



FOR SALE OR LEASE

# Payson Former Rite Aid

819 North Main Street  
Payson, UT



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## Freestanding Rite Aid building just off I-15 in Payson, Utah.

### Property Highlights

- 13,320 SF available
- 1.4 Acres
- I-15 visibilty with ADT 43,000
- Main Street ADT: 16,000
- Lease rate: \$10.90/SF, NNN
- Sale Price: \$2,525,000
- 5.25 parking stalls/1,000
- Drive through available

### Demographics

	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2017 Estimated Population	4,679	23,512	42,022
2022 Projected Population	4,950	25,686	47,019
<b>Households</b>			
2017 Estimated Households	1,444	6,499	11,210
2022 Projected Households	1,531	7,054	12,482
2017 Est. Median HH Income	\$56,757	\$61,616	\$67,293
2017 Est. Average HH Income	\$64,620	\$73,193	\$82,359
2017 Est. Per Capita HH Income	\$19,028	\$20,276	\$22,229

Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2017 and 2022.

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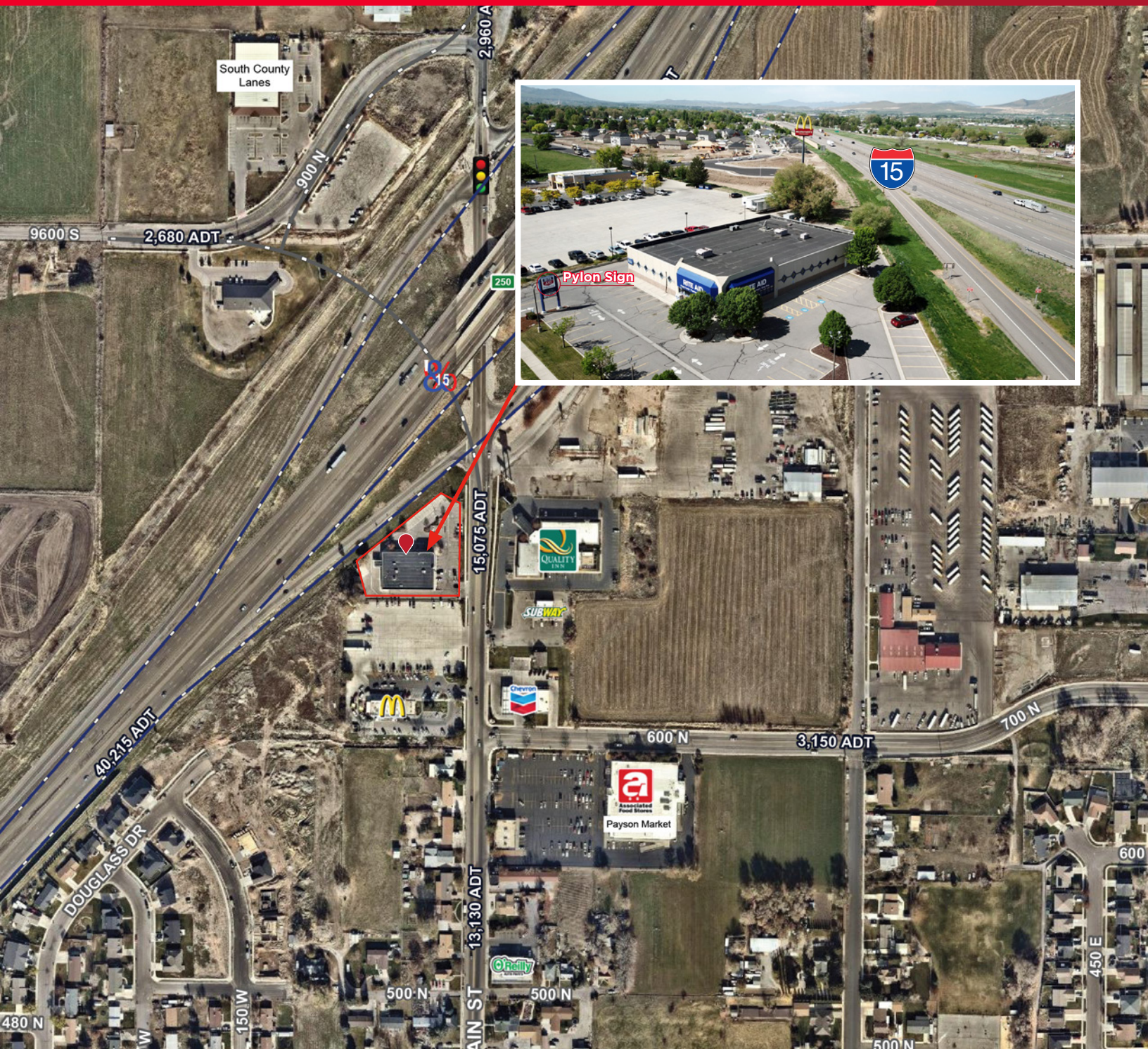
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