

FOR LEASE // RESTAURANT

235 South 400 West

Salt Lake City, UT 84101



PROPERTY DESCRIPTION

Amazing high-visibility location! Fully turnkey restaurant opportunity complete with all FFE plus a full kitchen-ready for immediate operation. Private, well-shaded patio in this super cool, highly visible spot. Ideal for operators seeking a move-in-ready concept in a prime location.

APX 1400 SF // \$35 PSF
\$4 CAM // UTILITIES SPLIT



Peter Clark

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DEMOGRAPHICS

	0 - 1 Miles	1 - 3 Miles	3 - 5 Miles
Population			
Est. Total (2026)	25,219	121,848	98,128
Projected (2031)	31,014	125,749	100,640
Households			
Est. Total (2026)	14,384	54,779	38,074
Projected (2031)	18,092	58,158	40,327

Household Income

Median Income (2026)	\$82,144	\$74,129	\$89,536
Avg. Income (2026)	\$118,656	\$110,984	\$139,454

Source: ESRI forecasts for 2026 and 2031.

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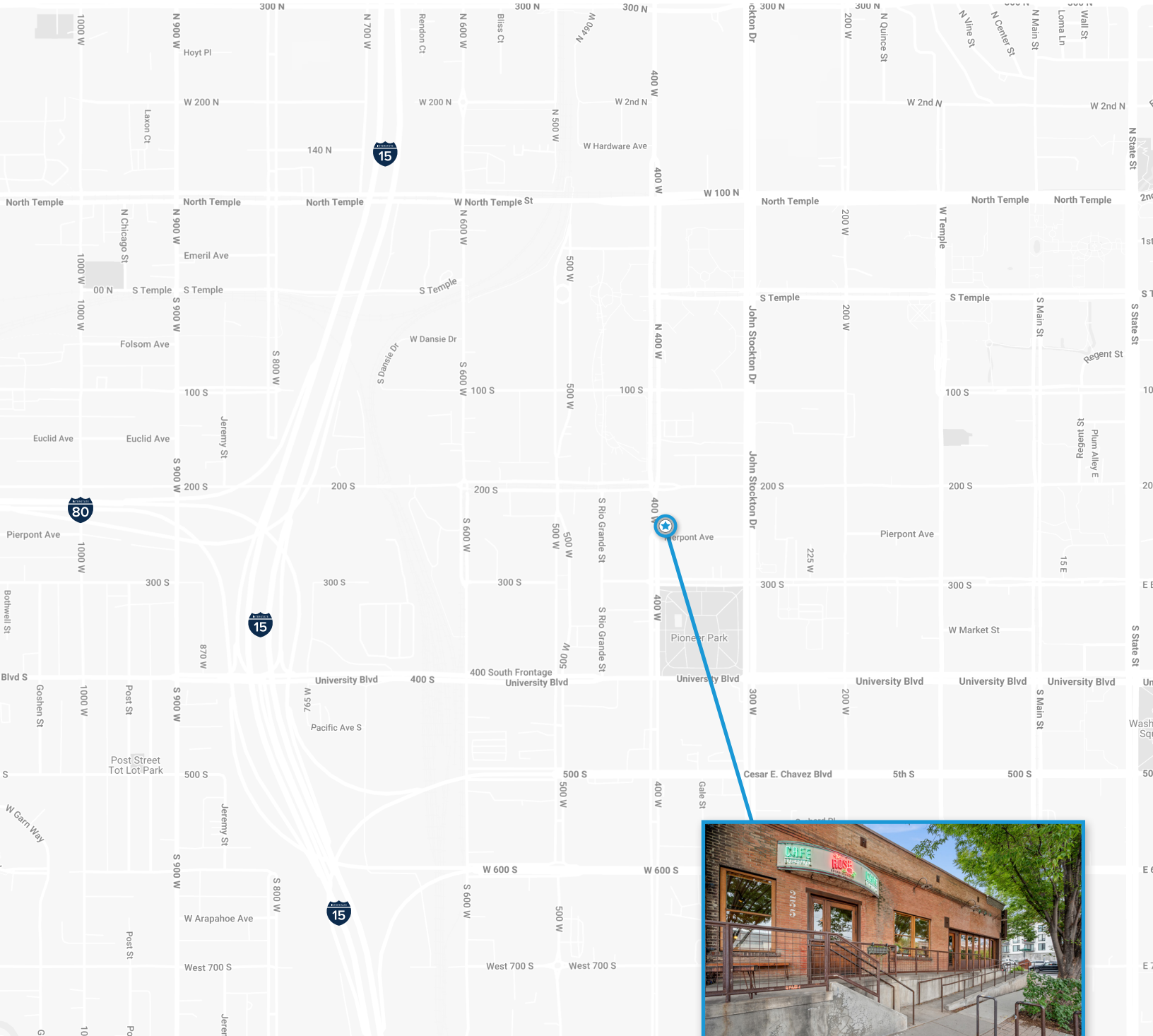
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Windermere
COMMERCIAL

LOCATION



801.390.9865 // 1059 East 900 South #202, Salt Lake City, UT 84105

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