

856 WEST ANTELOPE DRIVE

CLEARFIELD, UTAH

**FOR SALE, LEASE,
GROUND LEASE OR
BUILD TO SUIT**

Retail Space Available

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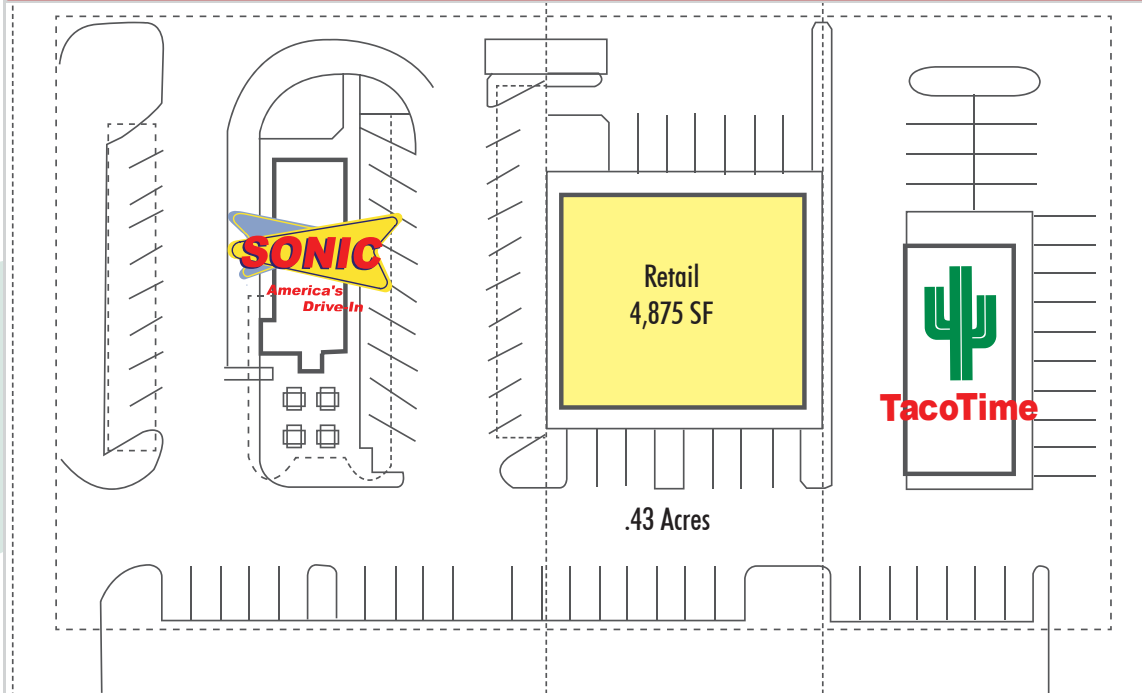
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www.cbre.com/slc

Retail 24/7.

PRICE REDUCED BY 44%



1700 SOUTH (ANTELOPE DRIVE)

PROPERTY HIGHLIGHTS

- Available: Up to 4,875 SF
- Sale Price: **\$225,000**
- Rapidly growing area
- Great Retail tenants at this intersection
- Neighboring tenants:



DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION			
2007 Estimated	13,745	67,995	148,657
2012 Projected	14,307	71,920	163,519
HOUSEHOLDS			
2007 Estimated	5,372	22,027	45,525
2012 Projected	5,647	23,579	50,436
INCOME			
2007 Med HHI	\$43,238	\$51,043	\$57,886
2012 Med HHI	\$45,817	\$55,724	\$63,300

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CBRE
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