



RETAIL SPACE FOR LEASE

392 E 12300 S Suite F
Draper, UT 84020

GREAT LOCATION

\$12.50 PER SF



PROPERTY FEATURES

- Prime Draper Location – Located just off 12300 S, Draper's main commercial corridor, with convenient access to surrounding retail, office, and residential developments.
- Highly Desirable Market – Limited availability in one of Utah's most sought-after cities for commercial space.
- Flexible 1,997 SF Layout – Community Commercial zoning allows for a variety of retail, office, or service uses.
- Competitive Lease Rate – Attractive pricing at \$12.50/SF + \$5.00 - \$6.00 CAM.



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This versatile space features three private offices plus a generous open area. As an end unit, it boasts oversized windows that flood the space with natural light throughout the day.

Tenants also enjoy access to shared building amenities, including common-area restrooms and a fully equipped breakroom.

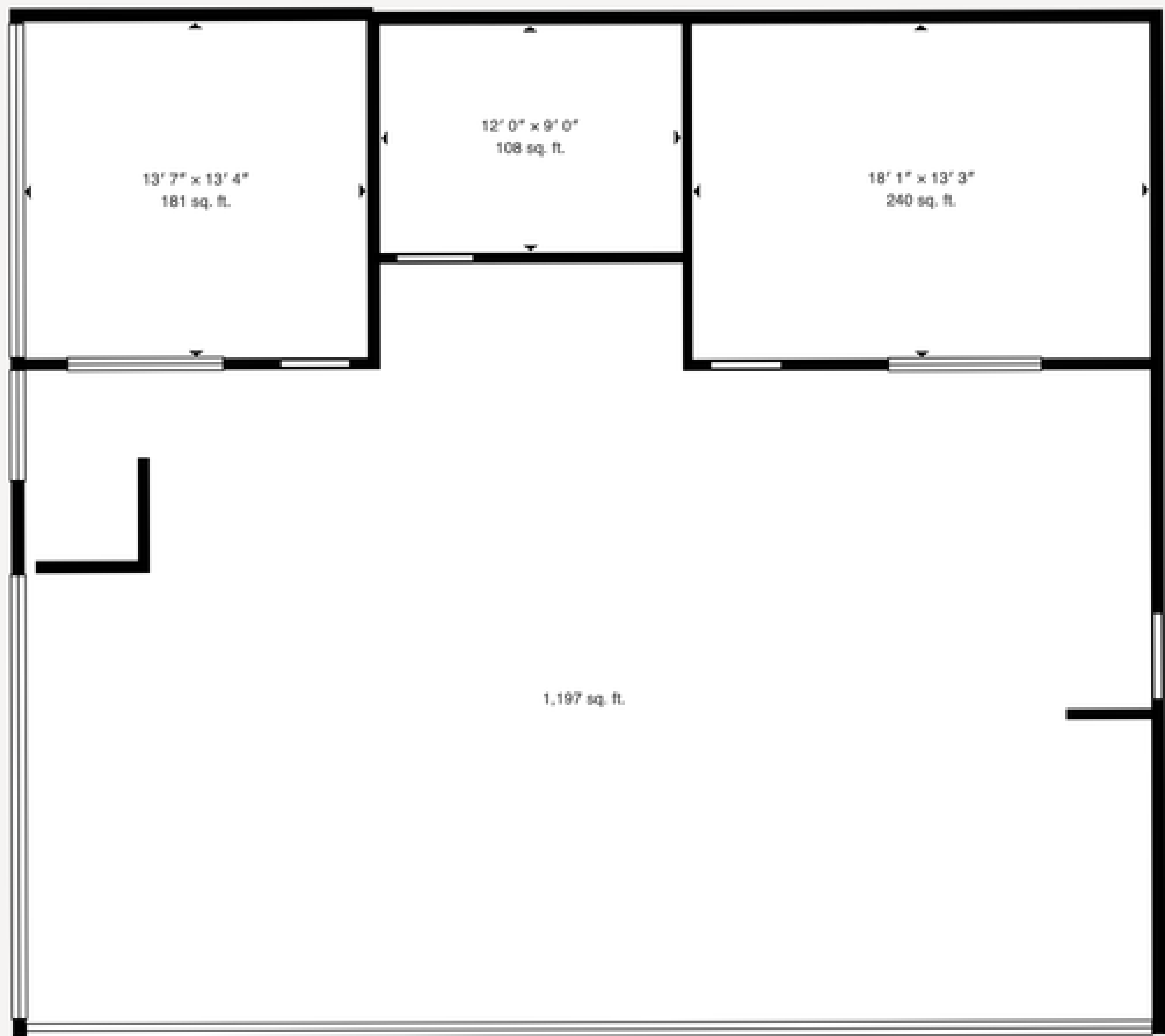


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SPACE FOR LEASE

Prime Retail Opportunity in TownSquare – Suite F | 1,997 SF

Take advantage of this exceptional leasing opportunity at 392 E 12300 S, Suite F, offering 1,997 square feet of versatile commercial space in one of Draper's most desirable commercial locations. Situated just off 12300 South, Draper's primary commercial corridor, this property offers convenient access to surrounding retail, office, and residential developments. Draper continues to be one of the region's most sought-after markets for businesses, with limited commercial inventory and strong demographics supporting long-term success.

Property Highlights:

- Suite: F
- Size: 1,997 SF
- Lease Rate: \$12.50/SF NNN
- CAM: Contact broker for current CAM charges
- Zoning: Community Commercial (flexible use potential)
- Availability: Available Now
- Building has a common area bathroom and breakroom

This space is well-suited for a wide range of retail, office, medical, or service-oriented businesses seeking a professional location in the heart of Draper.

Now available for immediate occupancy. Contact us today for additional information or to schedule a private tour.



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