



RETAIL | FOR LEASE

9955 North 4700 West

Cedar Hills, UT 84062

Property Highlights

- 1,337 - 3,037 SF Available
- Drive-Thru Opportunity
- Prime Location Near Lone Peak High School
- Shadow Anchored by Walmart Supercenter
- Easy Access off North County Blvd.
- Nearby Businesses: Cafe Rio, Starbucks, Taco Bell & Swig
- Q2 2026 Delivery
- Units may be combined

Nearby Retailers Include**Middle Unit:**

\$45.00
PSF / NNN

End Unit:

\$50.00
PSF / NNN

CONTACT**Spencer Croshaw**

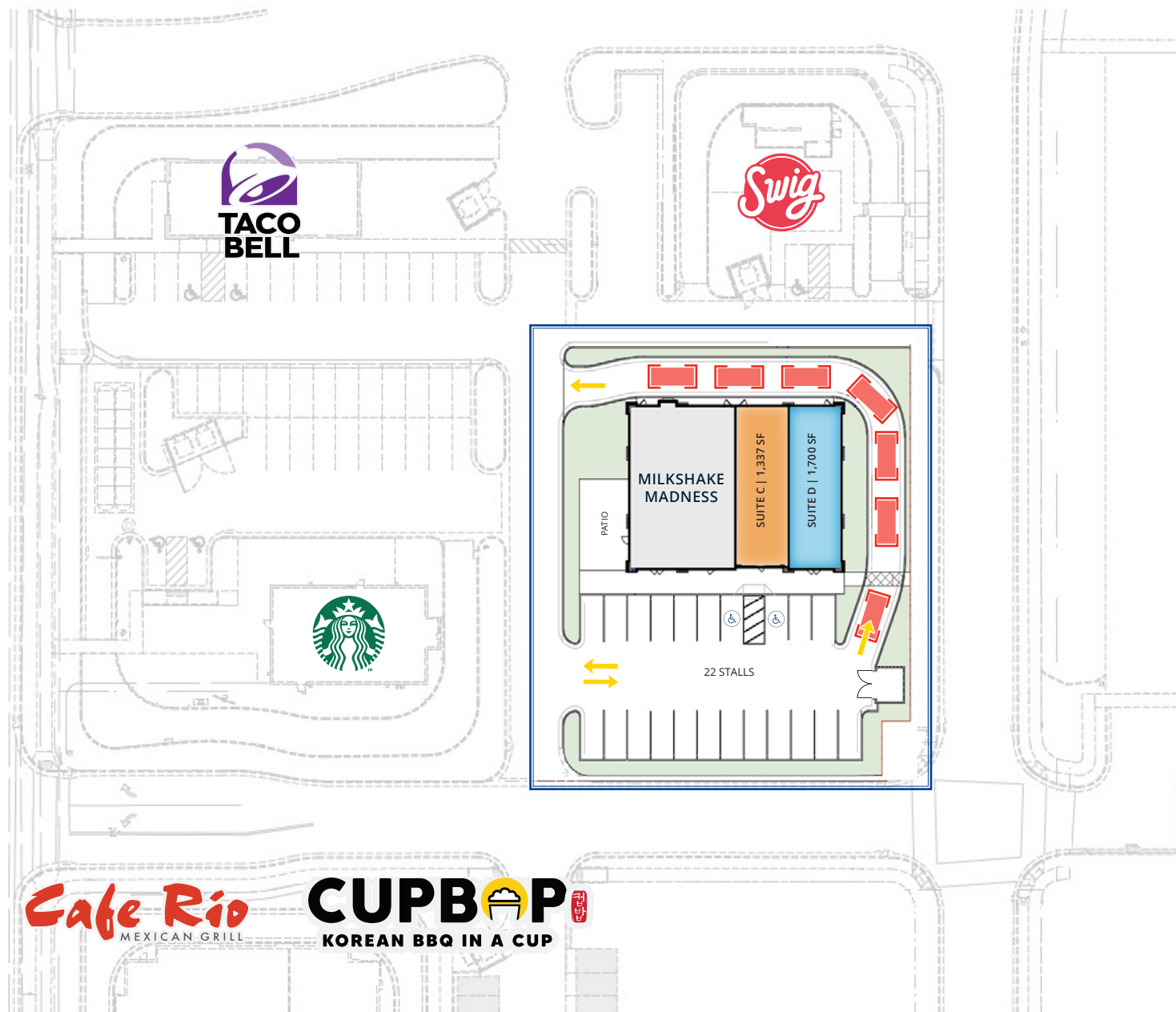
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SITE OVERVIEW

9955 N 4700 W | Cedar Hills, Utah



Area Demographics



Total Population

1-Mile: 9,988
3-Mile: 69,276
5-Mile: 151,704



Daytime Population

1-Mile: 8,415
3-Mile: 64,711
5-Mile: 154,418



Average Household Income

1-Mile: \$179,469
3-Mile: \$172,975
5-Mile: \$155,898



Median Age

1-Mile: 33.7
3-Mile: 31.2
5-Mile: 30.3



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