



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

Woods Cross Office

763 West 700 South / Woods Cross, Utah

2,784 SF



**Great location for dental or medical space. Super parking.
Located next to Interstate.**

Property Highlights

- Size: 2,784 SF
- Lease Rate: \$15.50 PSF/FS
- Located directly across the street from the Woods Cross FrontRunner
- Raised computer floors
- Possible uses include: medical, dental, general office, or call center
- Security card access
- Great terms on new lease
- Call for more information

Demographics

Population

	1 Mile	3 Mile	5 Mile
2016 Estimated Population	9,911	78,424	99,253
2021 Projected Population	10,666	84,594	107,689

Households

	1 Mile	3 Mile	5 Mile
2016 Estimated Households	3,527	26,314	32,543
2021 Projected Households	3,801	28,421	35,337
2016 Est. Median HH Income	\$60,025	\$71,415	\$76,397
2016 Est. Average HH Income	\$70,393	\$88,801	\$95,397
2016 Est. Per Capita HH Income	\$24,919	\$29,867	\$31,410

Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2016 and 2021.

Craig Boyer

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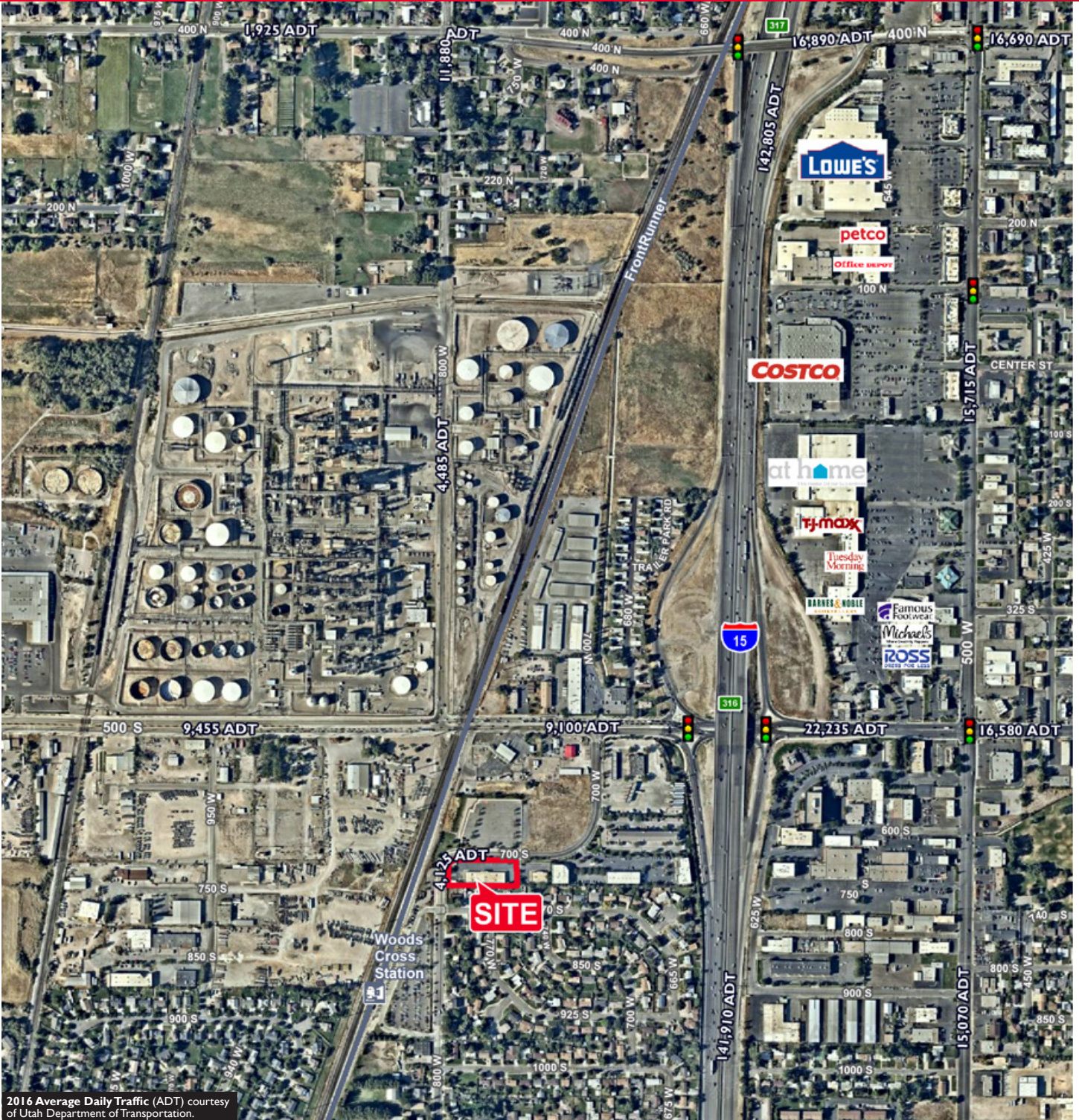


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2016 Average Daily Traffic (ADT) courtesy of Utah Department of Transportation.

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