

HEBER CROSSING

MW

FOR LEASE



SAMUEL J BRADY ARCHITECTS

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

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
COMMERCIAL REAL ESTATE

RYAN STEWART

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SCOTT BRADY

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FULL SERVICE COMMERCIAL REAL ESTATE

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

40

NATURAL GROCERS

MATTRESS FIRM

DONUTS • COFFEE
OAKLEY
ROASTING CO

NOM NOM THAI
MOONS NAIL SPA
the sodamix

OFFICE/RETAIL BUILDING
6,405 SF

MAIN ST

34,060 ADIT

Walmart
Across the street



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SOUTHWEST FACING



NORTHWEST FACING



NORTHEAST FACING



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SITE

WASATCH HIGH
2,335 STUDENTS

40

40

189



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