

# SOUTH OGDEN PAD

5572 South Harrison Blvd South Ogden, UT



## PROPERTY INFORMATION

- Available Size: +/-0.43 Acres
- Sale Price: \$250,000
- Zoning: C-2 Commercial

## FEATURES

- Inexpensive South Ogden Pad
- Located at busy, signalized intersection
- Next to:



# FORSALE

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This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information, while not guaranteed, has been secured from sources we believe to be reliable.

**SITUS** RETAIL GROUP



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RetailerAerial



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2017 Average Daily Traffic provided by Utah Department of Transportation. Aerial Photography provided by Nearmap, DigitalGlobe, Google or FSA.

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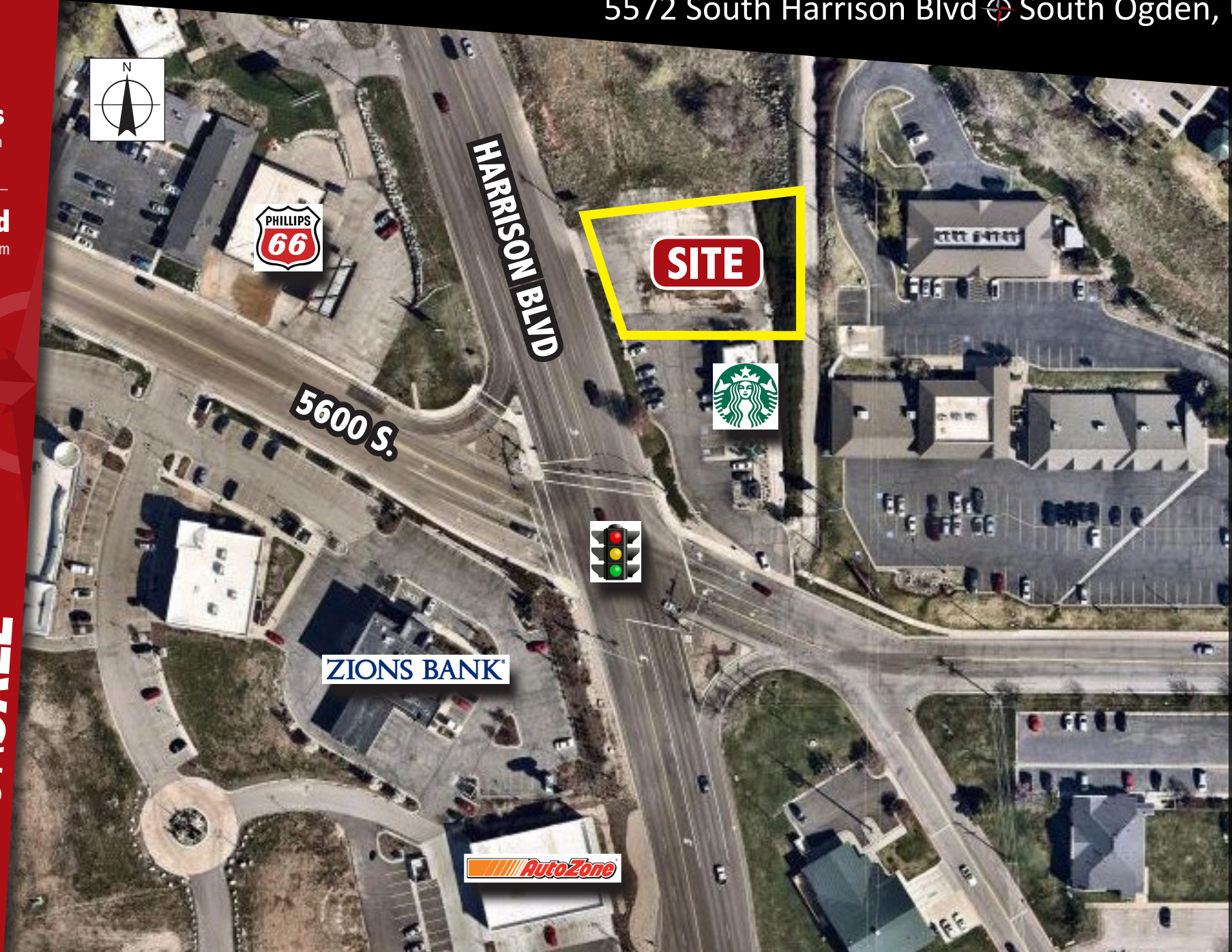
**SITUS** RETAIL GROUP



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5572 South Harrison Blvd ↻ South Ogden, UT

SitePlan



ZIONS BANK



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Demographic Report

		1 mi ring		3 mi ring		5 mi ring	
Population	2018	<b>11,982</b>		<b>50,711</b>		<b>125,762</b>	
	2023	12,906		54,845		137,469	
	2010	11,388		47,635		116,846	
	2000	8,862	%	41,196	%	110,276	%
Households		<b>4,517</b>		<b>17,785</b>		<b>44,276</b>	
	Average household size	2.62		2.82		2.80	
Household income	< \$25,000	526	11.6	2,563	14.4	8,610	19.4
	\$25,000 - \$49,999	754	16.7	3,608	20.3	10,391	23.5
	\$50,000 - \$74,999	912	20.2	3,759	21.1	9,013	20.4
	\$75,000 - \$99,999	790	17.5	2,822	15.9	6,027	13.6
	\$100,000+	1,536	34.0	5,033	28.3	10,234	23.1
	Median household income	\$78,010		\$69,908		\$60,376	
Average household income		<b>\$100,628</b>		<b>\$89,509</b>		<b>\$77,135</b>	
Total employees		4,211		22,050		59,304	
Business establishments		463		2,149		5,494	
	Industrial	18	3.9	121	5.6	417	7.6
	Manufacturing	6	1.3	18	0.8	93	1.7
	Commercial	103	22.2	455	21.2	1,605	29.2
	Office	283	61.1	1,249	58.1	2,495	45.4
	Other	56	12.1	306	14.2	882	16.1
Race	White	10,731	89.6	44,037	86.8	100,792	80.1
	Black	238	2.0	995	2.0	3,279	2.6
	American Indian	57	0.5	257	0.5	991	0.8
	Asian & PI	353	2.9	1,149	2.3	3,092	2.5
	Other	603	5.0	4,272	8.4	17,608	14.0
Hispanic population		900	7.5	6,008	11.8	26,083	20.7
Sex	Male	5,855	48.9	25,090	49.5	63,273	50.3
	Female	6,127	51.1	25,621	50.5	62,489	49.7
Median age		41.4		37.1		35.7	
Education	Population 25+	7,952	66.4	32,073	63.2	77,625	61.7
	No high school diploma	254	3.2	1,945	6.1	7,759	10.0
	High school graduate	1,726	21.7	8,287	25.8	20,881	26.9
	Some college	3,040	38.2	11,904	37.1	28,189	36.3
	College graduate	1,770	22.3	6,404	20.0	14,129	18.2
	Graduate/professional degree	1,162	14.6	3,533	11.0	6,667	8.6

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