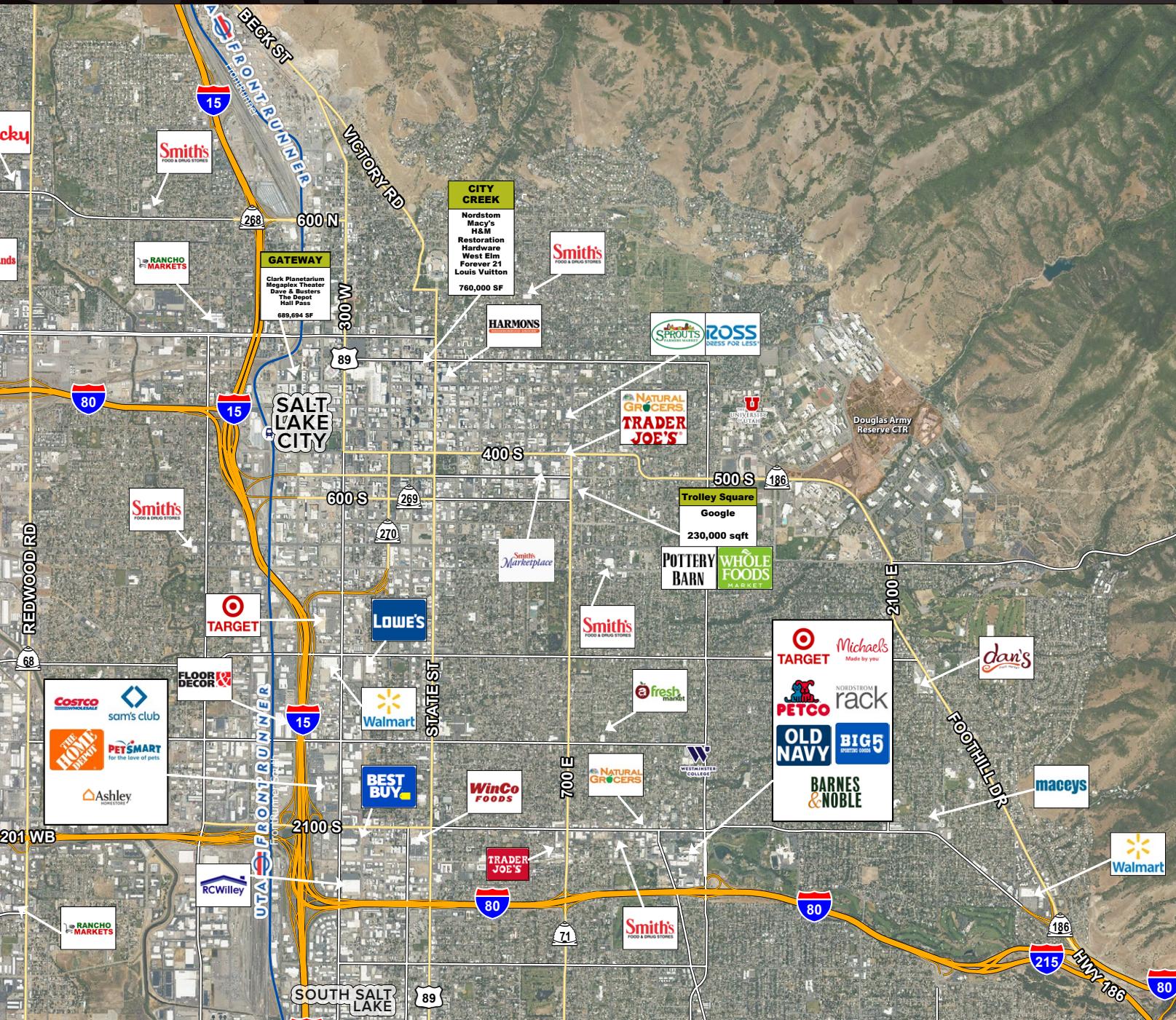


# SALT LAKE

## LOCATION



## DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2024 EST. POPULATION	35,496	169,695	270,044
2029 PROJECTED POPULATION	49,699	197,825	298,442
2024 EST. DAYTIME POPULATION	48,612	107,632	217,085
2024 EST. AVG HH INCOME	\$105,704	\$102,624	\$110,801
2024 EST. HOUSEHOLDS	18,540	78,579	116,959
2024 EST. BUSINESSES	2,890	8,202	15,056

## TRAFFIC

400 WEST  
11,300 VEHICLES PER DAY

PARTNER XTEAM  
RETAIL ADVISORS

# RIO GRANDE PLAZA

## HOTEL ANCHORED MAIN FLOOR RETAIL

400 West 300 South • Salt Lake City, UT

**HOMewood SUITES**  
by Hilton™  
137 ROOMS



## HIGHLIGHTS

- **AVAILABLE SIZES:**
  - 1,879 SF GREY SHELL CONDITION
  - 2,200 SF FORMER SUSHI RESTAURANT
  - 4,079 SF TOTAL AVAILABLE
- **TI AVAILABLE**
- **ACCESS TO GREASE INTERCEPTOR**
- **LEASE RATE: CONTACT AGENT**
- **137 ROOMS ATTACHED AT HOMewood SUITES**
- **PRIME DOWNTOWN LOCATION NEAR I-15**
- **MIXED USE DEVELOPMENT; HOSPITALITY, OFFICE, RETAIL**
- **GLASS FRONTAGE ON 300 S**
- **FREE UNDERGROUND PARKING**
- **10,000 APARTMENT DOORS WITHIN 1 MILE**

## JACE BANKHEAD

801.930.6758

jbankhead@legendcommercial.com

**LEGEND**  
PARTNERS

2180 S. 1300 E. #240 | Salt Lake City, UT 84115  
801.930.6750 | [www.legendLLP.com](http://www.legendLLP.com)



# SALT LAKE CITY, UT

