



# MIDVALE STOREFRONT RETAIL FOR LEASE

7046-7056 S. STATE STREET, MIDVALE 84047



## PROPERTY DETAILS

- Suite 7046: 1,050 SF Retail
- Previously a Barbershop
- Shared Restroom
- Prime Storefront Retail on State Street
- Pylon Signage
- Fiber Available
- Great Visibility with High Traffic Counts
- Easy Access to I-215 and I-15

## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	14,643	133,710	372,903
Households	5,640	49,789	134,607
Avg. Household Income	\$77,261	\$90,704	\$96,721

## TRAFFIC COUNTS

State Street: 39,992 Annual Average Daily Traffic  
 7200 South: 35,244 Annual Average Daily Traffic

**LEASE RATE : \$20.00/SF YEAR NNN**

Contact  
801.617.1700

CRYSTAL JOHNSON | crystal.johnson@crcnationwide.com  
 JEREMY SIEVERTS | jeremy.sieverts@crcnationwide.com

# MIDVALE STOREFRONT RETAIL FOR LEASE

7046-7056 S. STATE STREET, MIDVALE 84047

Suite 7046: 1,050 SF Available



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.

Contact  
801.617.1700

CRYSTAL JOHNSON |  
JEREMY SIEVERTS |

crystal.johnson@crcnationwide.com  
jeremy.sieverts@crcnationwide.com