



**CUSHMAN &  
WAKEFIELD**  
Commerce

FOR LEASE

**768 West 1425 North**  
Layton, Utah



RESTAURANT SPACE FOR LEASE

**4,100 SF Restaurant Space for Lease**  
**Lease Rate: \$14.00 PSF/NNN**

**Property Highlights**

- Size: 4,100 SF
- Lease Rate: \$14.00 PSF/NNN
- CAM: \$3.25 PSF
- Former Costa Vida space
- Adjacent to 26 movie screens
- Adjacent to new hotel and 8 more national brand hotels with 850 rooms
- Next to the Davis Convention Center
- Located in the center of Layton's office and retail district
- Patio Seating
- Some FF&E's will stay

**Demographics & Traffic Counts**

	3 Mile	5 Mile
Estimated Population (2017)	69,593	157,966
Projected Population (2022)	77,273	173,847
Estimated Households (2017)	20,513	46,835
Projected Households (2022)	22,638	51,377
Est. Avg. Household Income (2017)	\$85,401	\$89,376
Est. Median Household Income (2017)	\$68,265	\$72,145
Est. Per Capita Income (2017)	\$25,208	\$26,908

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