



# MILLCREEK RETAIL AVAILABLE FOR PURCHASE

1221 EAST 3300 SOUTH, MILLCREEK, UTAH

**QUIETLY MARKETED - DO NOT DISTURB TENANT**



## PROPERTY INFORMATION

- 10,000 SF Retail Available
- Site Size: 0.48 Acres
- Zoning: C-3 (Regional Commercial)
- Pylon Signage Included
- Adjacent to Brickwood Plaza
- Direct Access from 3300 South
- Busy Area with High Traffic Counts
- Easy Access to I-15, I-80 & Highland Drive

**PURCHASE PRICE : \$1,960,000.00**

## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	19,309	156,633	327,656
Households	8,084	62,877	130,366
Avg. Household Income	\$86,319	\$95,406	\$93,105

## TRAFFIC COUNTS

**3300 South: 28,000 Annual Average Daily Traffic**

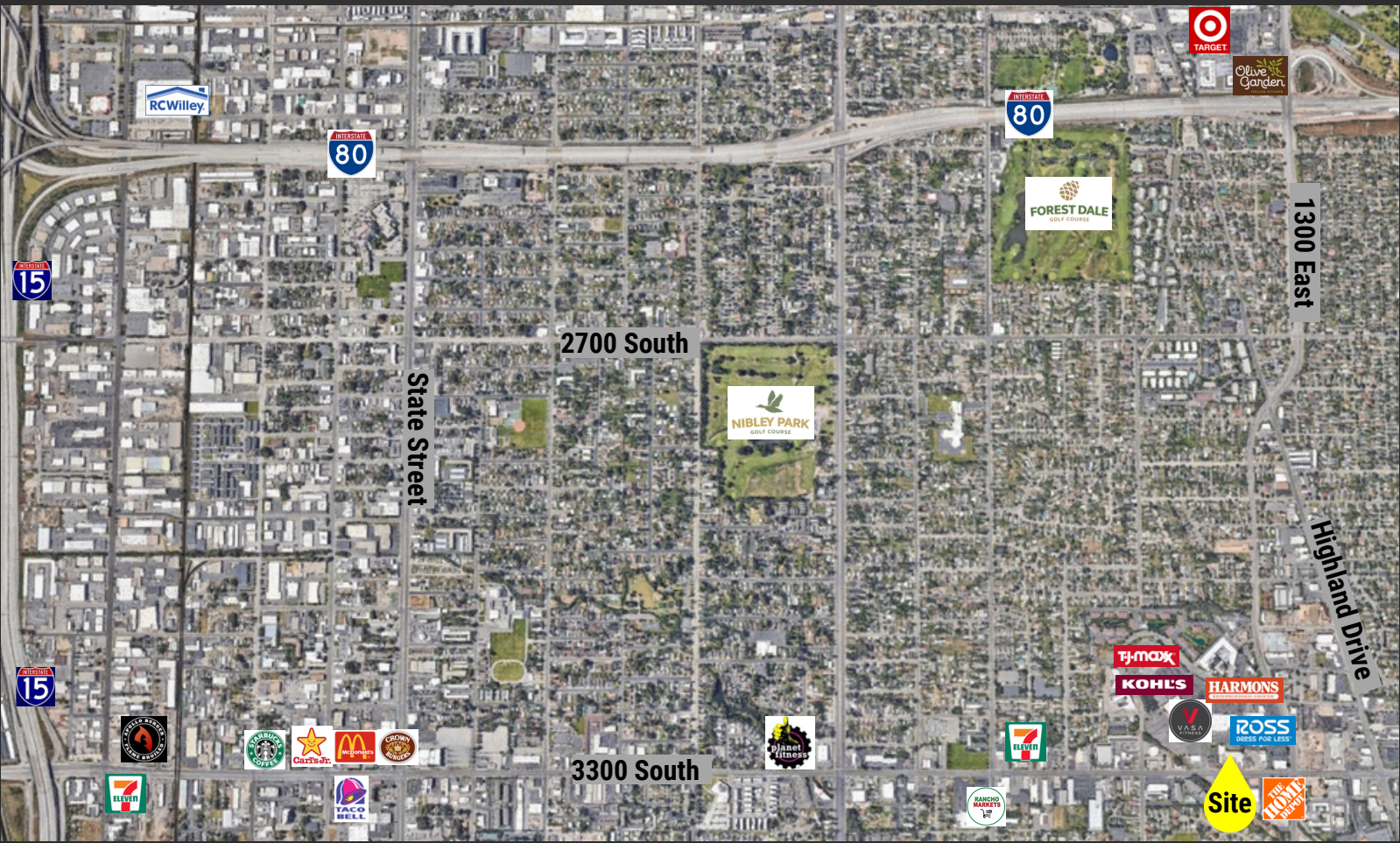
**1300 East: 21,000 Annual Average Daily Traffic**

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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.

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