# **HEBER CROSSING**



# **PROPERTY DETAILS**

1131 S MAIN STREET, HEBER CITY, UT 84032

- Contact Listing Agent for Pricing
- 6,405 SF Available
- Office and/or Retail Space Available
- Zoning: C-2
- Traffic Counts: 34,060 ADT on Main Street
- High Income Trade Area
- Estimated delivery January 2025

# 2023 **DEMOS**



### EST. POPULATION 1 MILE » 9,027

3 MILE » 24,279 5 MILE » 32,167



S

EST. HOUSEHOLDS 1 MILE » 2,645 3 MILE » 7,314 5 MILE » 9,928

#### EST. AVERAGE HH INCOME 1 MILE » \$114,510 3 MILE » \$126,246 5 MILE » \$142,744

# MOUNTAIN WEST

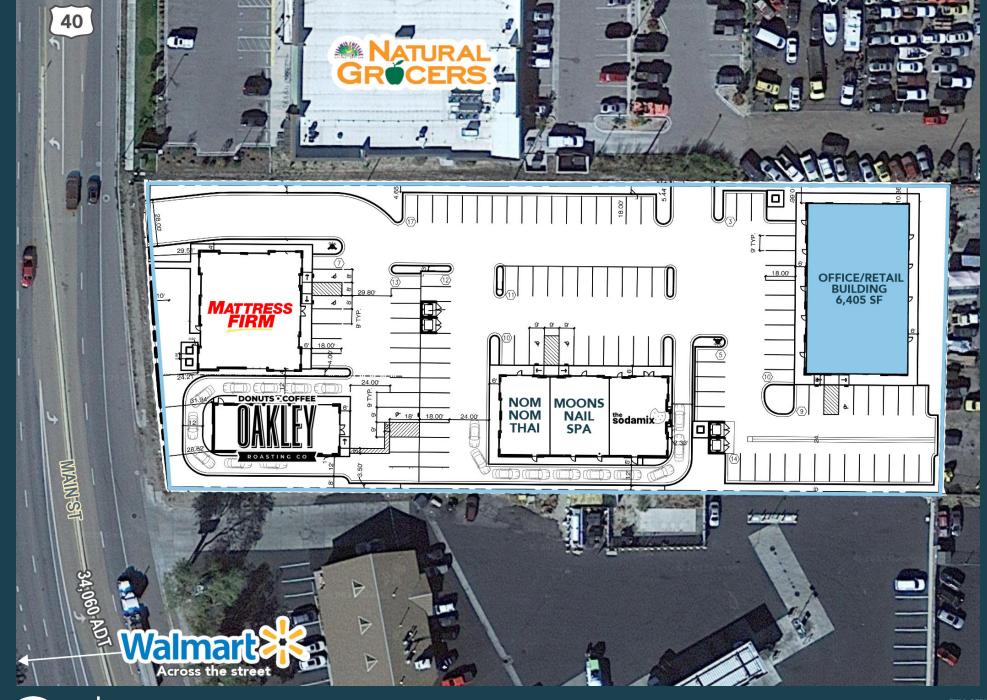
### RYAN STEWART

rstewart@mtnwest.com direct 801.578.5541 <u>View Profile</u>

## SCOTT BRADY

sbrady@mtnwest.com direct 801.456.8804 <u>View Profile</u> FULL SERVICE COMMERCIAL REAL ESTATE 312 East South Temple Salt Lake City, Utah 84111 Office 801.456.8800 www.mtnwest.com

 $\sim$ 



#### FULL SERVICE Commercial real estate

312 East South Temple Salt Lake City, Utah 84111 Office 801.456.8800 www.mtnwest.com

RYAN STEWARTSCOTrstewart@mtnwest.comsbracdirect 801.578.5541directView ProfileView

 $\sim$ 

MOUNTAIN WEST

SCOTT BRADY sbrady@mtnwest.com direct 801.456.8804 View Profile

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.





#### FULL SERVICE Commercial real estate

312 East South Temple Salt Lake City, Utah 84111 Office 801.456.8800 www.mtnwest.com

RYAN STEWART rstewart@mtnwest.com direct 801.578.5541 <u>View Profile</u>

 $\sim$ 

**MOUNTAIN WEST** 

SCOTT BRADY sbrady@mtnwest.com direct 801.456.8804 <u>View Profile</u>

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.





ent with the information it contains is given with the

# RYAN STEWART

rstewart@mtnwest.com direct 801.578.5541 <u>View Profile</u>

## SCOTT BRADY

tina to the purch

sbrady@mtnwest.com direct 801.456.8804 <u>View Profile</u>

ng of the property described above shall be conducted through this office. The at

#### FULL SERVICE Commercial real estate

312 East South Temple Salt Lake City, Utah 84111 Office 801.456.8800 www.mtnwest.com

ed from sources we belie