

DRAPER OFFICE/RETAIL FOR LEASE



12251 SOUTH 900 EAST, DRAPER, UTAH 84020

PROPERTY INFORMATION

- SUITE 12251: 598 SF STOREFRONT OFFICE/RETAIL
- NEWLY BUILT IN 2019 WITH MODERN FINISHES
- LARGE STOREFRONT WINDOWS WITH EXCELLENT NATURAL LIGHT
- PRIVATE RESTROOM
- MAIN LEVEL SPACE WITH APARTMENTS ABOVE
- EXCELLENT LOCATION IN DRAPER SURROUNDED BY DENSE RESIDENTIAL AND RETAIL GROWTH
- EASY ACCESS TO I-15

DEMOGRAPHICS

	1 mile	3 Mile	5 Mile
POPULATION	11,913	83,890	195,259
HOUSEHOLDS	3,681	25,821	62,814
AVG HOUSEHOLD INCOME	\$147,823	\$139,726	\$131,570

TRAFFIC COUNTS

12300 SOUTH: 28,147 ANNUAL AVERAGE DAILY TRAFFIC

900 EAST: 27,746 ANNUAL AVERAGE DAILY TRAFFIC

LEASE RATE : \$20.00/SF YEAR NNN

JEREMY SIEVERTS

801.617.1700

WEST HARADIN

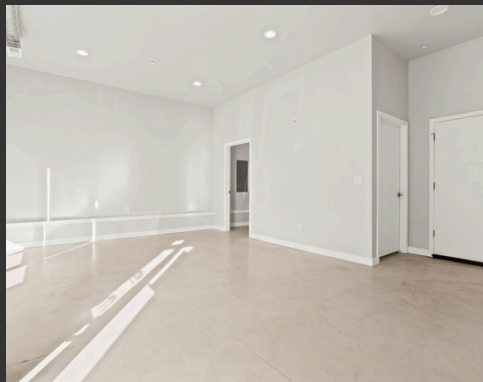
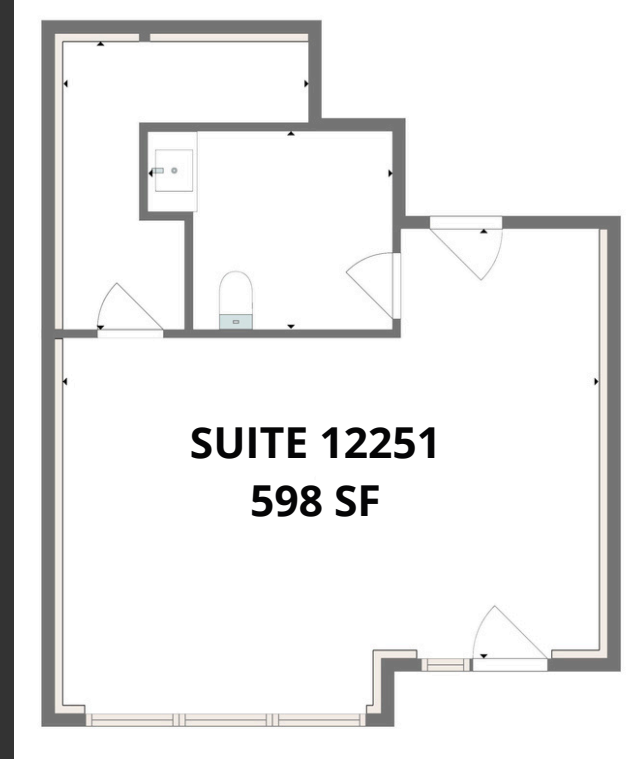
JEREMY.SIEVERTS@CRCNATIONWIDE.COM

WEST.HARADIN@CRCNATIONWIDE.COM



DRAPER OFFICE/RETAIL FOR LEASE

12251 SOUTH 900 EAST, DRAPER, UTAH 84020



This information is given with the understanding that all negotiations and/or real estate activity related to the property described above shall be conducted through this cRc Nationwide office. The above information while not guaranteed, was obtained from sources we believe to be reliable.

JEREMY SIEVERTS

801.617.1700

WEST HARADIN

JEREMY.SIEVERTS@CRCNATIONWIDE.COM

WEST.HARADIN@CRCNATIONWIDE.COM