

# PRIME INLINE RETAIL SPACE IN LAYTON

852 W. Hill Field Rd. Layton, UT 84041



Investment Realty  
ADVISORS

## **ALLISON LARSEN**

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## **ELLIOT ABEL**

Associate Broker  
435.485.7070  
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*Up to 1,240 SF of Retail Space*



## PROPERTY SUMMARY



## PROPERTY DESCRIPTION

Welcome to Layton Crossing, this is a centrally located great retail space on 852 W. Hill Field Rd. in Layton. It's the Perfect Spot, easy to find, and well-priced. Ample Parking and a wide variety of uses permitted.

## AVAILABLE UNITS

852 C is a 1,240 SF unit nestled into Layton Crossing. This unit is one of the smallest available units at this plaza. Layton crossing is located just off 1-15 and Hill Field Rd.

## OFFERING SUMMARY

Lease Rate:	\$24/SF/YR
CAM Charges:	\$4.70/SF/YR
Lease Type:	NNN
Available Units:	1
Available SF:	1,240
Total Building Size:	63,762 SF
Lot Size:	5.285 Acres
Parking Ratio:	5/1000
Total Parking Stalls:	317
ADA Parking Stalls:	10
AADT:	26,155
Lease Term:	3-10+ Years
Occupancy Date:	Now

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## SITE & AVAILABILITY



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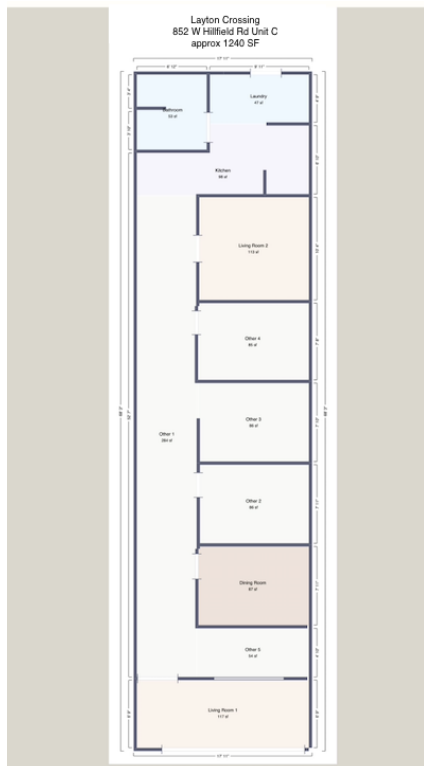
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# SUITE 852C



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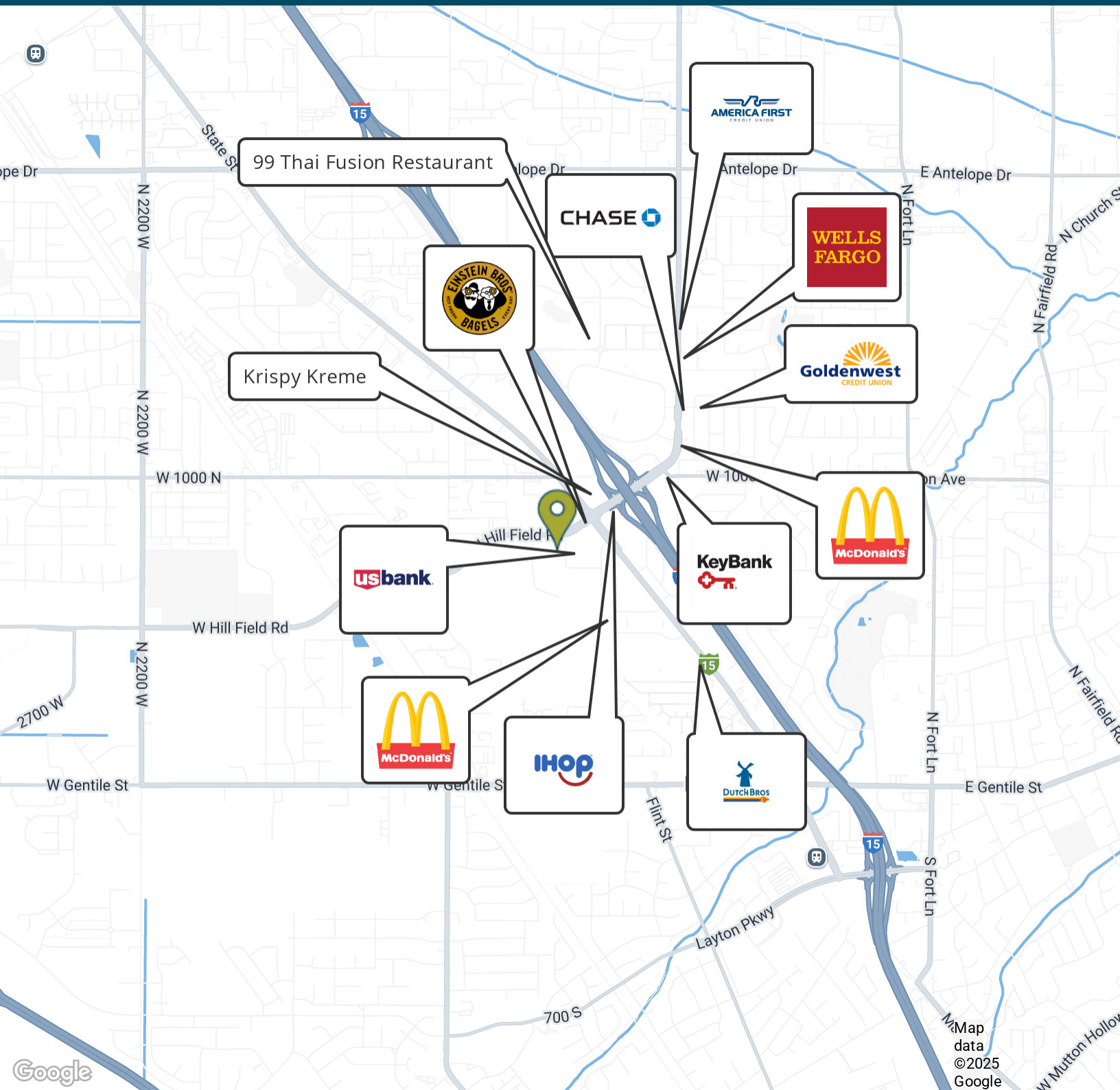
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# LOCATION MAP



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