

RESTAURANT FOR SUBLEASE

DRAPER CROSSING

138 East 12300 South | Draper, Utah 84020

QUIETLY MARKETING - DO NOT DISTURB BUSINESS



Property Highlights

- 2nd Generation Restaurant For Sublease
- Size: 1,535 SF
- Lease Term: Ends 10/31/2033
- Lease Rate: \$37.15 PSF NNN with 3% Annual Increases
- NNNs: \$7.35 PSF
- Fully Remodeled in 2023 - Floor Drains, 3 Compartment Sink, Walk-In Freezer, Grease Trap Installed. No Hood in Place. Full Floor Plans Available.

JACE BANKHEAD

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2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106

PARTNER **XTEAM**
RETAIL ADVISORS

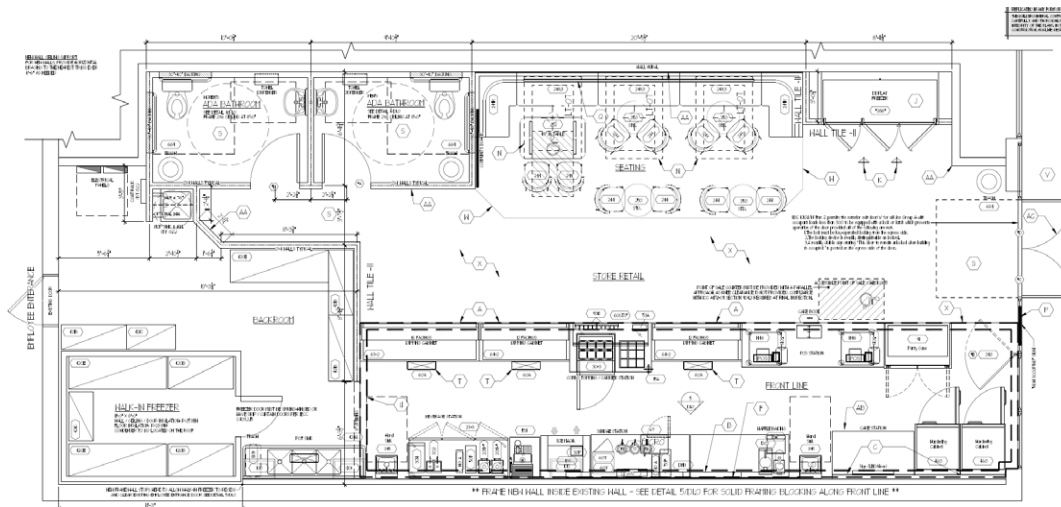


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DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2026 POPULATION	10,891	90,328	217,724
2026 HOUSEHOLDS	3,586	29,535	72,758
2026 AVG HH INCOME	\$141,546	\$163,681	\$168,669
2026 BUSINESSES	1,203	5,632	11,598
2026 DAYTIME POPULATION	14,955	63,045	119,812



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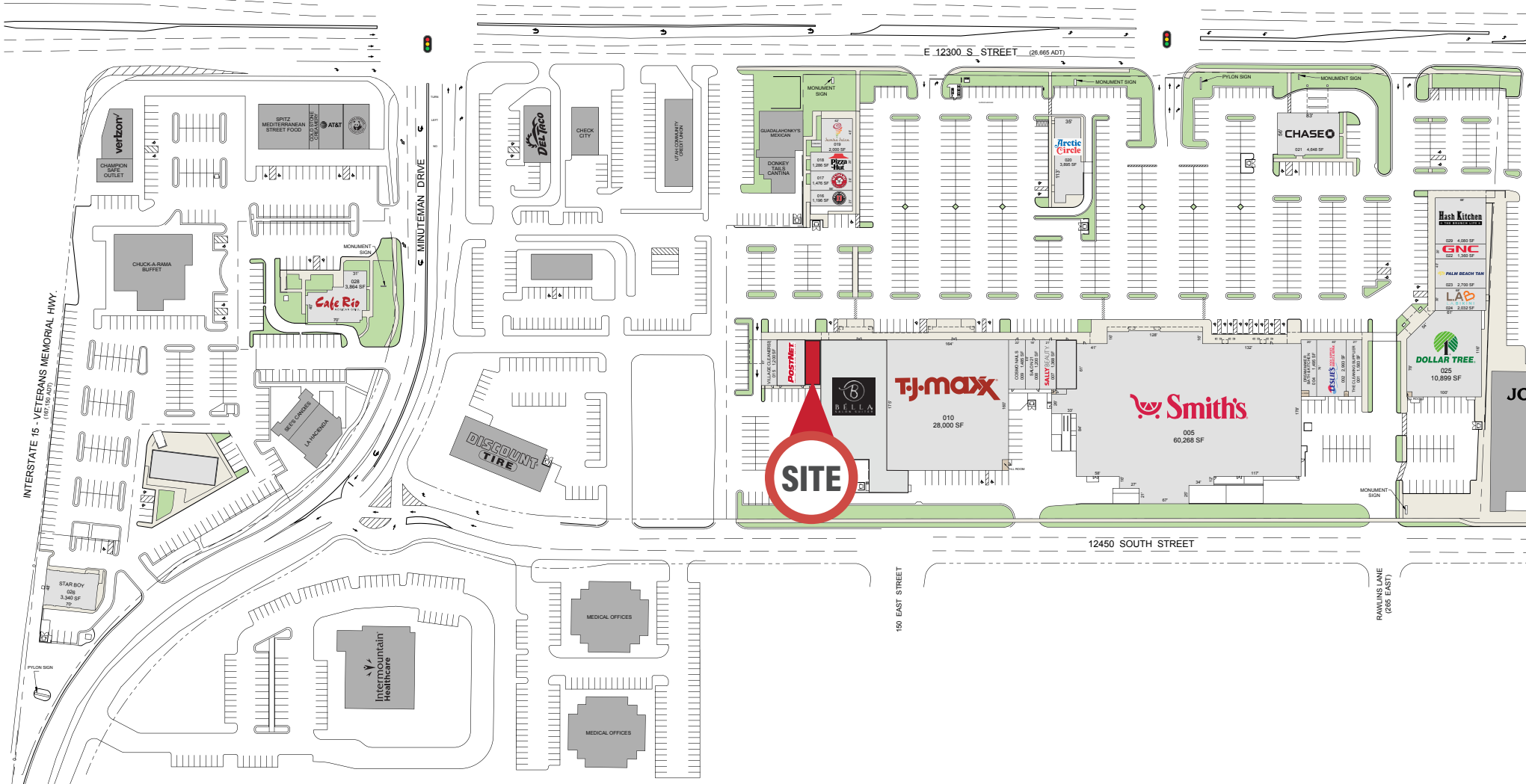
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