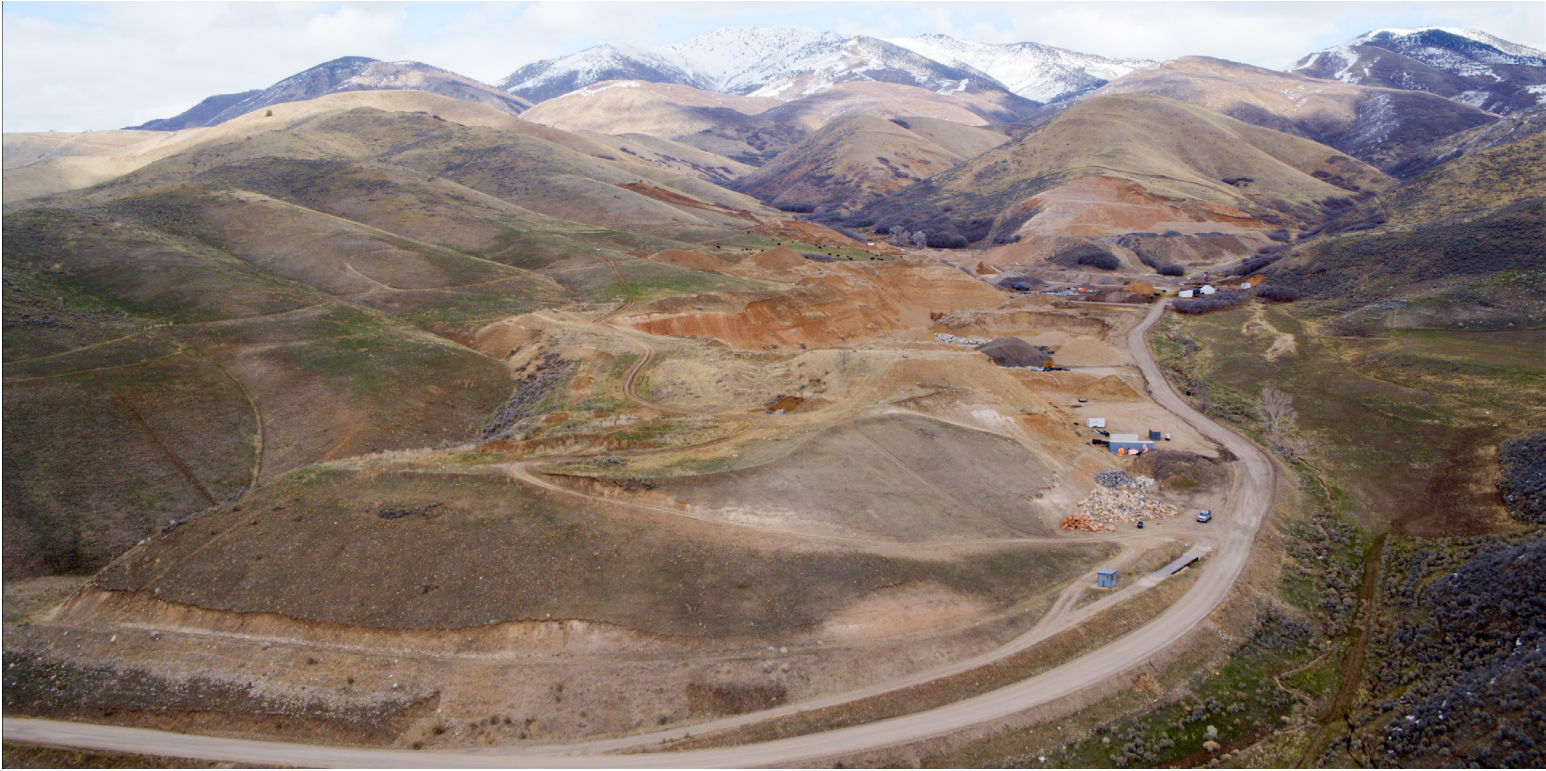


PROPERTY OVERVIEW



PROPERTY ADDRESS :	2301 West Old Highway Morgan, UT 84050
PARCEL NUMBERS :	62-1498 + 70-6967
COMBINED PARCEL SIZE :	~ 61.38 Acres
ZONING CODE :	MU-160 (Mixed use) A-20 (Agriculture Districts)
LAND USE :	MU-160 Mixed Use District A-20 Agricultural District
STRUCTURES :	None
TAX CODE AREA :	1
PROPERTY TAX YEAR :	2020
PARCEL TYPE :	Land

PROPERTY PHOTOS



PROPERTY OVERVIEW

The subject property located at 2301 West Old Highway, Morgan County, UT, with a total site area of 61.38 acres.

PROPERTY HIGHLIGHTS:

- Combined Land Size: 61.38 AC
- Zoning: MU-160 & A-20
- Parcels: **#62-1498**

25.04 (10 acres gravel pit, 2 acres commercial, 15.04 acres greenbelt)

#70-6967

36.34 acres (greenbel)

