5400 SOUTH BANGERTER PAD



3812 WEST 5400 SOUTH • TAYLORSVILLE • UTAH • 84129



FOR LEASE PROPERTY SPECS

- 5400 South Bangerter Highway Pad
- 0.92 Acres
- Great Visibility from Bangerter Highway
- Available Spring 2017
- Traffic Counts: Bangerter Highway: 61,310 cars/day 5400 South: 38,640 cars/day

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION			
2016 ESTIMATED POPULATION	22,502	170,350	360,201
2021 PROJECTED POPULATION	23,075	177,028	378,227
HOUSEHOLDS			
2016 ESTIMATED HOUSEHOLDS	6,504	49,525	106,685
2021 PROJECTED HOUSEHOLDS	6,665	51,423	112,011
INCOME			
2016 EST. AVERAGE HH INCOME	\$64,566	\$72,193	\$69,938
2016 EST. MEDIAN HH INCOME	\$55,987	\$60,663	\$58,757
2016 EST. PER CAPITA INCOME	\$18,644	\$21,062	\$20,920









376 East 400 South, Suite 120 | Salt Lake City, Utah 84111 Office 801.456.8800 | Fax 801.578.5500 www.mtnwest.com

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Standard Optical H&R BLOCK **OREIII YAUTO PARTS** cricket Money Place 🕜 Little Caesars IDAS Jordan Valley 🕢 jiffylube Athletic Club meineke Wendy's Ared Mister 36,840 cars/day Proposed Traffic Ligh 5400 South 40,405 cars/day conoco 222 C 1 DEPARTMENT 龟 EZPAWN Cutting Crew Salon Rancherito's BIG JTIRES MAD GREEK EZ II Rent to Own DISCOUNT (TIRE) BRIDGESTONE a Company 1-,(|-||' UNITED STATES Check m Go MOUNTAIN AMERIC Club DJ's Hitek Nails

nent with the information it contains is given with the understanding that all negotilations 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 b





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