



OFFICE BUILDING FOR SALE

2120 E 3900 S # A301

Holladay, UT 84124



360° VIRTUAL TOUR

Property Description

Great Office Condo with vaulted ceilings available for sale in Holladay! Property has an updated lighting package, interior bathroom, and employee break area.

Property Highlights

- Recently Updated
- 7 Offices + Conference Room
- 5 Covered Parking Spaces
- Upgraded Lighting Package
- Efficient Layout
- Lease also available

Offering Summary

| | |
|-----------------|-------------|
| Sale Price | \$495,000 |
| Number of Units | 1 |
| Building SF | 2,048 SF |
| Lease Rate | \$17.00 NNN |

Demographics

| | 1 Mile | 1.5 Miles | 2 Miles |
|-------------------|-----------|-----------|-----------|
| Total Households | 6,002 | 14,094 | 25,478 |
| Total Population | 16,987 | 38,299 | 66,550 |
| Average HH Income | \$148,388 | \$144,562 | \$138,450 |

ANDY EVANS

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| | |
|---------------------|-----------------|
| Property Type | Office |
| Property Subtype | Office Building |
| APN | 16343560080000 |
| Building Size | 2,048 SF |
| Lot Size | 479 SF |
| Building Class | B |
| Year Built | 1997 |
| Year Last Renovated | 2022 |
| Number of Floors | 1 |
| Number of Buildings | 1 |

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- Efficient Layout
- Lease can be discussed

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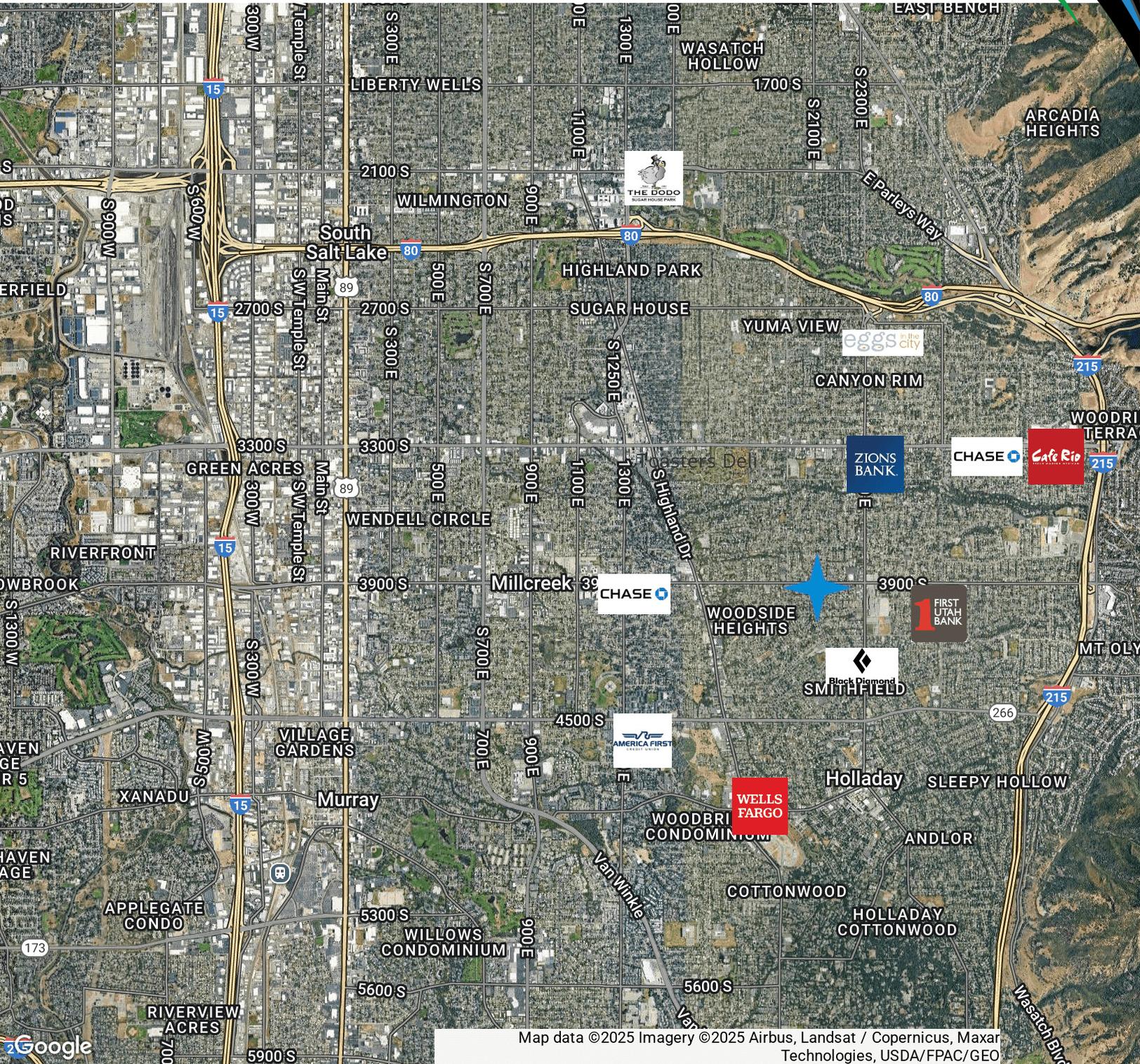




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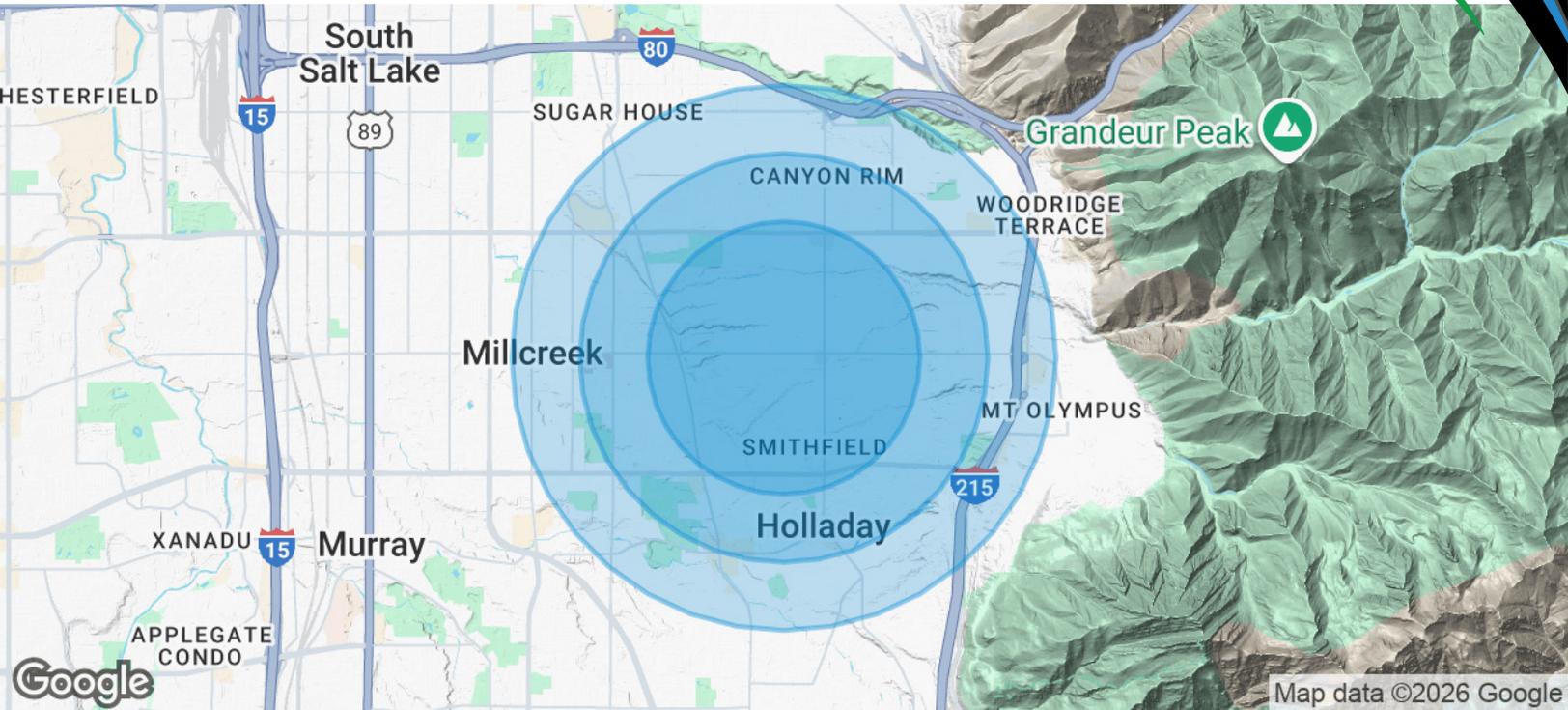




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Population

| | 1 Mile | 1.5 Miles | 2 Miles |
|----------------------|--------|-----------|---------|
| Total Population | 16,987 | 38,299 | 66,550 |
| Average Age | 39 | 39 | 40 |
| Average Age (Male) | 38 | 38 | 38 |
| Average Age (Female) | 40 | 40 | 41 |

Households & Income

| | 1 Mile | 1.5 Miles | 2 Miles |
|---------------------|-----------|-----------|-----------|
| Total Households | 6,002 | 14,094 | 25,478 |
| # of Persons per HH | 2.8 | 2.7 | 2.6 |
| Average HH Income | \$148,388 | \$144,562 | \$138,450 |
| Average House Value | \$854,912 | \$808,687 | \$783,543 |

Demographics data derived from AlphaMap

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