



# cRc Nationwide

COMMERCIAL REAL ESTATE CONSULTANTS



3210 S. HIGHLAND DRIVE, SALT LAKE CITY 84106



- 2,800 SF Available
- Lower Level Office Space
- Desirable Highland Drive Location
- Sugarhouse Periphery
- Ample Parking
- Security System in Place
- ADA Accessible
- Potential 1,300 SF Storage Space Available
- 8,100 SF Total Building
- Many Restaurant/ Retail Amenities Nearby
- Minutes From All Three Major Highways - I-15, I-215, I-80

### Demographics

	1 Mile	3 Mile	5 Mile
Population	18,770	153,196	313,085
Households	7,590	61,337	124,451
Avg. Household Income	\$70,146	\$74,392	\$72,006

### Traffic Counts

Highland Drive: 21,175 Annual Average Daily Traffic  
 3300 South: 23,210 Annual Average Daily Traffic

**LEASE RATE: \$10.50/SF/YEAR NNN**

**801.617.1700**



**COSTAR**  
**POWER BROKER AWARD**  
**TOP FIRM**  
 2010, 2011, 2012, 2013, 2014, 2015

**KELLEN KONCAR**  
**KELLEN.KONCAR@CRCNATIONWIDE.COM**

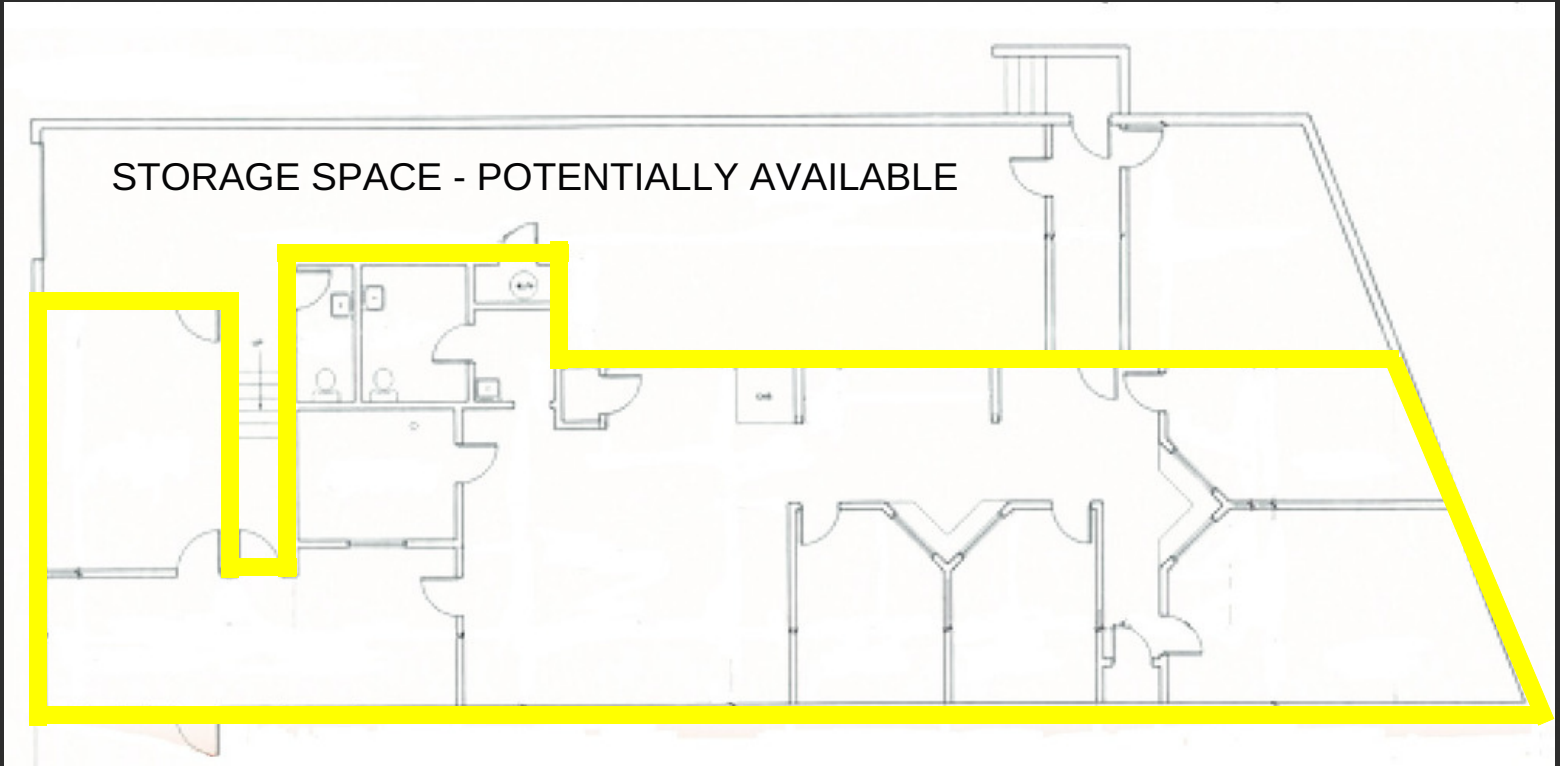


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**COSTAR**  
**POWER BROKER AWARD**  
TOP FIRM IN SALES & LEASING  
2010, 2011, 2012, 2013, 2014, 2015, 2016