

MILLCREEK PLAZA

4500 South & 900 East (NWC) ↻ Salt Lake City, UT



PROPERTY INFORMATION

- Available Size: 1,302 or 1,829 SF
- Lease Rate: \$12 to \$19 PSF*
- NNNs: \$4.84 PSF
- Availability: Immediate

**Subject to tenant improvements, term, credit, etc.*



FEATURES

- Access/Visibility from 4500 South & 900 East
- Well Established Trade Area
- Great Traffic Counts

- Anchored by:



FORLEASE

Adam Lewis

adam@situsretail.com

801.838.9627

Hunter Todd

hunter@situsretail.com

801.838.9630

90 East 7200 South | Suite102 Midvale | UT | 84047
P: 801.266.1333 | F: 801.266.1303 | www.situsretail.com

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**

MILLCREEK PLAZA

4500 South & 900 East (NWC) ↻ Salt Lake City, UT

RetailerAerial

Adam Lewis

adam@situsretail.com
801.838.9627

Hunter Todd

hunter@situsretail.com
801.838.9630

FORLEASE



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

90 East 7200 South | Suite102 Midvale | UT | 84047
P: 801.266.1333 | F: 801.266.1303 | www.situsretail.com

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

MILLCREEK PLAZA

4500 South & 900 East (NWC) ↻ Salt Lake City, UT

SitePlan

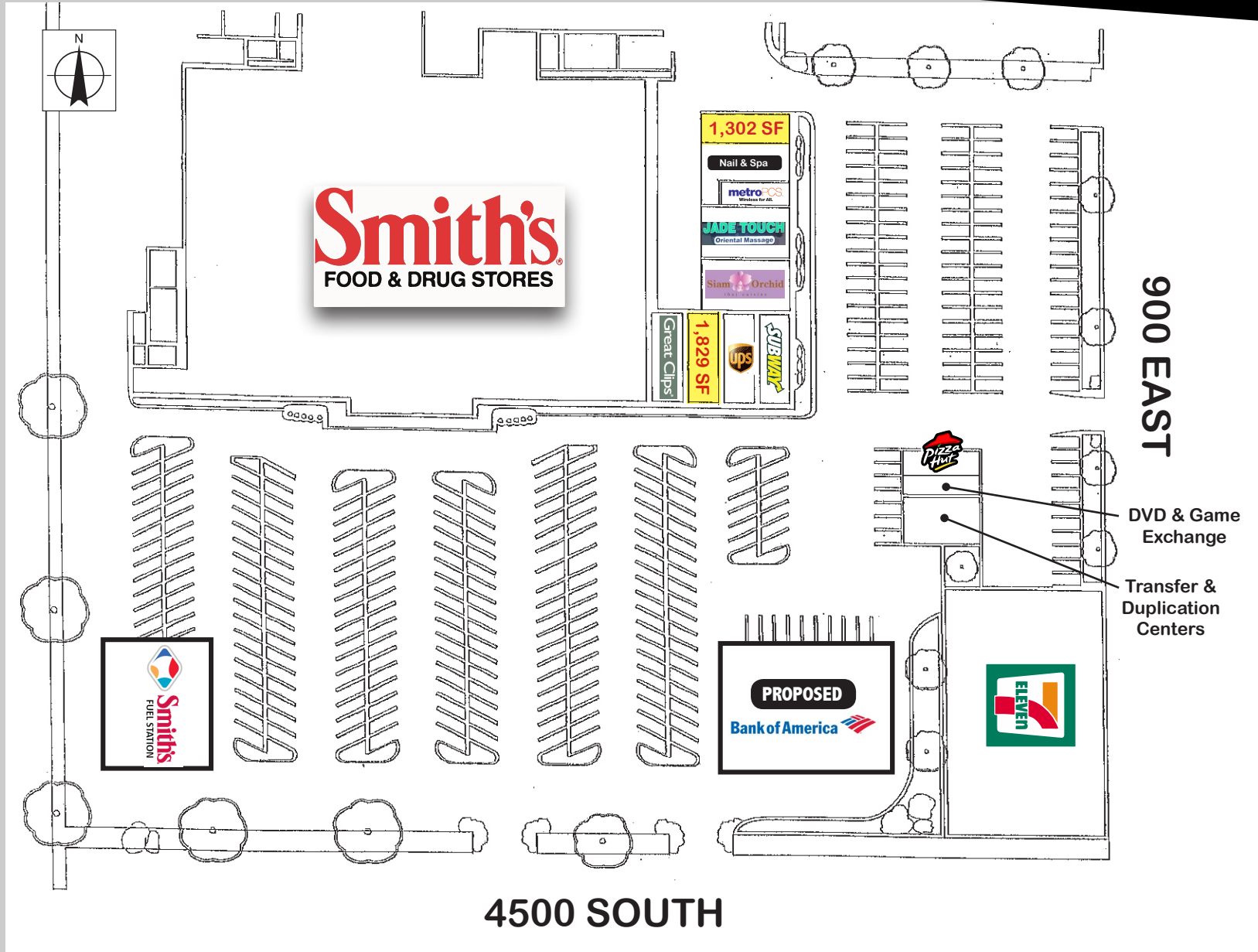
Adam Lewis

adam@situsretail.com
801.838.9627

Hunter Todd

hunter@situsretail.com
801.838.9630

FORLEASE



90 East 7200 South | Suite102 Midvale | UT | 84047
P: 801.266.1333 | F: 801.266.1303 | www.situsretail.com

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

MILLCREEK PLAZA

4500 South & 900 East (NWC) ↻ Salt Lake City, UT

Demographic Report

FORLEASE

Adam Lewis

adam@situsretail.com
801.838.9627

Hunter Todd

hunter@situsretail.com
801.838.9630

		1 mi ring		3 mi ring		5 mi ring	
Population	2019	20,556		143,647		346,268	
	2024	21,832		152,480		368,139	
	2010	20,326		137,177		329,737	
	2000	19,877	%	133,826	%	324,033	%
Households		9,468		59,880		140,262	
	Average household size	2.14		2.35		2.43	
Household income	< \$25,000	1,541	16.3	9,599	16.0	20,664	14.7
	\$25,000 - \$49,999	2,406	25.4	13,601	22.7	29,139	20.8
	\$50,000 - \$74,999	2,242	23.7	12,341	20.6	28,446	20.3
	\$75,000 - \$99,999	1,424	15.0	8,966	15.0	21,260	15.2
	\$100,000+	1,858	19.6	15,373	25.7	40,752	29.1
	Median household income	\$58,025		\$64,121		\$69,408	
	Average household income	\$72,870		\$85,329		\$91,124	
Total employees		12,940		95,480		213,613	
Business establishments		1,346		9,010		18,752	
	Industrial	68	5.1	909	10.1	1,880	10.0
	Manufacturing	14	1.0	245	2.7	542	2.9
	Commercial	196	14.6	2,316	25.7	5,300	28.3
	Office	899	66.8	4,307	47.8	8,265	44.1
	Other	169	12.6	1,232	13.7	2,765	14.7
Race	White	16,630	80.9	117,209	81.6	278,567	80.4
	Black	636	3.1	4,388	3.1	9,450	2.7
	American Indian	206	1.0	1,340	0.9	2,876	0.8
	Asian & PI	1,208	5.9	7,140	5.0	19,928	5.8
	Other	1,876	9.1	13,571	9.4	35,446	10.2
Hispanic population		2,614	12.7	19,470	13.6	51,069	14.7
Sex	Male	9,774	47.5	70,266	48.9	170,883	49.3
	Female	10,782	52.5	73,381	51.1	175,385	50.7
Median age		41.8		40.0		39.0	
Education	Population 25+	14,923	72.6	100,368	69.9	238,418	68.9
	No high school diploma	1,032	6.9	7,724	7.7	18,595	7.8
	High school graduate	3,286	22.0	20,844	20.8	48,996	20.6
	Some college	5,009	33.6	32,032	31.9	72,964	30.6
	College graduate	3,710	24.9	25,410	25.3	60,759	25.5
	Graduate/professional degree	1,886	12.6	14,358	14.3	37,104	15.6