

**Colliers****FOR SALE**

Mt. Pleasant

970 South 200 West Pleasant Grove, UT

Property Highlights

- Prominent Mt. Pleasant location on 1.24 acres
- Excellent visibility and accessibility
- Flexible commercial floor plan
- Upstairs apartment provides additional income potential
- Ample on-site parking
- Suitable for owner-users and investors
- Potential live/work configuration
- Located in a growing Central Utah market

Demographics	1 Mile	3 Mile	5 Mile
Population			
2026 Estimated	2,230	4,668	6,162
2031 Projected	663	1,464	2,018
Households			
2026 Estimated	1,197	10,837	14,544
2031 Projected	705	1,568	2,150
Income			
2026 Median HHI	\$73,887	\$72,373	\$72,874
2026 Average HHI	\$88,334	\$87,553	\$92,354
2026 Per Capita	\$28,927	\$28,820	\$31,068

CONTACT US

Ross McClintock

Vice President
+1 661 706 7677
ross.mcclintock@colliers.com

Colliers

2100 Pleasant Grove Blvd. | Suite 200
Pleasant Grove, UT 84062
Main: +1 801 947 8300
colliers.com



Ross McClintock
Vice President
+1 661 706 7677
ross.mcclintock@colliers.com

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2026. All rights reserved.