



ERIK HULBERT

ehulbert@mtnwest.com direct 801.692.6886 View Profile

PRESTON MILLER, MRED

pmiller@mtnwest.com direct 801.783.5492 View Profile

PROPERTY DETAILS

1865 WEST RIVERDALE ROAD, ROY, UT 84067

- Contact Agent For Pricing
- 0.51 Acres
- Currently TNT Car Wash
- Traffic Counts:
 - » 1900 West: 41,982 ADT
 - » Riverdale Road: 22,831 ADT

SURROUNDING TENANTS



















2023 DEMOS

EST. POPULATION

1 MILE » 10,660 3 MILE » 91,672

5 MILE » 201,249

EST. HOUSEHOLDS

1 MILE » 3,989

3 MILE » 30,650 5 MILE » **67,367**

EST. AVERAGE HH INCOME

1 MILE » **\$91,309** 3 MILE » \$101,061 5 MILE » \$108,096

FULL SERVICE COMMERCIAL REAL ESTATE

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















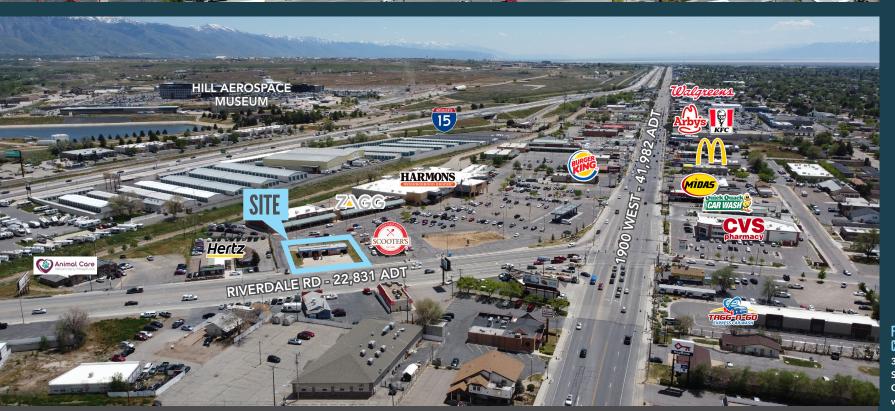


ERIK HULBERT

ehulbert@mtnwest.com direct 801.692.6886 *View Profile*

PRESTON MILLER, MRED

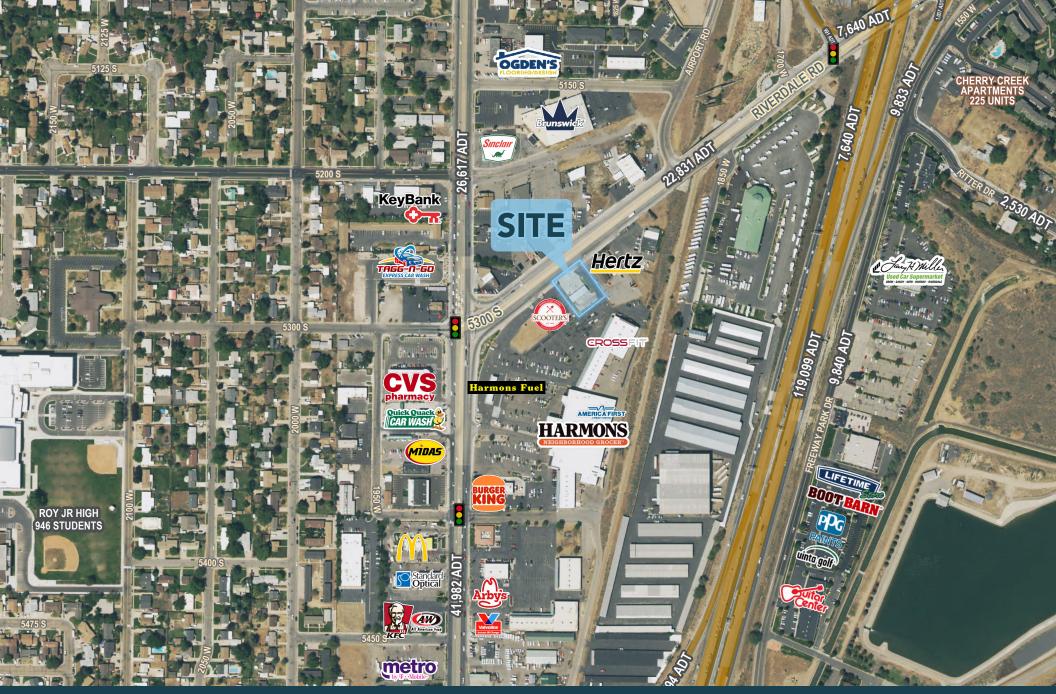
pmiller@mtnwest.com direct 801.783.5492 View Profile



FULL SERVICE COMMERCIAL REAL ESTATE 312 East South Temple Salt Lake City, Utah 84111

Salt Lake City, Utah 84111 Office 801.456.8800 www.mtnwest.com

his statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable to be reliable to the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable to the property described above shall be conducted through this office.





ERIK HULBERT

ehulbert@mtnwest.com direct 801.692.6886 View Profile

PRESTON MILLER, MRED

pmiller@mtnwest.com direct 801.783.5492 <u>View Profile</u>

FULL SERVICE COMMERCIAL REAL ESTATE

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