

FOR LEASE



## PROPERTY DETAILS

1272 W. 3300 S., Ogden, UT 84401

**LEASE RATE: \$1.20/SF NNN**

- Brand new 18,000 SF building
- 4,500-18,000 SF available
- Estimated CAM fee of \$0.18/SF
- Four (4) 12'x12' overhead doors
- Four (4) 9'x10' dock high doors
- Near Ogden-Hinckley Airport
- 0.8 miles from I-15
- Located in Ogden Industrial Park
- February 1, 2026 Delivery
- 800 AMP Service
- 20' clear height

## 2025 DEMOS



### EST. POPULATION

1 MILE » 869  
3 MILE » 79,394  
5 MILE » 190,951



### EST. HOUSEHOLDS

1 MILE » 362  
3 MILE » 29,522  
5 MILE » 69,897



### EST. AVERAGE HH INCOME

1 MILE » \$93,802  
3 MILE » \$94,907  
5 MILE » \$106,456

# NEWMARK



## MOUNTAIN WEST

**BRAXTON WILLIE, CCIM**

bwillie@newmarkmw.com

direct 801.803.3334

[View Profile](#)

**CHRIS FALK, CCIM, SIOR**

cfalk@newmarkmw.com

direct 801.499.6514

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**FULL SERVICE**

**COMMERCIAL REAL ESTATE**

1410 S University Park Blvd, Ste 120

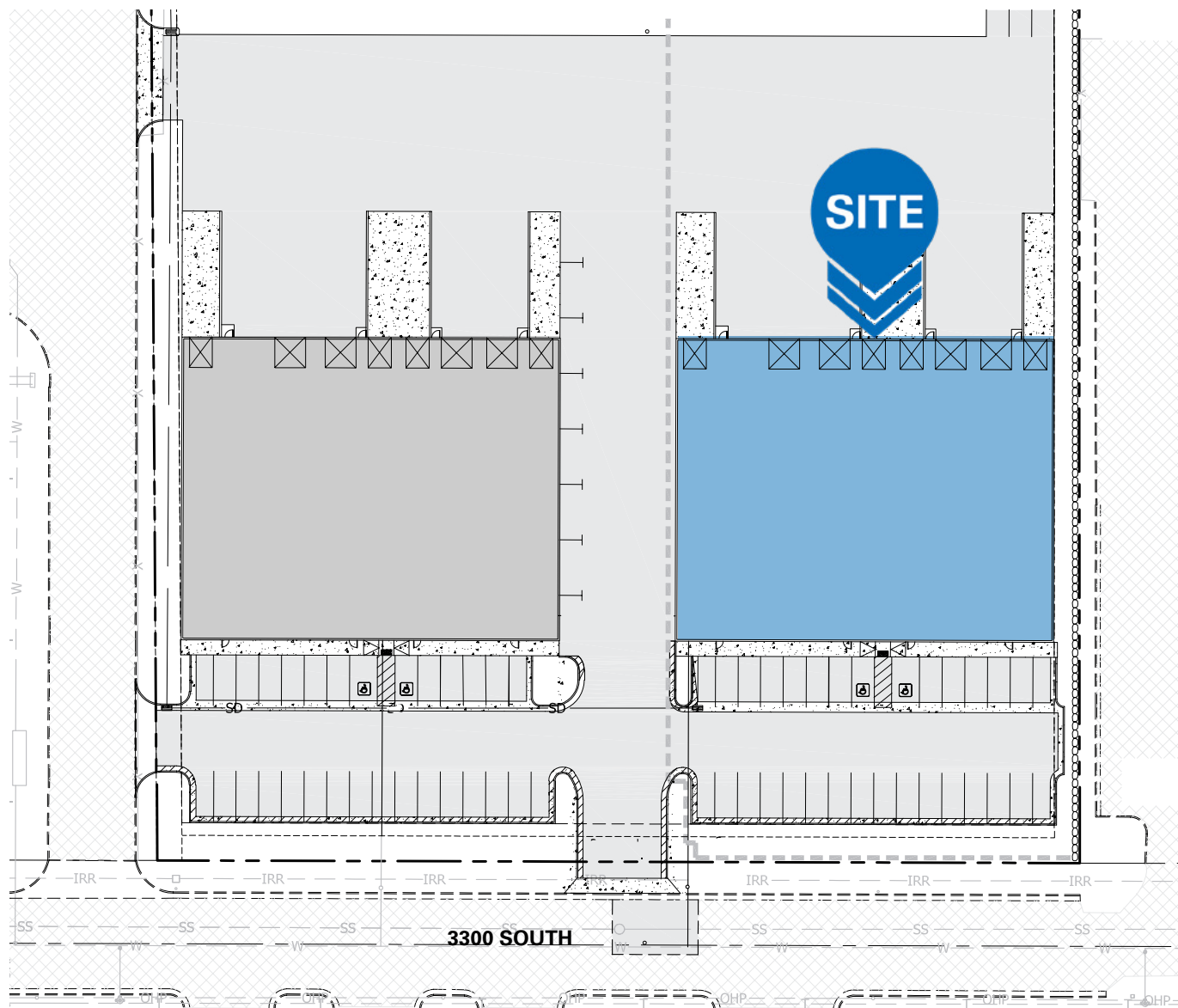
Clearfield, Utah 84015

Office 801.578.5580

[www.newmarkmw.com](http://www.newmarkmw.com)

# 3300 SOUTH INDUSTRIAL

## SITE PLAN



**NEWMARK**



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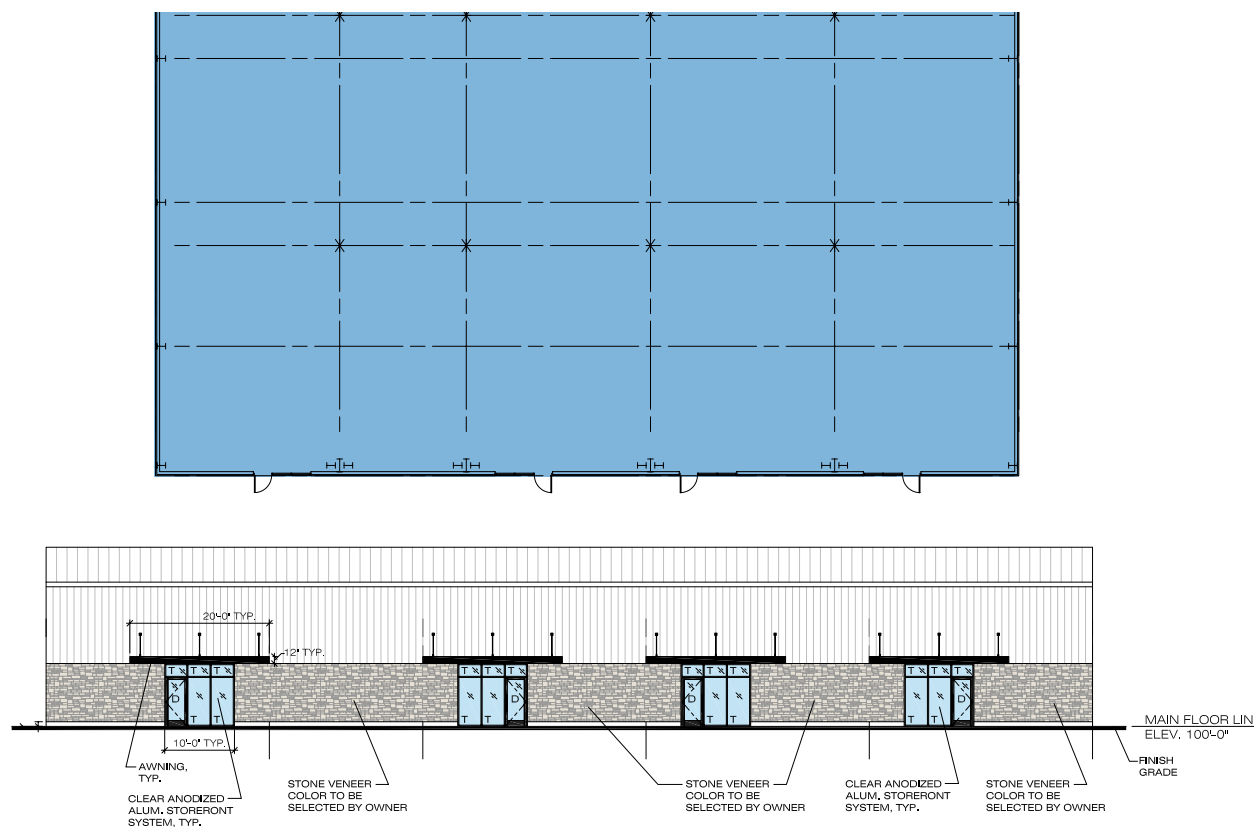
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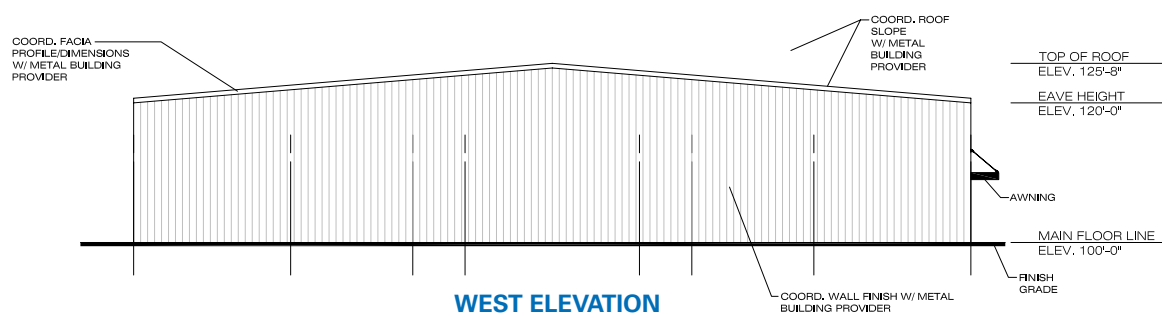
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**SOUTH ELEVATION**



**WEST ELEVATION**

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COMMERCIAL REAL ESTATE**

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# OGDEN-HINCKLEY AIRPORT



**±300**  
Daily Operations



**1**  
Nonstop Destination



**1**  
Gate

Ogden-Hinckley Airport is a regional airport with commercial flights, general aviation service, and affordable, high-quality space for other aviation and aerospace use. Ogden-Hinckley Airport is one of Utah's busiest municipal airports, and the home for over 300 private aircraft based at the airport. With the addition of commercial and charter passenger service beginning in late 2012, the airport has grown rapidly. A \$5 million improvement project was recently completed, expanding the existing terminal and improving traffic patterns to include more space for picking up and dropping off passengers.



**AIRLINES**

**Breeze**

