



**MOUNTAIN WEST**  
COMMERCIAL REAL ESTATE



# AMERICAN FORK RETAIL

529-541 SOUTH 500 EAST • AMERICAN FORK • UT • 84003

## FOR LEASE

### PROPERTY SPECS

- 2,103– 2,400 SF Available
- Lease Rate: \$26-\$28 PSF NNN
- Directly in front of Parc on 5th Apartments which has 252 Units
- Located 1,000 ft. from freeway on/off ramp

|        |  |  |  |
|--------|---------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|
| 1 MILE | <b>6,609</b><br>2020 EST.<br>POPULATION                                               | <b>2,475</b><br>2020 EST.<br>HOUSEHOLDS                                               | <b>\$65,182</b><br>2020 EST.<br>MEDIAN HH<br>INCOME                                   |
| 3 MILE | <b>61,497</b><br>2020 EST.<br>POPULATION                                              | <b>19,150</b><br>2020 EST.<br>HOUSEHOLDS                                              | <b>\$74,640</b><br>2020 EST.<br>MEDIAN HH<br>INCOME                                   |
| 5 MILE | <b>161,354</b><br>2020 EST.<br>POPULATION                                             | <b>47,315</b><br>2020 EST.<br>HOUSEHOLDS                                              | <b>\$86,580</b><br>2020 EST.<br>MEDIAN HH<br>INCOME                                   |

### CONTACT:

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