

# Orem Office / Retail Space

1345 N State Street | Orem, UT

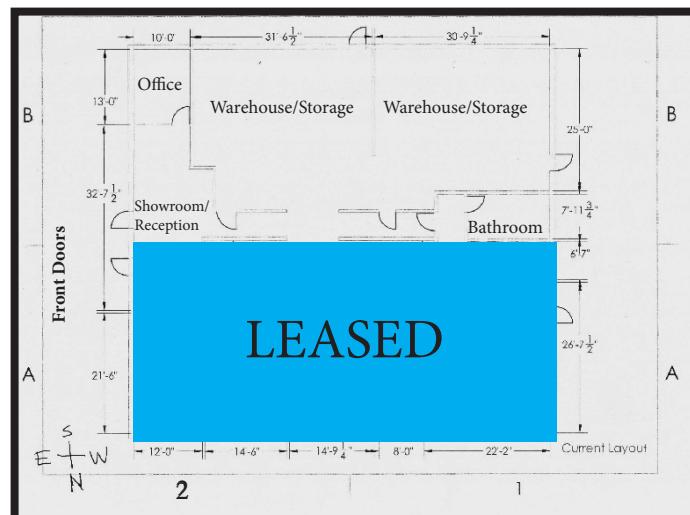
**FOR LEASE**



## PROPERTY HIGHLIGHTS

- ±2,640 sq ft
- Available Summer 2025
- Private Restroom
- 9 Surrounding Parking Spots
- 27,000 AADT on State Street

**Lease Rate:**  
**\$3,850.00 Per**  
**Month + Utilities**



3768 N University Ave. Suite 204  
Provo, Utah 84604  
[www.andersoncrg.com](http://www.andersoncrg.com)

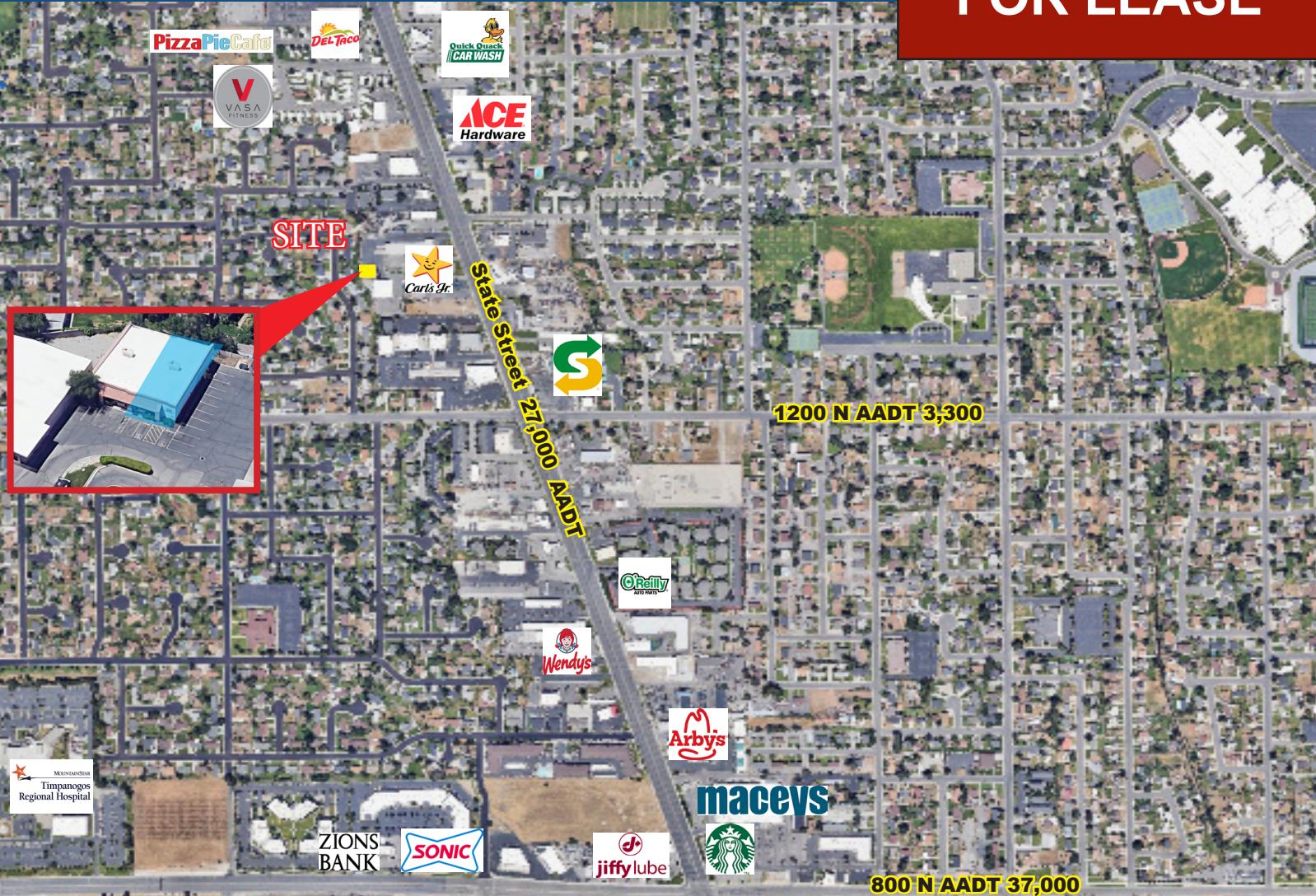
**Caden Bryan**  
Agent  
[caden@andersoncrg.com](mailto:caden@andersoncrg.com)  
**(435) 881-7294**

The offering is presented solely for informational purposes and is submitted subject to errors, omissions, change of price, rental or other terms, withdrawal without notice, and to any special listing conditions imposed by the seller. No warranty or representation, express or implied, is made as to the accuracy of the information contained herein and buyers and tenants are encouraged to conduct their own due diligence and research regarding the property.

# Orem Office / Retail Space

1345 & 1357 N State Street | Orem, UT

**FOR LEASE**



## DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Households			
2022	6,617	30,157	53,643
Population			
2022	23,048	100,479	176,447
Income			
2022	\$78,670	\$77,743	\$74,707

## maceys Nearby



**ANDERSON CRG**  
COMMERCIAL REALTY GROUP

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