

**FOR LEASE**

PRIME RETAIL SPACE AVAILABLE IN SOUTH OGDEN

Property Highlights

- Size: 1,292 SF
- Lease Rate: \$25.00 PSF/NNN
- CAM: \$6.63 PSF
- Inline space with a grease trap, serving area, kitchen prep area, office/storage, and 1 resetroom
- Ample parking
- High traffic counts
- Co-tenants include: Edward Jones, Twisted Sugar, Wing Wah, Marias Mexian Restaurant, Prime IV, Lashed, Profiles Salon, and Pieces Furniture



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

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

cushmanwakefield.com



NEIGHBORHOOD DEMOGRAPHICS



1 Mile	12,238	\$125,074	5,011
3 Miles	51,822	\$109,628	27,480
5 Miles	128,550	\$96,923	61,386

