



FOR LEASE

3489 West 2100 South
Suite 150
West Valley City, UT 84128

#150

±3,618 SF OFFICE

NAIExcel

COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

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Property Summary

LEASE RATE **\$17.00 Gross**

TOTAL SF **Suite 150 | ±3,618 SF**

APN **15-20-202-013-0000**

- Six (6) Private office
- One (1) Large open office area
- Conference room
- Reception area
- Signage available
- Ample Parking
- Easy Freeway access
- Close to amenities
- Two (2) Private restrooms



OR TEXT 23766 TO 39200

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FLOOR PLAN



CLICK HERE
FOR A 3D TOUR





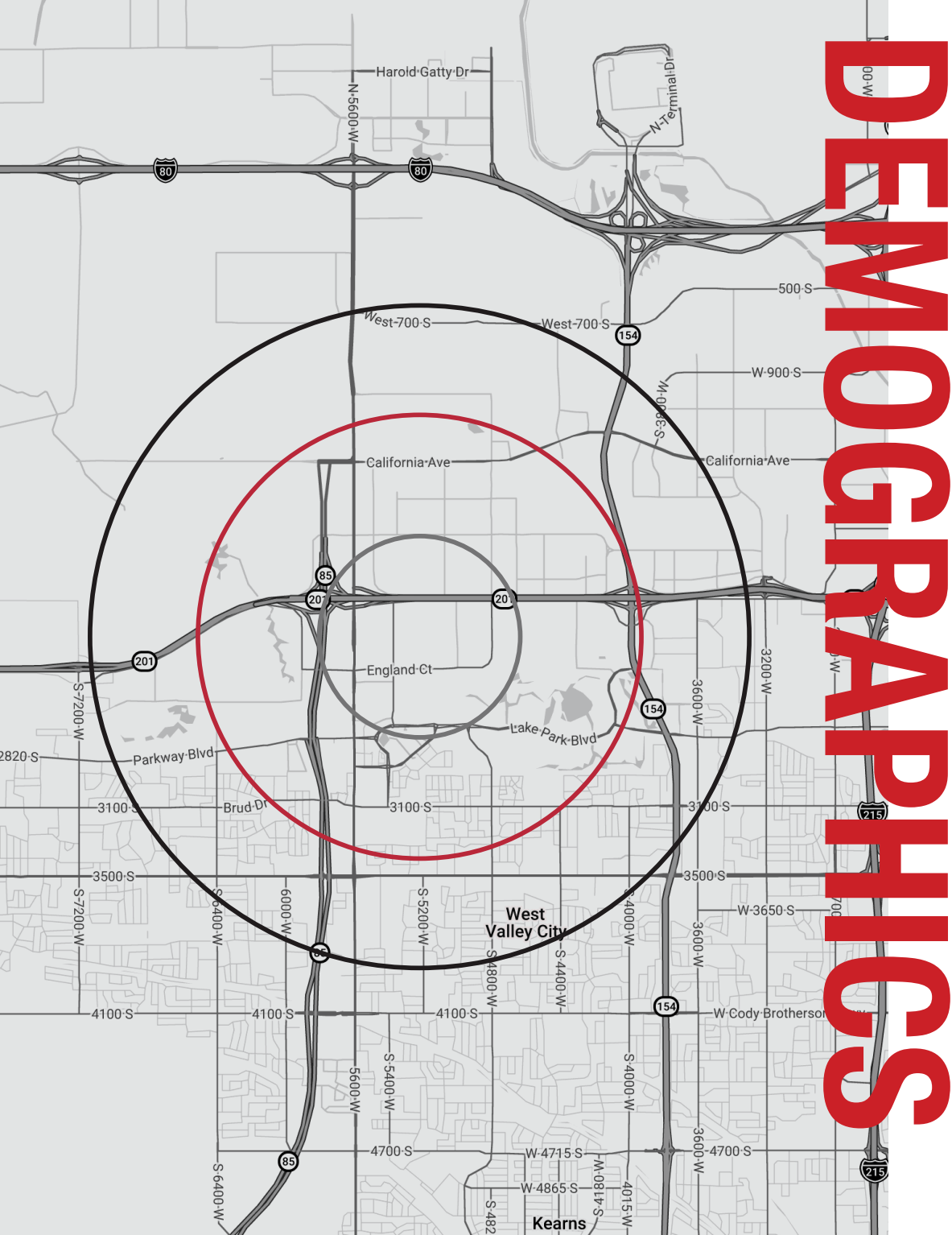
PHOTOS





PHOTOS





DEMOGRAPHICS

POPULATION

2025 Population

HOUSEHOLDS

2025 Households

INCOME

2025 Average HH Income

1-mile

2,601

1-mile

901

1-mile

\$115,696

3-mile

62,736

3-mile

18,252

3-mile

\$110,363

5-mile

197,366

5-mile

60,206

5-mile

\$104,181

Traffic Counts

STREET

5600 West

2100 South Freeway

AADT

48,959

45,275

Cities Nearby

Reno, Nevada

441 miles

Los Angeles, California

270 miles

Salt Lake City, Utah

420 miles

Denver, Colorado

748 miles

Phoenix, Arizona

301 miles

San Antonio, Texas

1,280 miles

TERMS & CONDITIONS

Terms and Conditions

This offering, including any related digital marketing, contains selected information pertaining to the Property and does not purport to be a representation of the state of the Property, to be all-inclusive, or to contain all or part of the information which interested parties may require to evaluate a purchase or lease of real property.

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Summary Documents

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1.1 BIL
SF MANAGED

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PROFESSIONALS

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2024 LIPSEY RANKING



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