

THE JUNCTION

2300 South Washington Blvd, Ogden, UT

Retail Space For Lease
in downtown Ogden



Julie Brown / Senior Associate / julie.brown@cushwake.com / +1 801 644 4946

April Hartzell / Associate / april.hartzell@cushwake.com / +1 801 814 4273

**WHAT'S
NEXT
IN RETAIL**

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Property Highlights

AVAILABLE SPACES

#2320 - 1,522 SF

#2309 - 7,300 SF (Restaurant)

RENT

\$22.00 PSF/NNN

2025 CAM

\$6.59 PSF

NEIGHBORING TENANTS INCLUDE

Larry H Miller Megaplex, Five Guys, Subway, Sonora Grill, Hilton Hotel, Treehouse Museum, iFly, Costa Vida, Fiiz, EoS Fitness, IMAGE Studios, Therapeutix Mind & Body, Skinny Dogs Bowling, Deseret Book, and Biscuit & Hogs

COMMENTS

- Ideal central location in the heart of Ogden's downtown entertainment district
- Ample, covered, no-cost parking in a 4-story parking garage on the west side of the center



NEIGHBORHOOD DEMOGRAPHICS



	POPULATION	AVERAGE HOUSEHOLD INCOME	DAYTIME POPULATION
1 Mile	14,232	\$65,668	24,449
3 Miles	76,083	\$78,112	110,935
5 Miles	142,840	\$90,524	182,134

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Site Plan



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