

COMMERCE OFFICE BUILDING

FOR LEASE



PROPERTY DETAILS

1100 COUNTRY HILLS DRIVE, OGDEN, UT 84403

- \$22.00 PSF | Full Service
- 845 SF – 7,582 SF
- Access From Harrison Blvd. & Country Hills Dr. (42nd Street)
- Parking 3:1,000
- Furniture Negotiable in Select Suites
- Close Proximity to McKay Dee Hospital, Dee Events Center and Weber State University

MAJOR TENANTS



2023 DEMOS

EST. POPULATION



1 MILE » 12,627
3 MILE » 79,805
5 MILE » 140,020

EST. HOUSEHOLDS



1 MILE » 4,475
3 MILE » 29,478
5 MILE » 51,730

EST. AVERAGE HH INCOME



1 MILE » \$113,439
3 MILE » \$103,172
5 MILE » \$100,047



MOUNTAIN WEST
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312 East South Temple
Salt Lake City, Utah 84111
Office 801.456.8800
www.mtnwest.com

GENERAL PROPERTY DETAILS

Total Building Size 38,148 SF

- 3 Stories
- Availability: 845 SF - 7,582 SF
- Year Built: 1995
- Parking 3:1,000
- Professional Co-Tenants
- Building Class: B
- Building Signage: Negotiable
- Office Furniture Available for Purchase



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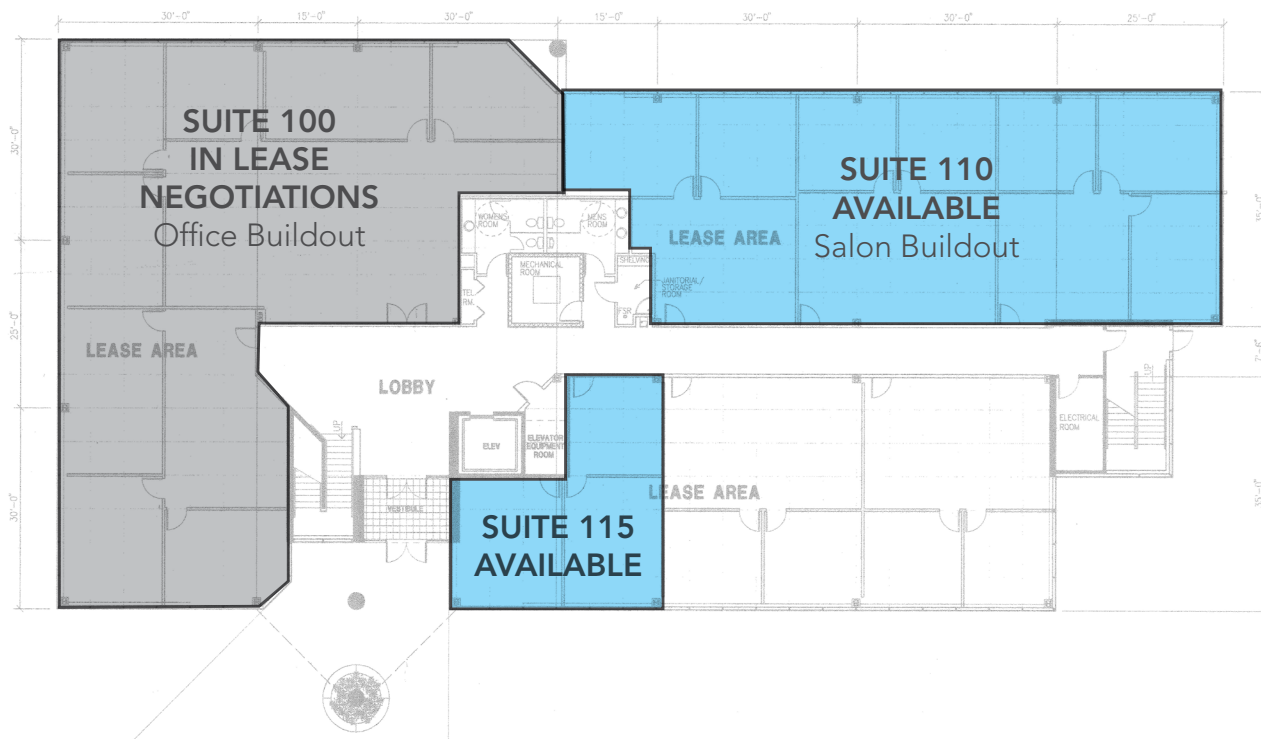
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1ST FLOOR

SUITE	FLOOR	USF (ESTIMATED)
100	1	5,383 (space in negotiations)
110	1	2,199
115	1	845



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2ND FLOOR

SUITE

205

FLOOR

2

USF (ESTIMATED)

3,323



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3RD FLOOR

SUITE	FLOOR	USF (ESTIMATED)
305	3	7,582



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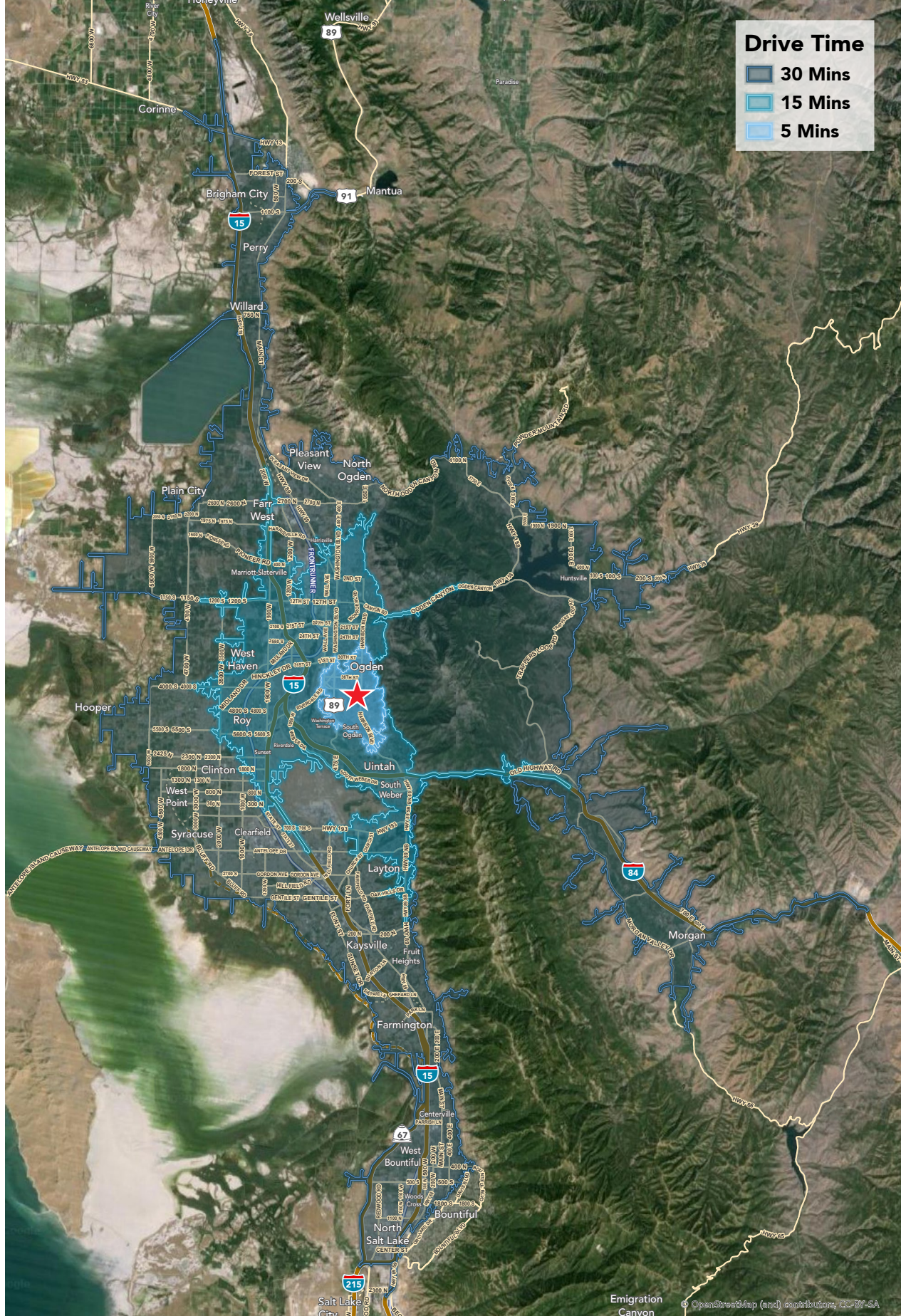
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Drive Time

30 Mins

15 Mins

5 Mins



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