

**BOUNTIFUL MEDICAL/GENERAL OFFICE CONDO  
FOR SALE OR LEASE | SELLER FINANCING AVAILABLE**



**395 EAST 500 SOUTH, BOUNTIFUL, UTAH 84010**

**Property Information**

- 2,812 SF Medical/General Office Condo
- 1,406 SF First Floor & 1,406 SF Second Floor
- ADA Accessible
- Monument Signage Available
- Abundant Parking
- Adjacent to Lakeview Hospital & Lake Hills Medical Park
- Easy Access to I-15

**Demographics**

|                       | 1 Mile   | 3 Mile   | 5 Mile   |
|-----------------------|----------|----------|----------|
| Population            | 16,425   | 70,335   | 102,852  |
| Households            | 5,940    | 23,495   | 33,378   |
| Avg. Household Income | \$73,786 | \$90,308 | \$94,990 |

**Traffic Counts**

500 South: 20,000 Annual Average Daily Traffic  
400 East: 17,000 Annual Average Daily Traffic

**SALE PRICE: \$485,000.00 | LEASE RATE: \$12.00/SF YEAR NNN**

**CONTACT**

**801.617.1700**

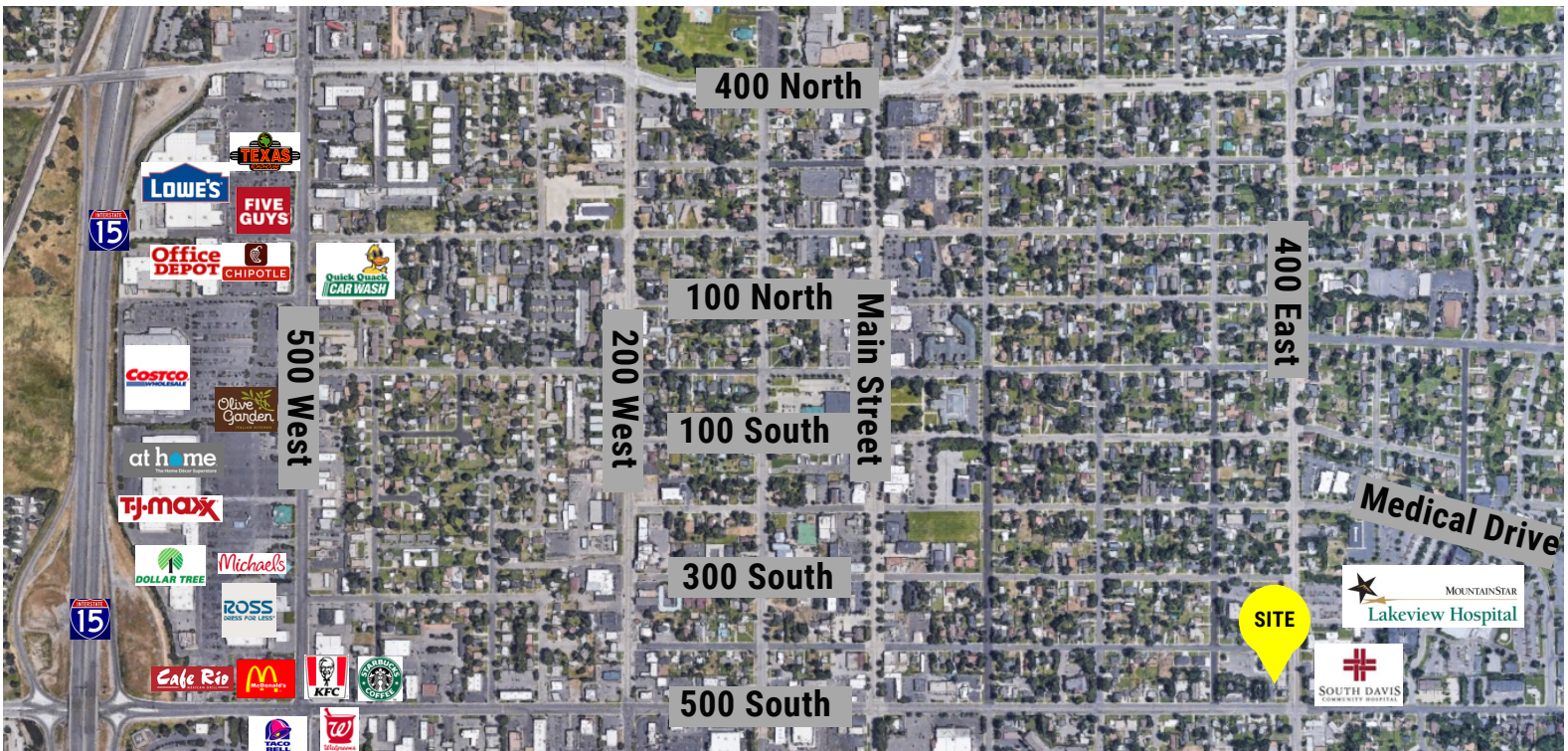
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This information is given with the understanding that all negotiations and/or real estate activity related to the property described above shall be conducted through this cRc Nationwide office. The information while not guaranteed, was obtained from sources we believe to be reliable.

## CONTACT

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