

215 S STATE STREET

215 South State Street | Salt Lake City, UT



TANNER OLSON

801.930.6752

tolson@legendcommercial.com

CHLOE CYPERS

801.644.6299

ccypers@legendcommercial.com

TESS ARGYLE

801.556.0540

targyle@legendcommercial.com

LEGEND
PARTNERS ■■■■

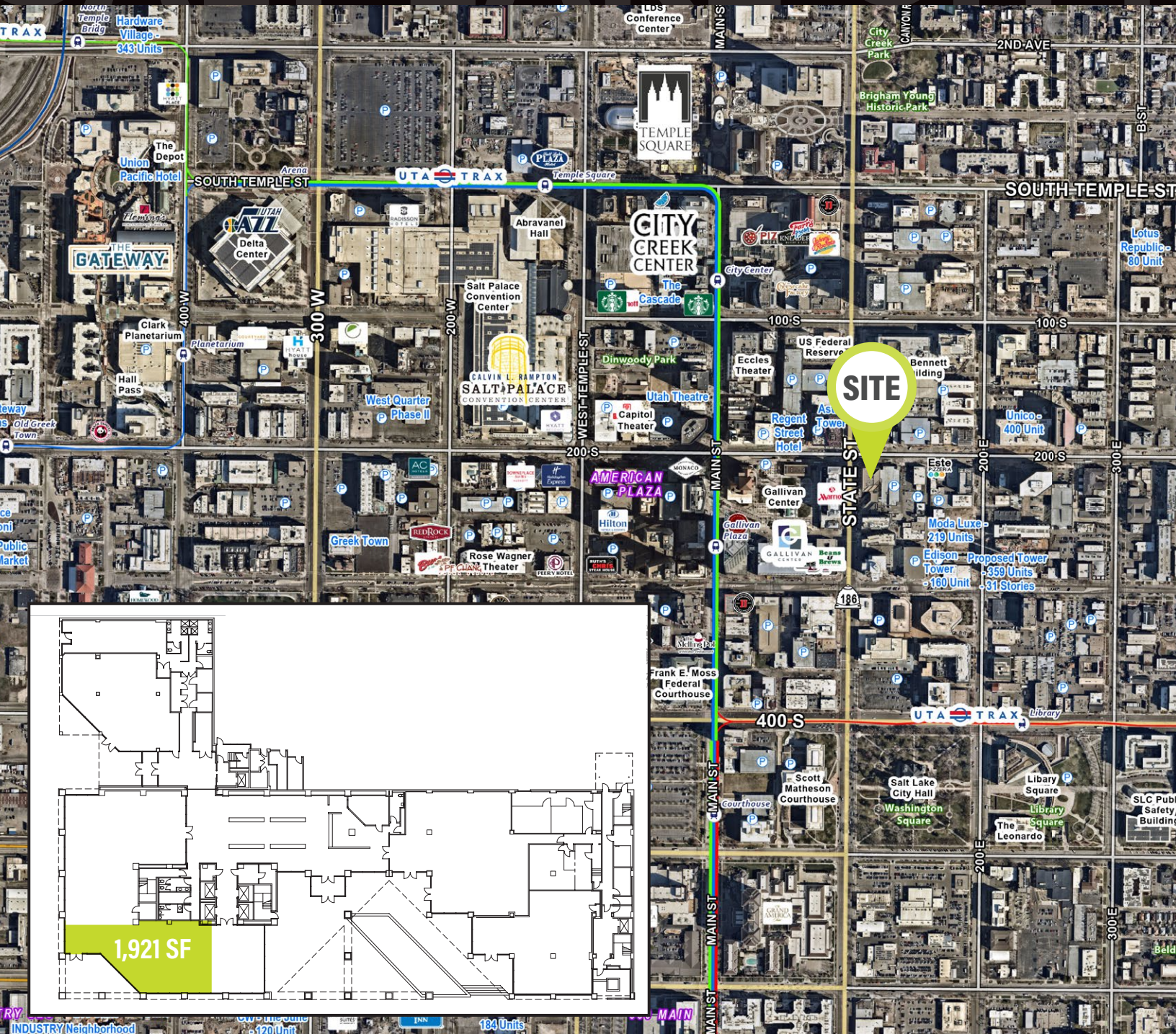
801.930.6750 | www.legendllp.com

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

HIGHLIGHTS

- **LOCATED ON HARD CORNER OF 200 SOUTH & STATE ST**
- **1,921 SF FOR LEASE**
- **RESTROOM AVAILABLE AND NOT INCLUDED IN SQUARE FOOTAGE**
- **LARGE TI AVAILABLE FOR RESTAURANT USE**
- **PATIO SPACE AVAILABLE**
- **INTERIOR ACCESS TO PARKING GARAGE**
- **CALL FOR LEASE RATE**

LOCATION



DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2024 EST. POPULATION	41,564	171,976	268,894
2029 PROJECTED POPULATION	54,159	199,201	297,565
2024 EST. DAYTIME POPULATION	57,130	120,564	206,411
2024 EST. AVG HH INCOME	\$101,873	\$105,700	\$113,567
2024 EST. HOUSEHOLDS	23,853	79,661	117,265
2024 EST. BUSINESSES	3,539	8,528	14,645

TRAFFIC

200 SOUTH
19,000 VEHICLES PER DAY

STATE STREET
30,000 VEHICLES PER DAY

PARTNER XTEAM
RETAIL ADVISORS