

# Magna Ground Lease

7235 West 3500 South  
Magna, UT 84044

RETAIL  
PAD SITE



## PROPERTY INFORMATION

- » Approx. 1 AC
- » Pricing to be negotiated
- » Anchored by Reams
- » Great visibility on 3500 South
- » Surrounding tenants: Public Storage, Utah State Liquor Store, 7 11, AutoZone, O Reilly's and Village Car Wash

## DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2021 EST	16,947	147,887	267,009

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2021 EST	9,629	65,770	109,895

INCOME	1 MILE	3 MILE	5 MILE
2021 MED	\$60,567	\$78,613	\$82,496



**GREAT WEST**  
PROPERTIES LLC

website: [greatwest.properties](http://greatwest.properties)

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