

RETAIL FOR LEASE

VALLEY WEST PLAZA

4090 West 5415 South | Kearns, Utah 84118

- UNDER NEW MANAGEMENT / OWNERSHIP
- BUILDING RENOVATIONS UNDERTAKEN



Property Highlights

- Available Sizes:
1,770 SF
2,000 SF (Former Smoke Shop)
3,770 SF (Combined Spaces)
- Lease Rate: Contact Agent
- Excellent Traffic Counts
- Easy Access to Bangerter Hwy

HUNTER TODD

801.808.8146

htodd@legendcommercial.com

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801.930.6750

www.legendcommercial.com

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

PARTNER **XTEAM**
RETAIL ADVISORS

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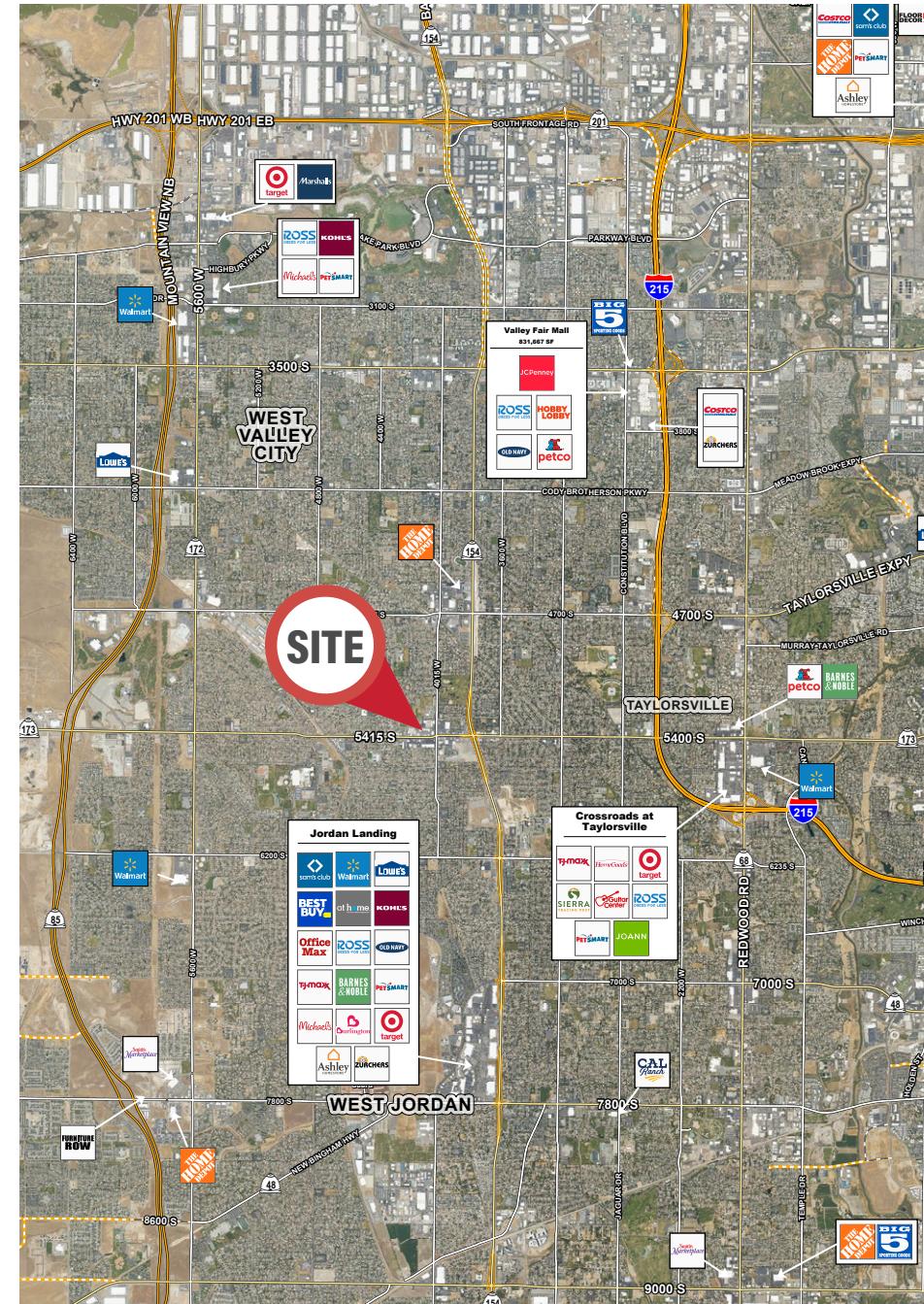
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DEMOGRAPHICS

1 MILE 3 MILE 5 MILE

	1 MILE	3 MILE	5 MILE
2025 POPULATION	19,511	160,119	359,885
2030 PROJECTED POPULATION	18,260	148,960	340,947
2025 HOUSEHOLDS	6,098	49,635	114,571
2025 AVG HH INCOME	\$114,965	\$116,264	\$114,579
2025 BUSINESSES	320	2,996	10,188
2025 DAYTIME POPULATION	2,657	26,252	120,180



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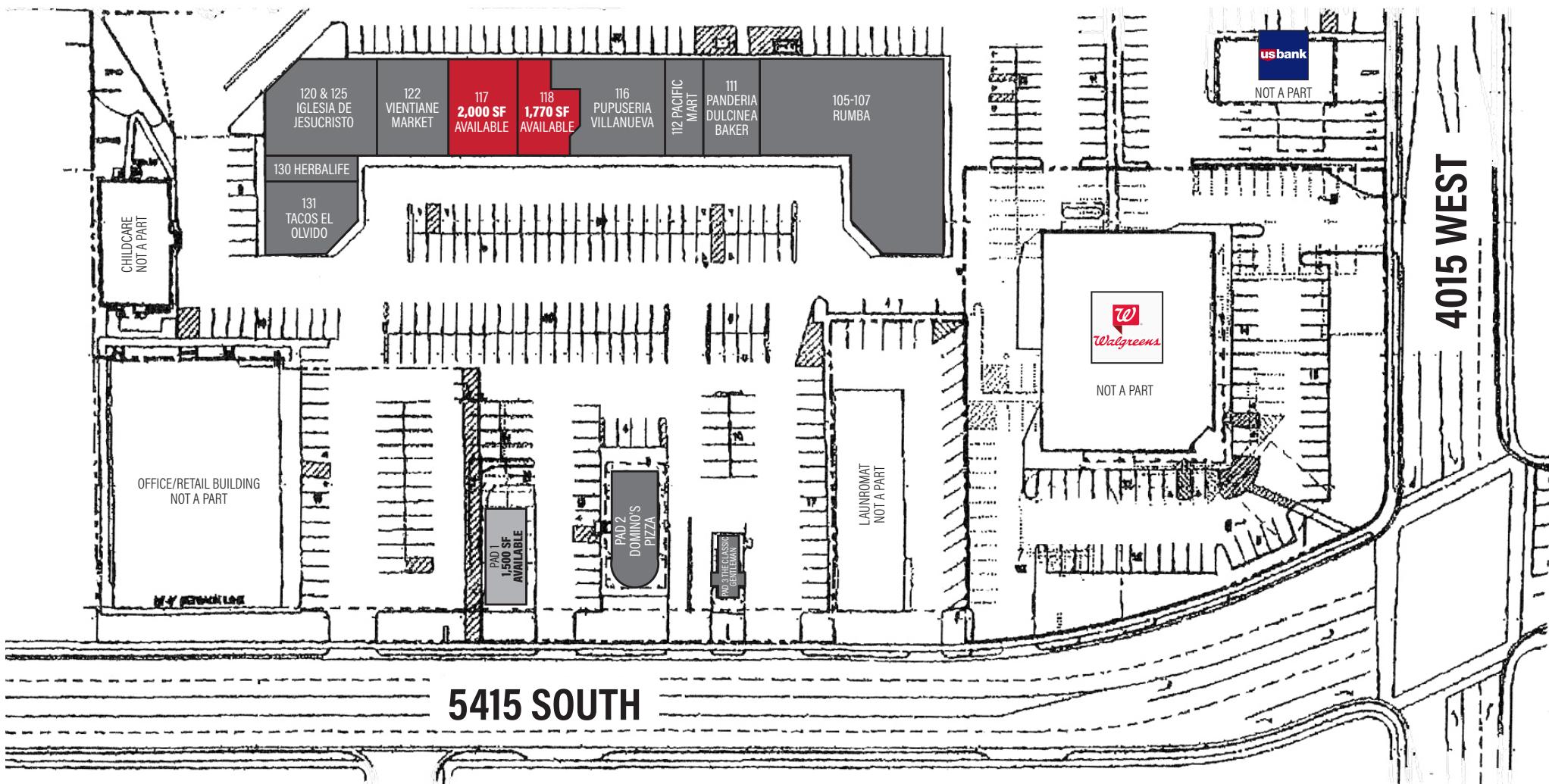
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