

MILLCREEK OFFICE/RETAIL FOR LEASE

LIMITED TO NIGHT USE ONLY



4110 SOUTH HIGHLAND DRIVE, SALT LAKE CITY, UTAH 84124

PROPERTY INFORMATION

- Suite 101: 3,300 SF Garden Level Office
Previously a Dance Studio
- Tenant Limited to Night Time Use
- Well Maintained Building with
Professional Appeal
- ADA Accessible with Elevator Access
- Prime Millcreek Location with Highland
Drive Frontage

DEMOGRAPHICS

	1 mile	5 Mile
POPULATION	11,756	125,999
HOUSEHOLDS	3,766	42,612
AVG HOUSEHOLD INCOME	\$81,164	\$77,872

TRAFFIC COUNTS

HIGHLAND DRIVE : 23,000 AADT
4500 SOUTH : 21,000 ANNUAL AADT

LEASE RATE: \$11.00/SF YEAR NNN

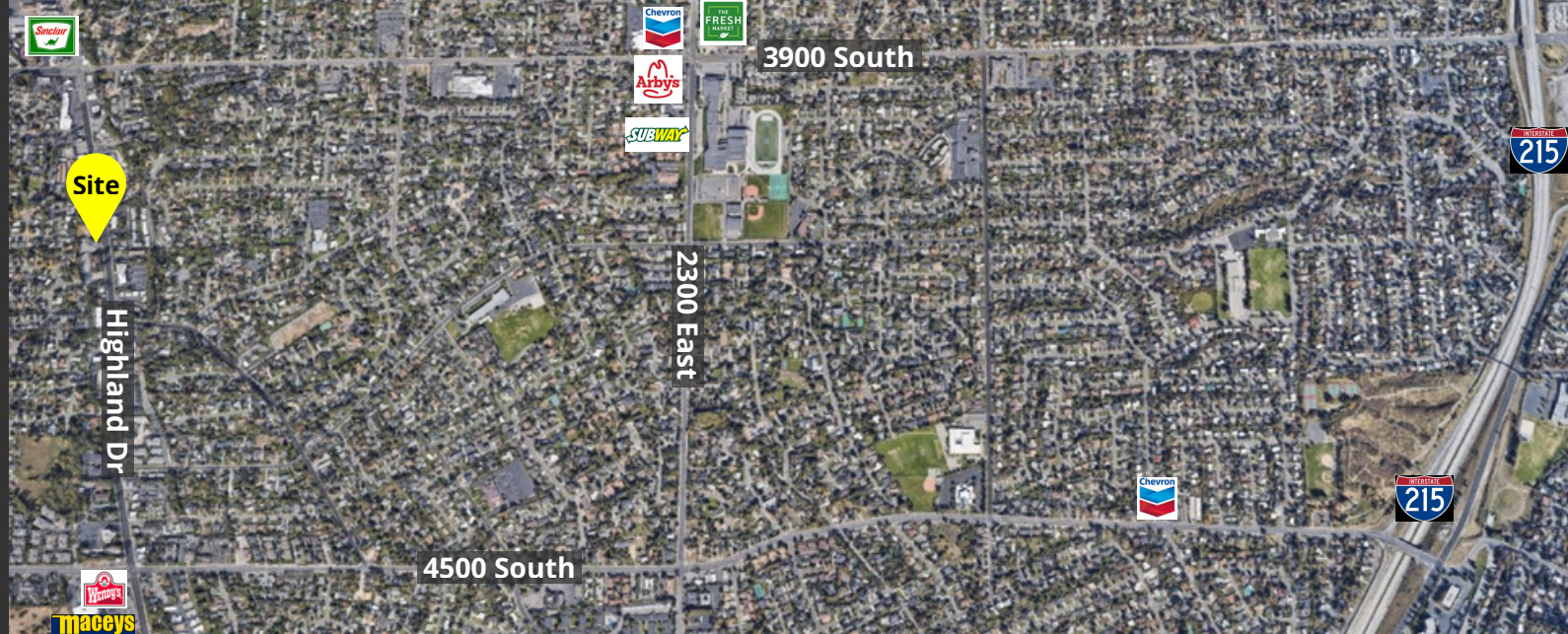
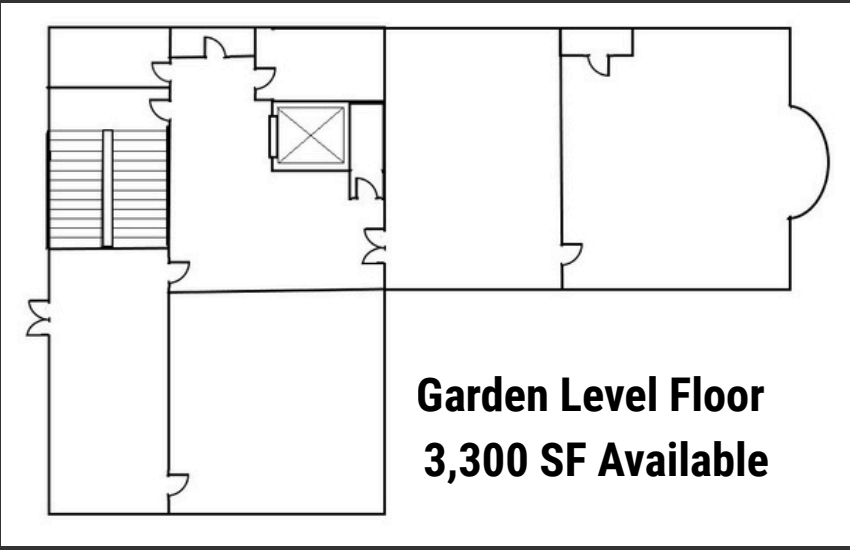
Contact
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This information is given with the understanding that all negotiations and/or real estate activity related to the property described above shall be conducted through this cRc Nationwide office. The above information while not guaranteed, was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

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