

Mapleton Office Warehouse

2400 S 1707 W | Mapleton, UT 84664

FOR SALE



PROPERTY HIGHLIGHTS

- Investment or Owner User Sale
- 18,000 SF Building
- Up to 3,600 SF For Owner User
- 18' Clear Height
- 12'x12' Grade Level Doors
- 120/208 V, 3 Phase Power
- Easy Access to US Hwy 6
- Available & Ready for TI's Now!

PURCHASE PRICE:
\$4,950,000 (275/SF)



3768 N University Ave. Suite 204
Provo, Utah 84604
www.andersoncrg.com

Jon Anderson
President/ Principal Broker
jon@andersoncrg.com

(801) 472-1000

Chase Bryan
Vice President
chase@andersoncrg.com

(801) 425-3655

Caden Bryan
Agent
caden@andersoncrg.com

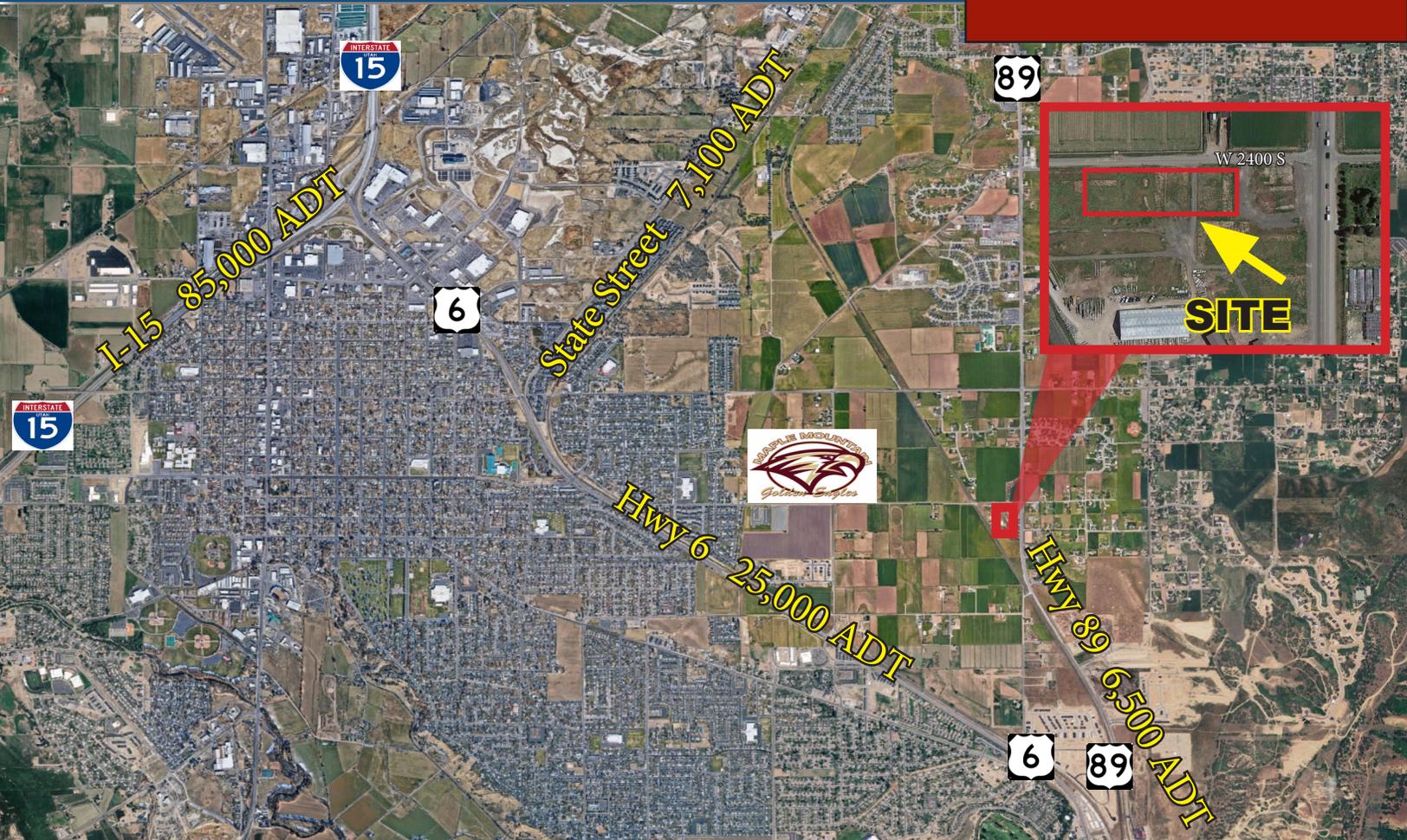
(435) 881-7294

The offering is presented solely for informational purposes and is submitted subject to errors, omissions, change of price, rental or other terms, withdrawal without notice, and to any special listing conditions imposed by the seller. No warranty of representation, express or implied, is made as to the accuracy of the information contained herein and buyers and tenants are encouraged to conduct their own due diligence and research regarding the property.

Mapleton Office Warehouse

2400 S 1707 W | Mapleton, UT 84664

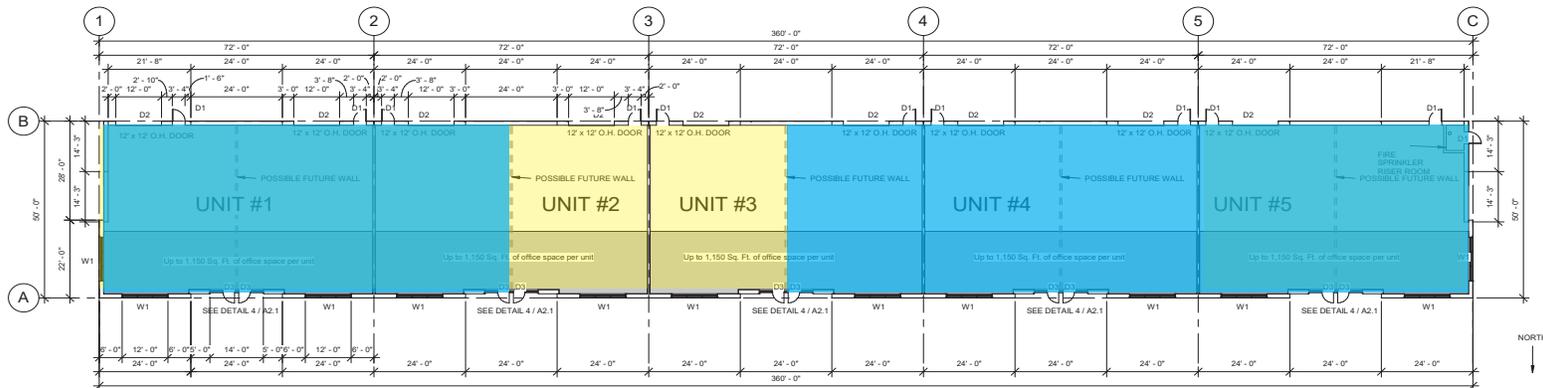
FOR SALE



= Leased



= Available



3768 N University Ave. Suite 204
Provo, Utah 84604
www.andersoncrg.com

Jon Anderson
President/ Principal Broker
jon@andersoncrg.com
(801) 472-1000

Chase Bryan
Vice President
chase@andersoncrg.com
(801) 425-3655

Caden Bryan
Agent
caden@andersoncrg.com
(435) 881-7294

The offering is presented solely for informational purposes and is submitted subject to errors, omissions, change of price, rental or other terms, withdrawal without notice, and to any special listing conditions imposed by the seller. No warranty of representation, express or implied, is made as to the accuracy of the information contained herein and buyers and tenants are encouraged to conduct their own due diligence and research regarding the property.

Mapleton Office Warehouse

2400 S 1707 W | Mapleton, UT 84664

FOR SALE

DEMOGRAPHICS

Income

Median Household Income
\$76,247

Per Capita Income
\$33,074

Median Net Worth
\$134,811

Facts

Population
356,038

Median Age
26.3

Average Household Size
3.19

Business

Total Businesses
10,177

Total Employees
158,513

Daytime Population
389,485



3768 N University Ave. Suite 204
Provo, Utah 84604
www.andersoncrg.com

Jon Anderson
President/ Principal Broker
jon@andersoncrg.com

(801) 472-1000

Chase Bryan
Vice President
chase@andersoncrg.com

(801) 425-3655

Caden Bryan
Agent
caden@andersoncrg.com

(435) 881-7294

The offering is presented solely for informational purposes and is submitted subject to errors, omissions, change of price, rental or other terms, withdrawal without notice, and to any special listing conditions imposed by the seller. No warranty or representation, express or implied, is made as to the accuracy of the information contained herein and buyers and tenants are encouraged to conduct their own due diligence and research regarding the property.