



754 N REDWOOD RD
NORTH SALT LAKE, UT 84054

ASKING PRICE
\$4,500,000

OFFERING MEMORANDUM

North Salt Lake Childcare

Turnkey Daycare / School Facility with Complete FF&E Included

PRICE

\$4.5M

BUILDING

10,199 SF

SITE

0.90 AC

USE

DAYCARE / SCHOOL

FF&E

INCLUDED

PROPERTY DETAILS

Site + Property Details

Turnkey Daycare / School Complete FF&E Included

- Standalone, single-level commercial facility meticulously configured for professional childcare or charter school operations.
- 10,199 square feet of premium building area situated on an expansive 0.90-acre lot.
- Seamless operator transition with existing indoor furniture, fixtures, learning equipment, and inventory included at the full list price.
- High-durability exterior construction featuring low-maintenance brick and stucco finishes.



Classroom-ready interior spaces



Flexible learning areas



Child-accessible facilities

BUILDING AREA

10,199 SF

LOT SIZE

0.90 ACRES

CONSTRUCTION

BRICK + STUCCO

PROPERTY PHOTOGRAPHY

Facility + Outdoor Amenities



Commercial kitchen infrastructure



Secure outdoor play area

Commercial Kitchen + Secure Outdoor Play Area

- Turnkey kitchen infrastructure with professional hood vent, grease trap, dual stainless steel reach-in refrigeration, range/oven, and dishwasher.
- Premium secure outdoor amenities with a fully fenced, maturely landscaped play yard, commercial safety surfacing, manicured grass lawn, automatic irrigation, and custom paved tricycle loop.
- Specialized child-accessible restroom configurations with durable, easy-clean tiled walls and dedicated floor drains.

MARKET SNAPSHOT

North Salt Lake, Utah



High-visibility Redwood Road corridor location



Paved tricycle loop



Specialized facility buildout

Location + Offering Summary

Positioned along the Redwood Road commercial transit corridor in North Salt Lake, this facility offers an uncommon retail / educational setup with high visibility, 3-phase power, and strong access for local commuting families.

PRICE

\$4,500,000

BUILDING AREA

10,199 SF

LOT SIZE

0.90 Acres

USE PROFILE

Turnkey Daycare / School

FF&E

Included at Full List Price

TOUR NOTE: One of the listing agents must accompany all property viewings. Contact the listing office or agents to schedule a private walkthrough.

CHILDCARE OPPORTUNITY

754 N Redwood Rd, North Salt Lake, UT 84054