

RETAIL FOR LEASE

COMMONS AT WEST BOUNTIFUL

400 North 500 West | West Bountiful, Utah 84087

Property Highlights

- Available Sizes:
3,500 SF
21,008 SF (QUIETLY MARKETING - AVAILABLE 3/31/2027)
- Lease Rate: Contact Agents
- NNNs-\$6.92 PSF
- Strong Regional Center with Excellent Co-Tenants
- Easy Access to I-15
- Anchored by Costco and Lowe's



JOE MILLS
801.930.6755

jmill@legendcommercial.com

TANNER OLSON
801.930.6752

tolson@legendcommercial.com

801.930.6750
www.legendcommercial.com

2180 S 1300 E, Suite 240 | Salt Lake City, UT 84106

PARTNER **XTEAM**
RETAIL ADVISORS

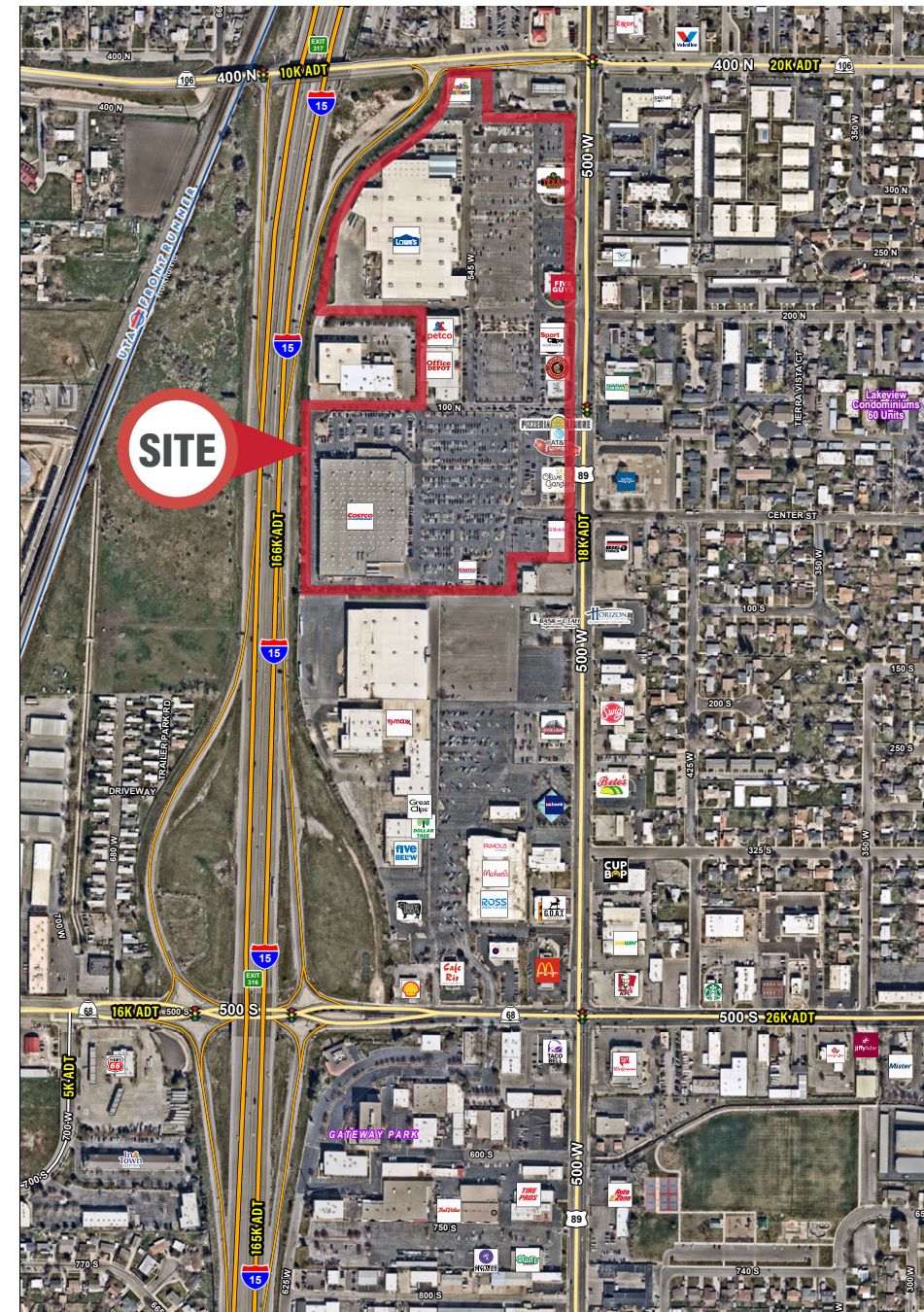


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DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2026 POPULATION	12,644	72,439	104,934
2031 PROJECTED POPULATION	12,598	71,294	104,211
2026 HOUSEHOLDS	4,926	25,718	36,505
2026 AVG HH INCOME	\$116,644	\$139,087	\$146,469
2026 BUSINESSES	920	3,362	4,559
2026 DAYTIME POPULATION	7,758	29,010	41,078



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BLDG	TENANT	SIZE(SF)
BLDG	AT HOME	101,581
BANK BLDG	BANK OF UTAH	4,000
BANK BLDG	WASATCH CREDIT ASSOCIATION	1,190
BANK BLDG	DUFFIN & DIBB, NATHAN MILLER, JOHN CAWLEY	1,104
BANK BLDG	EXIT REALTY	1,350
BLDG	EYE GLASS WORLD (NATIONAL VISION)	3,760
1	COSTCO	135,000
2	T-MOBILE	2,200
2	MASSAGE ENVY	2,800
2	SIMPLICITY LASER	1,502
2	AVAILABLE	3,500
3	OLIVE GARDEN	6,392
4	PIZZERIA LIMONE	3,0004
4	AT&T	2,256
4	RUMBI ISLAND GRILL	2,393
5	CHIPOTLE	2,500
5	ICHIRO RAMEN HOUSE	2,201
5	SANTORINI'S GRILL	2,497
5	NOTHING BUNDT CAKES	2,000
6	VICTRA (VERIZON WIRELESS DEALER)	3,146
6	SPORT CLIPS	1,403
6	JIMMY JOHNS	1,402
6	GNC	1,563
6	DING TEA	1,385
7	DESERET BOOK	4,735
8	OFFICE DEPOT (QUIETLY MARKETING)	21,008
9	PETCO	15,000
10	FIVE GUYS BURGERS & FRIES	2,636
10	THE JOINT	1,104
10	WINGERS	4,000
BLDG	LOWE'S #2662	143,105
11	TEXAS ROADHOUSE #333	7,200
12	ALLOY PERSONAL TRAINING	1,553
12	HONEY BAKED HAM	1,124
12	COOKIE CUTTERS	1,229
12	LUCKY BAMBOO RESTAURANT	3,115



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