

AERIAL VIEW

3226 Washington Blvd.
Ogden, UT



FOR SALE

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Ogden, UT



FOR SALE

\$725,000

Potential Uses:

- Law Office
- CPA
- Medical
- Retail

PERFECT FOR SBA
PROGRAM

PROPERTY

FEATURES

- 5,000 Total Sq Ft
- 2,500 Sq Ft available to owner
- 2,500 Sq Ft lease with 4 years left on term
- Great parking
- Visibility
- Large pole sign comes with property

OWNER/

USER

- SBA Program
- Income
- \$2,083.00
- SBA Payment
- \$3,720.00

NET COST:
\$1,637 per Month
(or \$7.85 PSF)

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COMMERCIAL REAL ESTATE BROKERAGE

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