

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$46,000 MLS # : 677730 Status : ACT Type : Industrial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Carpeting/Rugs
 Address : 154 W HAVEN AVE Zoning :
 City : Salt Lake City UT, 84115 Subdivis :
 Quadrant : SW Coord : 2320/154 Area : 102 Site Desc: Industrial Park

Offrng Type: Sale

Bldg SqFt : 1800 Yr Built : 2000
 Office SqFt : 400 Taxes : \$0
 Wrhse SqFt : 1000 Acres : 0.00
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 1 Ceiling : 8
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Blinds, Carpets, Refrigerator
 Inclusions : Equip/Machinery, Fixtures, Furniture,
 Inventory

Remarks : BUSINESS ONLY, no land or buildings. Established carpet business for 7 years. Work with several builders and landlords. Comes with forklift, inventory, carpet racks and hundreds of carpet samples. Agent/owner.

List Price : \$110,000 MLS # : 734107 Status : ACT Type : Commercial
 Lease Price : \$16.00 Per : Sale Price perSold Price : \$0 Bus Type :
 Address : 6726 S NAVIGATOR DR Zoning : M1
 City : West Jordan UT, 84084 Subdivis : NAVIGATOR COMME
 Quadrant : SW Coord : 6726/4740 Area : 109 Site Desc: See Remarks
 Offrng Type: Sale, Sale / Lease Option, Lease

Bldg SqFt : 93152 Yr Built : 2007
 Office SqFt : 21616 Taxes : \$8,683
 Wrhse SqFt : 71536 Acres : 4.00
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 0
 # of Units : 15 Ceiling : 20
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA, Seller Fin 1st, Seller Fin
 Feats/Info : Covered Parking, Overhead Door / See
 Remarks
 Inclusions :

Remarks : Buy all or Part!! New warehouse. Will subdivide into commercial condos. Units available between 5760 Sq. Ft. on up. 440 V. Service, Grease Trap available, Insulated! Seller may carry! Will build/finish to suit!

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

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List Price : \$120,000 MLS # : 712775 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1382 MAJOR ST Zoning : CC
 City : Salt Lake City UT, 84115 Subdivis : SOUTH MAIN
 Quadrant : SE Coord : 1376/50 Area : 102 Site Desc: Vacant Bldg, Se

Offrng Type: Sale

Bldg SqFt : 768 Yr Built : 1952
 Office SqFt : 0 Taxes : \$780
 Wrhse SqFt : 0 Acres : 0.16
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvrd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 50 Lot Side : 136
 Lot Back : 50
 Terms :
 Feats/Info :
 Inclusions : Real Estate

Remarks : GREAT BALLPARK LOCATION*MAY ALSO BE SOLD WITH ADJACENT 1376 MAJOR ST TO TOTAL .32 ACRES IN COMMERCIAL CORRIDOR FOR @270,000*CURRENT USE IS RESIDENTIAL*MANY BUSINESS POSSIBILITIES IN CC*DRIVE BY*CALL FOR MORE DETAILS*AS-IS*NON OWNR OCCUPANT*ADDENDA REQUIRD

List Price : \$130,000 MLS # : 712768 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1376 MAJOR ST Zoning : CC
 City : Salt Lake City UT, 84115 Subdivis : SOUTH MAIN
 Quadrant : SE Coord : 1376/50 Area : 102 Site Desc: Vacant Bldg, Se
 Offrng Type: Sale

Bldg SqFt : 1536 Yr Built : 1952
 Office SqFt : 0 Taxes : \$752
 Wrhse SqFt : 0 Acres : 0.16
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvrd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 50 Lot Side : 136
 Lot Back : 50
 Terms :
 Feats/Info : Basement
 Inclusions : Real Estate

Remarks : GREAT BALLPARK LOCATION*MAY ALSO BE SOLD W/ADJACENT 1382 MAJOR ST.TO TOTAL .32 ACRES IN COMMERCIAL CORRIDOR FOR@270,000*CURRENT USE IN RESIDENTIAL*MANY BUSINESS POSSIBILITIES IN CC*DRIVE BY*CALL FOR MORE DETAILS*AS-IS&NOT OWNER OCCUPANT ADDENDUM REQUIRED*

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

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List Price : \$158,900 MLS # : 705660 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Barbershop
 Address : 33 KELSEY AVE Zoning : com
 City : Salt Lake City UT, 84111 Subdivis :
 Quadrant : SE Coord : 1170/33 Area : 102 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 1720 Yr Built : 1950
 Office SqFt : 870 Taxes : \$1,139
 Wrhse SqFt : 0 Acres : 0.04
 # of Bldgs : 1 Covrd Pkg: 1
 # of Floors: 1 Uncvrd Pkg: 1
 # of Units : 2 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Baths, Private, Blinds, Kitchen,
 Range/Oven, Refrigerator
 Inclusions :

Remarks : An excellent investment opportunity, new roof and new commercial windows in 2005. Do Not disturb tenants. Make offers subject to inspection.

List Price : \$169,000 MLS # : 730507 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 247 E 2100 S Zoning : CB
 City : Salt Lake City UT, 84115 Subdivis :
 Quadrant : SE Coord : 2100/247 Area : 102 Site Desc: Owner Occupied
 Offrng Type: Sale

Bldg SqFt : 1890 Yr Built : 1917
 Office SqFt : 0 Taxes : \$1,041
 Wrhse SqFt : 0 Acres : 0.12
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvrd Pkg: 4
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Paved Parking / Basement, Baths,
 Private, Blinds, Carpets, Fireplace,
 Kitchen
 Inclusions : Real Estate

Remarks : Immaculate brick bungalow zoned for residential & commercial (Community Business - CB). Current and best use is for office. Extremely well maintained. Upgrades in the past 10 years include electrical, roof, furnace, windows, appliances. 4-car parking!

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

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List Price : \$196,000 MLS # : 690552 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 9046 W 2700 S Zoning :
 City : Magna UT, 84044 Subdivis :
 Quadrant : SW Coord : 2700/9046 Area : 110 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 2300 Yr Built : 1926
 Office SqFt : 0 Taxes : \$902
 Wrhse SqFt : 0 Acres : 0.07
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions : Fixtures, Real Estate

Remarks : SQ.FOOTAGE TO BE VERIFIED BY BUYER & BUYER'S AGENT*PROPERTY SOLD IN "AS IS" CONDITION*
 GREAT MAIN STREET FRONT PROPERTY NEXT TO MUSEUM*USED AS BOTH MANUFACTURING & RETAIL
 BUSINESS.

List Price : \$199,900 MLS # : 709727 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1321 JEFFERSON ST Zoning : C-1
 City : Salt Lake City UT, 84115 Subdivis : HOLLAND
 Quadrant : SW Coord : 1321/140 Area : 102 Site Desc: Owner Occupied
 Offrng Type: Sale

Bldg SqFt : 953 Yr Built : 1903
 Office SqFt : 0 Taxes : \$948
 Wrhse SqFt : 0 Acres : 0.13
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 1 Ceiling : 9
 Lot Front : 38 Lot Side : 148
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Baths, Private, Kitchen
 Inclusions : Real Estate

Remarks : Improved commercial, centrally located, close to I-15 & baseball stadium. Needs work*No
 seller warranties 10.2 does not apply*Near Trax*

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

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List Price : \$229,000 MLS # : 670270 Status : ACT Type : Commercial
 Lease Prce : \$2,000.00 Per : Sale Price, LeSold Price : \$0 Bus Type :
 Address : 2560 S MAIN ST Zoning : CN
 City : Salt Lake City UT, 84115 Subdivis : SOUTHGATE PARK
 Quadrant : SW Coord : 2560/100 Area : 102 Site Desc: Owner Occupied

Offrng Type: Sale, Lease

Bldg SqFt : 1800 Yr Built : 1949
 Office SqFt : 0 Taxes : \$1,632
 Wrhse SqFt : 0 Acres : 0.06
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 1 Ceiling : 9
 Lot Front : 111 Lot Side : 24
 Lot Back : 111
 Terms :
 Feats/Info : Overhead Door / Baths, Private,
 Burglar Alm
 Inclusions : Real Estate

Remarks : Building for sale or lease. Restaurant equip. company relocating. New roof, newer furnance, central air and water heater. Buyer to verify all.

List Price : \$249,900 MLS # : 731003 Status : ACT Type : Industrial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 658 W CONFLUENCE AVE Zoning :
 City : Murray UT, 84123 Subdivis :
 Quadrant : SW Coord : 4260/658 Area : 104 Site Desc: Industrial Park
 Offrng Type: Sale

Bldg SqFt : 2261 Yr Built : 2006
 Office SqFt : 741 Taxes : \$1
 Wrhse SqFt : 1520 Acres : 0.01
 # of Bldgs : 1 Covrd Pkg: 2
 # of Floors: 2 Uncvd Pkg: 4
 # of Units : 1 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Paved Parking,
 Warehouse / Carpets, Fire Alarm,
 Handicap Access, Sprinkler Fire Sys
 Inclusions :

Remarks : New office/warehouse unit. Great location within minutes of 1-15. Huge 12 X 12 foot garage door in the back. Includes reception area, office, bathroom and second story storage with the rest heated warehouse. Call now to pick colors. See tour. Owner/broker

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

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List Price : \$250,000 MLS # : 705156 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 868 W SOUTH TEMPLE Zoning :

City : Salt Lake City UT, 84116 Subdivis :

Quadrant : SW Coord : 0/868 Area : 111 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 2700 Yr Built : 1940
 Office SqFt : 0 Taxes : \$1,221
 Wrhse SqFt : 0 Acres : 0.09
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Overhead Door / Blinds
 Inclusions : Real Estate

Remarks : DO NOT DISTURB TENANT - SALE IS CONFIDENTIAL - SELLER HAS RECENTLY COMPLETED SEVERAL PROPERTY IMPROVEMENTS - NEW FLEX PVC MEMBRANE ROOF - BLDG TO WEST AVAIL SEE MLS#705138 - CALL FOR OTHER DETAILS - SELLER AND AGENT ARE RELATED

List Price : \$255,000 MLS # : 728213 Status : ACT Type : Commercial

Lease Prce : \$1,800.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 12587 S 1450 W Zoning :

City : Riverton UT, 84065 Subdivis :

Quadrant : SW Coord : 12587/1450 Area : 109 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 1872 Yr Built : 1982
 Office SqFt : 1800 Taxes : \$1,191
 Wrhse SqFt : 0 Acres : 0.25
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : RV Parking / Basement, Blinds, Carpets, Dishwasher, Kitchen, Laundry Central, Range/Oven, Refrigerator
 Inclusions : Real Estate

Remarks : CALL AGENT FOR DETAILS ON ZONING CURRENTLY ZONED RESIDENTIAL. HUGE POTENTIAL. OWNER IS LICENSED AGENT IN STATE OF UTAH NOT REPRESENTING SELF. COMPLETE REMODEL DONE 3/07 HRDWD FLRS, KNOTTY ALDER CABINETS PAINT/CARPET. SOLD AS IS WHERE IS. OWNER NON OCCUP.

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$269,800 MLS # : 714691 Status : ACT Type : Warehouse
 Lease Prce : \$1,800.00 Per : Sale Price, LeSold Price : \$0 Bus Type :
 Address : 110 W 13775 S Zoning :
 City : Draper UT, 84020 Subdivis :
 Quadrant : SW Coord : 13775/110 Area : 108 Site Desc: Vacant Bldg

Offrng Type: Sale, Lease, Lease/Purchase Option

Bldg SqFt : 1595 Yr Built : 2007
 Office SqFt : 595 Taxes : \$1
 Wrhse SqFt : 1000 Acres : 0.01
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Overhead Door, Paved Parking,
 Warehouse /
 Inclusions :

Remarks : Unit 3 has a total of 1595sf. Has 600sf finished office space including recept, 2 offices, restroom. There are many other units available as warehouse shell for sale or lease. 1600sf - 14,400sf. Great I-15 and Bangertor Hwy access and exposure!

List Price : \$269,900 MLS # : 677633 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 3357 S 900 E Zoning : C-2
 City : Salt Lake City UT, 84106 Subdivis :
 Quadrant : SE Coord : 3357/900 Area : 102 Site Desc: Vacant Bldg, Va
 Offrng Type: Sale

Bldg SqFt : 1876 Yr Built : 1904
 Office SqFt : 0 Taxes : \$1,020
 Wrhse SqFt : 0 Acres : 0.35
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Sheds / Basement, Kitchen
 Inclusions :

Remarks : Increasing commercial development on 900 East. Great potential!

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$275,000 MLS # : 725064 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 225 E 2100 S Zoning :
 City : Salt Lake City UT, 84115 Subdivis :
 Quadrant : SE Coord : 2100/225 Area : 102 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 2240 Yr Built : 1984
 Office SqFt : 0 Taxes : \$1,473
 Wrhse SqFt : 0 Acres : 0.11
 # of Bldgs : 2 Covrd Pkg: 0
 # of Floors: 2 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Paved Parking, RV
 Parking, Security Lighting / Baths,
 Public, Burglar Alm, Dishwasher,
 Kitchen, Range/Oven, Refrigerator
 Inclusions : Equip/Machinery, Real Estate

Remarks : FANTASTIC SUGARHOUSE LOCATION W/PLENTY OFF STREET PARKING*WELL BUILT BRICK 2 STORY
 STRUCTURE&2 STORY WAREHOUSE OR GARAGE W/BAY DOOR*ZONED FOR WIDE VARIETY OF BUSINESSES*
 VACANT AND EASY TO SHOW*

List Price : \$285,000 MLS # : 733656 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2845 HIGHLAND DR Zoning : CG
 City : Salt Lake City UT, 84106 Subdivis :
 Quadrant : SE Coord : 2845/1290 Area : 102 Site Desc:
 Offrng Type: Sale, See Remarks

Bldg SqFt : 2144 Yr Built : 1947
 Office SqFt : 0 Taxes : \$1,730
 Wrhse SqFt : 0 Acres : 0.22
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Carpets, Dishwasher, Kitchen,
 Range/Oven, Refrigerator
 Inclusions :

Remarks : Zoned - Commercial General. Authorized use - Legal non conforming two unit dwelling.
 Occupied by tenants. Easy to rent, central location. Do not disturb the tenants. Make
 offer subject to inspection. Buyer to verify information.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$289,900 MLS # : 729154 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 6765 S 1300 E Zoning :
 City : Cottonwood Heights UT, 84121 Subdivis :
 Quadrant : SE Coord : 6765/1300 Area : 105 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 2100 Yr Built : 1941
 Office SqFt : 0 Taxes : \$1,555
 Wrhse SqFt : 0 Acres : 0.18
 # of Bldgs : 1 Covrd Pkg: 2
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 1 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions :

Remarks : Great location in Ft Union Blvd area. Prime commercial location. Sold "AS IS" Entire block is now zoned commerical and all parcels are for sale. Great opportunity. OWNER AGENT. DO NOT DISTURB TENNANT.

List Price : \$295,000 MLS # : 678547 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 3090 W 3500 S Zoning : Comm
 City : Salt Lake City UT, 84119 Subdivis :
 Quadrant : SW Coord : 3500/3090 Area : 110 Site Desc: Tenant Occupied
 Offrng Type: Sale, See Remarks

Bldg SqFt : 338 Yr Built : 1989
 Office SqFt : 0 Taxes : \$1,452
 Wrhse SqFt : 0 Acres : 0.21
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvd Pkg: 4
 # of Units : 1 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, See Remarks
 Feats/Info : Paved Parking, See Remarks / Kitchen,
 See Remarks
 Inclusions : Equip/Machinery, Fixtures, Real Estate, See Remarks

Remarks : CAP 11.3%. Los Albertos has been tenant for 5 yrs. New 3 yr NNN lease w/opt to renew. Annual increases of 6%. Lease exp. 3/31/10. Income is \$3,016.66/mo inc. rent, taxes & ins. (Rent \$2,800/mo). Incl Tax ID#1528354032.Call for property package.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$295,000 MLS # : 705138 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 872 W SOUTH TEMPLE Zoning :

City : Salt Lake City UT, 84116 Subdivis :

Quadrant : SW Coord : 0/872 Area : 111 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 3240 Yr Built : 1940
 Office SqFt : 0 Taxes : \$1,284
 Wrhse SqFt : 0 Acres : 0.14
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Overhead Door / Blinds
 Inclusions : Real Estate

Remarks : DO NOT DISTURB TENANT - SALE IS CONFIDENTIAL - SELLER HAS RECENTLY COMPLETED SEVERAL PROPERTY IMPROVEMENTS - NEW FLEX PVC MEMBRANE ROOF - BLDG TO EAST AVAIL SEE MLS#705156 - CALL FOR OTHER DETAILS - SELLER AND AGENT ARE RELATED

List Price : \$298,821 MLS # : 650021 Status : ACT Type : Industrial

Lease Prce : \$0.00 Per : Sale Price perSold Price : \$0 Bus Type :

Address : 5140 COMMERCE DR Zoning : MG-C

City : Murray UT, 84107 Subdivis :

Quadrant : SW Coord : 5140/300 Area : 104 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 2040 Yr Built : 1958
 Office SqFt : 0 Taxes : \$911
 Wrhse SqFt : 0 Acres : 0.49
 # of Bldgs : 1 Covrd Pkg: 2
 # of Floors: 2 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 57 Lot Side : 374
 Lot Back : 57
 Terms : Conv
 Feats/Info : Barn(s), Corral(s), Sheds / Basement,
 Baths, Private, Blinds, Carpets,
 Dishwasher, Kitchen, Sprinkler Fire Sys
 Inclusions : Real Estate

Remarks : This property is currently being used as a residence. Owners want to sell with 4 other parcels for a total of 2.33 acres. Zoned Manufacturing General-Conditional. Buyer to verify all. See agent remarks.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

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List Price : \$299,000 MLS # : 721368 Status : ACT Type : Commercial
 Lease Price : \$7.00 Per : Sale Price, LeSold Price : \$0 Bus Type :
 Address : 271 W 700 S Zoning : D2
 City : Salt Lake City UT, 84101 Subdivis : KANELL'S
 Quadrant : SW Coord : 700/271 Area : 102 Site Desc: Owner Occupied

Offrng Type: Sale / Lease Option, Lease, See Remarks

Bldg SqFt : 1610 Yr Built : 1896
 Office SqFt : 0 Taxes : \$1,343
 Wrhse SqFt : 0 Acres : 0.11
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 2
 # of Units : 1 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, Seller Fin 1st, Seller Fin 2nd,
 Feats/Info : See Remarks / Baths, Private,
 Range/Oven, See Remarks
 Inclusions : Real Estate, See Remarks

Remarks : MUST BE SOLD W/MLS #721329. Combined size Est. .22 Acre & 7,631 SqFt. Business sold SEP. Many use options. Motivated, BRING ALL OFFERS! Huge potential, Prime corner location on busy 300W. Lease/Option/Seller Fin Poss. Sold As-Is. Buyer to verify all data.

List Price : \$299,000 MLS # : 726322 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Service
 Address : 263 W 700 S Zoning : D2
 City : Salt Lake City UT, 84101 Subdivis :
 Quadrant : SW Coord : 700/263 Area : 102 Site Desc: Owner Occupied
 Offrng Type: Sale, Exchange/Trade

Bldg SqFt : 3000 Yr Built : 1900
 Office SqFt : 900 Taxes : \$1,255
 Wrhse SqFt : 2100 Acres : 0.11
 # of Bldgs : 1 Covrd Pkg: 4
 # of Floors: 1 Uncvld Pkg: 2
 # of Units : 1 Ceiling : 10
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Covered Parking / Baths, Private,
 Laundry Central
 Inclusions : See Remarks

Remarks : BRING ALL OFFERS! RDA Funding Zone. Close to Trax, Gateway, Busy 300W. Great development potential. Neighbor parcels also possible. Call agent for details. Sold As-is, omit 10.2 REPC. Poss. water shares sold sep. Buyer to verify all data.

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$300,000 MLS # : 728054 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2898 W 3500 S Zoning : C-2
 City : West Valley City UT, 84119 Subdivis : HILLSDALE
 Quadrant : SW Coord : 3500/2898 Area : 110 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 2160 Yr Built : 1957
 Office SqFt : 0 Taxes : \$1,896
 Wrhse SqFt : 0 Acres : 0.19
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 12
 # of Units : 0 Ceiling : 9
 Lot Front : 110 Lot Side : 75
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Paved Parking / Basement, Baths,
 Private, Baths, Public
 Inclusions : GoodWill

Remarks : GREAT LOCATION. ONE BLOCK AWAY FROM VALLEY FAIR MALL. IN THE HEART OF REDEVELOPMENT OF WEST VALLEY. HIGH TRAFFIC AND VISIBILITY. GREAT INVESTMENT OPPORTUNITY. PERFECT FOR RETAIL, OFFICE SPACE, ETC. NEEDS TLC. SOLD "AS IS". MUST SEE. BUYER TO VERIFY ALL.

List Price : \$311,018 MLS # : 650026 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price perSold Price : \$0 Bus Type :
 Address : 5148 COMMERCE DR Zoning : MG-C
 City : Murray UT, 84107 Subdivis :
 Quadrant : SW Coord : 5148/300 Area : 104 Site Desc: Vacant Bldg
 Offrng Type: Sale

Offrng Type: Sale

Bldg SqFt : 1450 Yr Built : 1953
 Office SqFt : 0 Taxes : \$1,281
 Wrhse SqFt : 0 Acres : 0.51
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 57 Lot Side : 390
 Lot Back : 57
 Terms : Conv
 Feats/Info : RV Parking, Sheds / Baths, Private,
 Blinds, Carpets, Dishwasher, Kitchen,
 Laundry Central, Range/Oven
 Inclusions : Real Estate

Remarks : Property is currently used as residential. Owners want to sell with 4 other parcels for a total of 2.33 acres. Zoned Manufacturing General-Conditional. Buyer to verify all. See Agent Remarks.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$319,900 MLS # : 719113 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 243 W 700 S Zoning : D-2
 City : Salt Lake City UT, 84101 Subdivis : WTEMPGTWY
 Quadrant : SW Coord : 700/243 Area : 102 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 1336 Yr Built : 1906
 Office SqFt : 0 Taxes : \$1,766
 Wrhse SqFt : 0 Acres : 0.19
 # of Bldgs : 3 Covrd Pkg: 0
 # of Floors: 1 Uncvrd Pkg: 8
 # of Units : 0 Ceiling : 0
 Lot Front : 50 Lot Side : 165
 Lot Back : 0
 Terms : Conv
 Feats/Info : Warehouse, See Remarks / Burglar Alm,
 Floor Drain, Kitchen
 Inclusions : Fixtures

Remarks : D2 Zone-"Downtown Support"-Possible RDA programs for wide variety of Bus.-Located in West Gateway Dist.-1000 ft from Trax Stn-only 6 blks to Gateway-1blk to 6S frwy exit- 95 new condos 1/2 blk-St Agency moving into 6 story crn bldg-Buyer to vrfy info.

List Price : \$320,000 MLS # : 720977 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 4176 HIGHLAND DR Zoning :
 City : Salt Lake City UT, 84124 Subdivis :
 Quadrant : SE Coord : 4176/1700 Area : 106 Site Desc:
 Offrng Type: Sale

Bldg SqFt : 3309 Yr Built : 1931
 Office SqFt : 0 Taxes : \$1,255
 Wrhse SqFt : 0 Acres : 0.14
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvrd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Basement, Dishwasher, Fireplace,
 Kitchen, Range/Oven, Refrigerator
 Inclusions :

Remarks : USED AS A FAMILY RES FOR YEARS*NOT A LEGAL DUPLEX*NEEDS TO BE PERMITTED BUT ZONED DUPLEX* PROF OFFICE SPACE,HOME OFFICE,ETC*THIS PROPERTY IS A BARGAIN*RENTS ARE LOW*REDONE PLUMBING & BATHS & ELECTRIC IN APPRX 1992*SQFT/CNTY RCRDS.BUYER TO VERIFY ALL INFO.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$329,000 MLS # : 657419 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Service
 Address : 848 W 400 S LK Zoning :
 City : Salt Lake City UT, 84104 Subdivis :
 Quadrant : SW Coord : 848/400 Area : 111 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 950 Yr Built : 1954
 Office SqFt : 200 Taxes : \$640
 Wrhse SqFt : 700 Acres : 0.09
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncv'd Pkg: 8
 # of Units : 1 Ceiling : 15
 Lot Front : 47 Lot Side : 83
 Lot Back : 50
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Paved Parking, RV
 Parking, Warehouse, See Remarks /
 Baths, Private, Baths, Public, Floor
 Inclusions : Real Estate

Remarks : Commerical building great location,city water meter not yet installed to be done by buyer, two large overhead doors,loft, extra storage Owner/agent

List Price : \$329,400 MLS # : 673369 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 715 E 8425 S Zoning : BC
 City : Sandy UT, 84094 Subdivis :
 Quadrant : SE Coord : 8425/715 Area : 108 Site Desc: Vacant Bldg
 Offrng Type: Sale

Bldg SqFt : 1120 Yr Built : 1954
 Office SqFt : 0 Taxes : \$1,015
 Wrhse SqFt : 0 Acres : 0.19
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncv'd Pkg: 0
 # of Units : 1 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, Seller Fin 2nd
 Feats/Info :
 Inclusions :

Remarks : READY TO DEVELOP*House on .19 acre (zoned BC) sold with adjacent vacant .17 acre parcel tax ID #22-32-303-010 (MLS#673329)*Total is .36 acres*Price is for both properties*Great location*High traffic area*Sqft per cnty rcrds*Byr to verify all.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$349,900 MLS # : 719006 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 6780 S 1300 E Zoning : COM
 City : Cottonwood Heights UT, 84047 Subdivis : BLUE GLASS ACRE
 Quadrant : SE Coord : 6780/1300 Area : 104 Site Desc:

Offrng Type: Sale

Bldg SqFt : 2402 Yr Built : 1971
 Office SqFt : 0 Taxes : \$1,400
 Wrhse SqFt : 0 Acres : 0.23
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 113 Lot Side : 91
 Lot Back : 93
 Terms : Conv, SBA
 Feats/Info : Sheds /
 Inclusions : Real Estate

Remarks : In the heart of Fort Union, prime location, easy access to major roads & freeways, excellent for small business or development, one acre attached to property for sale. Buyer to verify all.

List Price : \$363,900 MLS # : 732906 Status : ACT Type : Industrial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 9372 S 500 W Zoning :
 City : Sandy UT, 84070 Subdivis :
 Quadrant : SW Coord : 9372/500 Area : 108 Site Desc: Industrial Park
 Offrng Type: Sale

Bldg SqFt : 3107 Yr Built : 1993
 Office SqFt : 0 Taxes : \$2,078
 Wrhse SqFt : 0 Acres : 0.01
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 0
 # of Units : 1 Ceiling : 22
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Paved Parking /
 Inclusions :

Remarks : SANDY OFFICE/SHOWROOM/WAREHOUSE Great location, high traffic count, good signage. Oversized overhead doors, 22' high ceilings. Close to 90th & 106th freeway. Can be purchased with adjacent unit 9378 S. 500 W. (\$376,900)total area 6,299 SF. Vacant soon.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$375,000 MLS # : 731420 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 705 S 900 W Zoning :
 City : Salt Lake City UT, 84104 Subdivis :
 Quadrant : SW Coord : 705/900 Area : 111 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 1421 Yr Built : 1954
 Office SqFt : 0 Taxes : \$3,166
 Wrhse SqFt : 0 Acres : 0.63
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 1 Ceiling : 0
 Lot Front : 165 Lot Side : 165
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info :
 Inclusions : Real Estate

Remarks : Corner lot with wonderful business surroundings. Close to I-15. Current use Restaurant, Lease at 2300/month. Tenant unaware. Do not disturb tenant. THIS IS AN INVESTORS DREAM LOT! Zoned CB. Unlimited business possibilities. SqFt/cnty rcrds. Buyr to verify all info.

List Price : \$376,900 MLS # : 732954 Status : ACT Type : Industrial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 9378 S 500 W Zoning :
 City : Sandy UT, 84070 Subdivis :
 Quadrant : SW Coord : 9378/500 Area : 108 Site Desc: Industrial Park
 Offrng Type: Sale

Bldg SqFt : 3192 Yr Built : 1993
 Office SqFt : 0 Taxes : \$2,045
 Wrhse SqFt : 0 Acres : 0.01
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvd Pkg: 0
 # of Units : 1 Ceiling : 22
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info :
 Inclusions :

Remarks : SANDY OFFICE/WAREHOUSE/SHOWROOM Great location, high traffic count, close to 90th & 106th S. freeway exits. 22' high ceilings and 2 level offices. Overhead door. Current tenant e moving soon. Can be purchased with 9372 S. 500 W. (\$363,900)6,299 SF total.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$389,000 MLS # : 701143 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2681 S 9040 W Zoning :
 City : Magna UT, 84044 Subdivis :
 Quadrant : SW Coord : 2681/9040 Area : 110 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 5800 Yr Built : 1972
 Office SqFt : 0 Taxes : \$1
 Wrhse SqFt : 0 Acres : 0.21
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions : GoodWill, Real Estate

Remarks : SQUARE FOOTAGE TO BE VERIFIED BY BUYER/BUYER'S AGENT*LARGE OFFICE,STORAGE OR WAREHOUSE FACILITY WITH UNDERGROUND ACCESS*ATTACHED GENERATOR NEGOTIABLE*FORMER US WEST FACILITY-TO BE SOLD IN AS IS CONDITION.

List Price : \$389,900 MLS # : 702041 Status : ACT Type : Industrial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 8496 S HARRISON ST Zoning :
 City : Midvale UT, 84047 Subdivis :
 Quadrant : SW Coord : 8496/300 Area : 104 Site Desc: Vacant Bldg
 Offrng Type: Sale, Lease/Purchase Option, Exchange/Trade

Bldg SqFt : 3000 Yr Built : 2003
 Office SqFt : 2000 Taxes : \$2,106
 Wrhse SqFt : 1000 Acres : 0.01
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Overhead Door, Paved Parking / Floor
 Drain, Handicap RestRm
 Inclusions : See Remarks

Remarks : Newer office warehouse next to I-15. New 2000 sqft tenant improvement almost complete. Hurry and pick floor coverings and paint colors. Overhead door in rear. Glass office door and parking in front. Buyer to verify all info. Agent related to Seller.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$395,000 MLS # : 730983 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2660 S 7200 W Zoning : C-2
 City : Magna UT, 84044 Subdivis :
 Quadrant : SW Coord : 2660/7200 Area : 110 Site Desc: Vacant Bldg, Va

Offrng Type: Sale

Bldg SqFt : 4212 Yr Built : 1967
 Office SqFt : 0 Taxes : \$1,742
 Wrhse SqFt : 0 Acres : 0.61
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, See Remarks
 Feats/Info :
 Inclusions : See Remarks

Remarks : Major North south street, corner lot high visibility, the value is in the land, building needs some TLC but appears to be structually okay. Building sold AS with no Warranties. Close to SR-201

List Price : \$399,000 MLS # : 712532 Status : ACT Type : Commercial
 Lease Prce : \$1,750.00 Per : Sale Price, LeSold Price : \$0 Bus Type :
 Address : 7573 MAIN ST Zoning :
 City : Midvale UT, 84047 Subdivis :
 Quadrant : SW Coord : 7573/700 Area : 104 Site Desc: Owner Occupied,
 Offrng Type: Sale

Bldg SqFt : 2150 Yr Built : 1930
 Office SqFt : 0 Taxes : \$1,519
 Wrhse SqFt : 0 Acres : 0.12
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncv'd Pkg: 3
 # of Units : 0 Ceiling : 14
 Lot Front : 50 Lot Side : 100
 Lot Back : 50
 Terms : Conv
 Feats/Info : Paved Parking / Basement, Baths,
 Public, Blinds, Drapes, Kitchen,
 Refrigerator, See Remarks
 Inclusions : Fixtures, Real Estate

Remarks : Restored Historic bldg. inlet retail location. Zoned Historic Commercial. 1750 sq ft main w/400 sq ft finished basement. Shows beautifully,very well maintained. Many upgrades to include;HVAC & electrical/custom lighting, wood laminate flooring,kitchenette

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$399,000 MLS # : 721329 Status : ACT Type : Commercial
 Lease Price : \$9.00 Per : Sale Price, LeSold Price : \$0 Bus Type :
 Address : 711 S 300 W BUSY Zoning : D2
 City : Salt Lake City UT, 84101 Subdivis : KANELL'S
 Quadrant : SW Coord : 711/300 Area : 102 Site Desc: Owner Occupied

Offrng Type: Sale / Lease Option, Lease

Bldg SqFt : 6021 Yr Built : 1918
 Office SqFt : 0 Taxes : \$4,015
 Wrhse SqFt : 0 Acres : 0.11
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvrd Pkg: 4
 # of Units : 1 Ceiling : 0
 Lot Front : 1155 Lot Side : 825
 Lot Back : 0
 Terms : Conv, Seller Fin 1st, Seller Fin 2nd,
 Feats/Info : See Remarks / Baths, Private, Baths,
 Public, Carpets, See Remarks
 Inclusions : Real Estate, See Remarks

Remarks : TO BE SOLD W/MLS #721368. Business sold SEP #721415. Combined size est. .22 acres & 7,631 SqFt. Prime corner lot on busy 300W. Many use options. Motivated, BRING ALL OFFERS! Huge Potential. Lease/Opt/Seller Fin. Sold As-Is. Buyer to verify all data.

List Price : \$400,000 MLS # : 654095 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Beauty Salon
 Address : 1354 S 1100 E Zoning : com
 City : Salt Lake City UT, 84105 Subdivis :
 Quadrant : SE Coord : 1354/1100 Area : 102 Site Desc: Tenant Occupied
 Offrng Type: Sale

Bldg SqFt : 2400 Yr Built : 1897
 Office SqFt : 0 Taxes : \$1,969
 Wrhse SqFt : 0 Acres : 0.14
 # of Bldgs : 2 Covrd Pkg: 4
 # of Floors: 1 Uncvrd Pkg: 0
 # of Units : 3 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Barn(s), RV Parking, Sheds /
 Refrigerator
 Inclusions :

Remarks : This is a great income property. Rents are low and should be raised. New Roof, Building in great shape. Great tenants. 20 yr commercial tenant. Reduced price for quick sale. Offer today

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$400,000 MLS # : 692489 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 6006 S 300 W Zoning : MGC
 City : Murray UT, 84107 Subdivis :
 Quadrant : SW Coord : 6006/300 Area : 104 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 3000 Yr Built : 1989
 Office SqFt : 0 Taxes : \$1,732
 Wrhse SqFt : 0 Acres : 0.35
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 14
 # of Units : 0 Ceiling : 14
 Lot Front : 72 Lot Side : 211
 Lot Back : 72
 Terms : Conv, SBA
 Feats/Info : Paved Parking, Security Lighting / Baths, Public
 Inclusions : Real Estate, See Remarks

Remarks : GOOD MURRAY LOCATION VERY VISIBLE,SELLING BUILDING AND LAND, IDEAL FOR MANY TYPES OF BUSINESS,ZONED MGC, BUILDING IN GOOD SHAPE,AMPLE PARKING,ROOM TO EXPAND THE BLDG,EASY FREEWAY ACCESS, BUSINESS AND INVENTORY NOT INCLUDED AT THIS PRICE

List Price : \$406,000 MLS # : 715180 Status : ACT Type : Warehouse
 Lease Prce : \$2,500.00 Per : Sale Price, LeSold Price : \$0 Bus Type :
 Address : 9070 S 300 W Zoning :
 City : Sandy UT, 84070 Subdivis : SANDY ON RAMP
 Quadrant : SW Coord : 9120/300 Area : 108 Site Desc: Vacant Bldg
 Offrng Type: Sale, Lease, Lease/Purchase Option

Bldg SqFt : 2320 Yr Built : 2007
 Office SqFt : 0 Taxes : \$1
 Wrhse SqFt : 0 Acres : 0.01
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Overhead Door, Paved Parking, Warehouse /
 Inclusions :

Remarks : Office/warehouse unit right along I-15 at 90th South. Great Exposure from Freeway! Many office/warehouse units available from 2000sf to 22,320sf. 12x12 insulated overhead door per unit, 19'10" ceiling allowing for two story build-out. Zone RC

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$425,000 MLS # : 700463 Status : ACT Type : Industrial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 947 FOLSOM AVE Zoning : CG
 City : Salt Lake City UT, 84104 Subdivis :
 Quadrant : SW Coord : 45/947 Area : 111 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 6348 Yr Built : 1974
 Office SqFt : 848 Taxes : \$2,154
 Wrhse SqFt : 5500 Acres : 0.15
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvrd Pkg: 0
 # of Units : 1 Ceiling : 13
 Lot Front : 50 Lot Side : 130
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : Newly remodeled office with 13' ceiling height, one 12x12 overhead door and off street parking. Property is zoned CG. Building is 6,348 Sq.Ft. with 5,500 Sq.Ft of warehouse and 848 Sq.Ft. of office.

List Price : \$425,000 MLS # : 731593 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 138 E 800 S Zoning : d-2
 City : Salt Lake City UT, 84111 Subdivis :
 Quadrant : SE Coord : 800/138 Area : 102 Site Desc: Vacant Bldg
 Offrng Type: Sale, See Remarks

Bldg SqFt : 2790 Yr Built : 1891
 Office SqFt : 0 Taxes : \$1,389
 Wrhse SqFt : 0 Acres : 0.09
 # of Bldgs : 2 Covrd Pkg: 1
 # of Floors: 3 Uncvrd Pkg: 5
 # of Units : 2 Ceiling : 9
 Lot Front : 33 Lot Side : 115
 Lot Back : 34
 Terms : Assume Simple, Conv, SBA, Seller Fin 2
 Feats/Info : Covered Parking, Overhead Door, Paved Parking, Security Lighting, See Remarks / Basement, Baths, Private, Dishwasher, Floor Drain, Kitchen, Laundry Individual
 Inclusions : Real Estate, See Remarks

Remarks : Charming old home, beautifully restored, circa 1900 w/large rooms on main flr. New, sparkling dark oak flrs. new decor, flrs, new furnace. D-2 zone allows many, many business/comm uses. Exciting possibilities. Ready to go now! Buyer to verify all information.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$430,000 MLS # : 713389 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Service
 Address : 59 E 1700 S Zoning : C-C
 City : Salt Lake City UT, 84121 Subdivis :
 Quadrant : SE Coord : 1700/59 Area : 105 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 4500 Yr Built : 1958
 Office SqFt : 0 Taxes : \$4,559
 Wrhse SqFt : 0 Acres : 0.26
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 100 Lot Side : 113
 Lot Back : 0
 Terms :
 Feats/Info : Baths, Private, Baths, Public
 Inclusions :

Remarks : AUTOMOTIVE REPAIR SHOP, SOLID BLOCK BUILDING, SECURE YARD, 4 BAY SHOP, HIGH VISIBILITY LOCATION, 3 PHASE POWER, 14 FT CEILINGS, MUST HAVE APPOINTMENT TO SEE, BUSINESS AND EQUIPMENT SOLD SEPARATELY.

List Price : \$450,000 MLS # : 722212 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1425 S JEFFERSON ST Zoning :
 City : Salt Lake City UT, 84115 Subdivis :
 Quadrant : SW Coord : 1425/140 Area : 102 Site Desc:

Offrng Type: Sale

Bldg SqFt : 6638 Yr Built : 1963
 Office SqFt : 3414 Taxes : \$2,320
 Wrhse SqFt : 3224 Acres : 0.29
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 13
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Overhead Door /
 Inclusions :

Remarks : Sale fell through, still available! Property includes 2 buildings. The office building would make a great artist studio & the second building on the lot is a shop/warehouse with 4 overhead doors & 3-phase power.

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$475,000 MLS # : 731611 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 675 S 400 E Zoning : Com
 City : Salt Lake City UT, 84111 Subdivis :
 Quadrant : SE Coord : 675/400 Area : 102 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 3440 Yr Built : 1888
 Office SqFt : 3440 Taxes : \$4,690
 Wrhse SqFt : 0 Acres : 0.09
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 3 Uncvrd Pkg: 4
 # of Units : 1 Ceiling : 12
 Lot Front : 130 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Paved Parking, Security Lighting /
 Basement Garage, Baths, Private,
 Blinds, Burglar Alm, Carpets,
 Dishwasher, Kitchen, Range/Oven,
 Inclusions : Real Estate

Remarks : Recently remodeled interior in a Historical Salt Lake Building w/ fiber optic DS3 currently in place. Fully equiped Data Center in Basement w/ 2 Generators for redundant power supply. Great Freeway acces w/plenty of parking. Walking distance to Tracks.

List Price : \$475,000 MLS # : 732815 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1705 S 500 E Zoning : cn
 City : Salt Lake City UT, 84105 Subdivis : FISHER&SNOWDENS
 Quadrant : SE Coord : 1705/500 Area : 102 Site Desc: Owner Occupied
 Offrng Type: Sale

Bldg SqFt : 2054 Yr Built : 1964
 Office SqFt : 0 Taxes : \$2,741
 Wrhse SqFt : 0 Acres : 0.28
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvrd Pkg: 10
 # of Units : 0 Ceiling : 0
 Lot Front : 170 Lot Side : 80
 Lot Back : 170
 Terms : Conv, SBA, Seller Fin 1st, Seller Fin
 Feats/Info : Overhead Door, Paved Parking, RV
 Parking / Burglar Alm, Floor Drain
 Inclusions : Fixtures, Real Estate, Supplies

Remarks : OPPORTUNITY KNOCKS! A S.L. LANDMARK! FULL SERVE GAS STATION W/ 4 BAYS. 50+ YR. BUS.W/ LONG TERM CUSTOMERS. PRIMO LOCATION IN THE HEART OF SUGAR HOUSE. SELLER FINANCING AVAILABLE. KEEP AS IS & KEEP ROB THE GR8 MECHANIC PLEASE NO "DROP INS". CALL FOR INFO!

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$479,000 MLS # : 689849 Status : ACT Type : Industrial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Body
 Address : 1010 W MARGARET Zoning : Comm
 City : Salt Lake City UT, 84102 Subdivis : LINCOLN VILLAGE
 Quadrant : SW Coord : 1820/1010 Area : 102 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 4900 Yr Built : 1987
 Office SqFt : 0 Taxes : \$3,114
 Wrhse SqFt : 0 Acres : 0.43
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 12
 # of Units : 1 Ceiling : 12
 Lot Front : 115 Lot Side : 140
 Lot Back : 175
 Terms : Conv, SBA, Seller Fin 1st
 Feats/Info : Overhead Door, Paved Parking, RV
 Parking, Security Lighting / Baths,
 Public, Blinds, Burglar Alm, Fire
 Alarm, Handicap Access
 Inclusions : Real Estate

Remarks : INCLUDES 3 PARCELS CURRENTLY AUTO BODY SHOP*GREAT LOCATION* 2 FINISHED OFFICES*ALL INFO FROM COUNTY RECORDS*BUYER TO VERIFY*DELETE 10.3 OF COMMERCIAL REPC*1 PARTY EXEMPT FOR 30 DAYS.

List Price : \$497,900 MLS # : 732887 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 8704 S 120 E Zoning : HC
 City : Sandy UT, 84070 Subdivis :
 Quadrant : SE Coord : 8704/120 Area : 108 Site Desc: Vacant Bldg
 Offrng Type: Sale

Bldg SqFt : 3340 Yr Built : 1959
 Office SqFt : 972 Taxes : \$2,373
 Wrhse SqFt : 2368 Acres : 0.17
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 1 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Paved Parking, Security
 Lighting, Warehouse / Baths, Private,
 Baths, Public, Burglar Alm
 Inclusions :

Remarks : EAST SIDE SANDY OFFICE/WAREHOUSE with gated yard. Just minutes from Sandy/Draper locations and close to 90th S. freeway & Trax. Newly remodeled, property can be leased as 2 units. Currently vacant. Has 4000 SF yard and 2400 SF warehouse. Great location.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$499,000 MLS # : 682146 Status : ACT Type : Warehouse

Lease Price : \$0.00 Per : Sold Price : \$0 Bus Type :

Address : 5100 W 4788 S Zoning :

City : Salt Lake City UT, 84118 Subdivis :

Quadrant : SW Coord : 4788/5100 Area : 110 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 9312 Yr Built : 1945
 Office SqFt : 426 Taxes : \$2,940
 Wrhse SqFt : 8567 Acres : 0.43
 # of Bldgs : 2 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 10
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Loading Dock, Overhead Door / Cold Storage
 Inclusions : Real Estate

Remarks : Office SqFt is for 2 offices. Owner has installed new dry wall & lighting. Property has loading doc, 3 compartment sink, large cold storage area. Two 10x10 doors & two 10x12 doors. Small workshop to west. Sqft per cnty records, buyer to verify all info.

List Price : \$499,000 MLS # : 716866 Status : ACT Type : Industrial

Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 8545 S 700 W Zoning :

City : Sandy UT, 84070 Subdivis :

Quadrant : SW Coord : 8545/700 Area : 108 Site Desc: Industrial Park

Offrng Type: Sale

Bldg SqFt : 3947 Yr Built : 2000
 Office SqFt : 2574 Taxes : \$3,605
 Wrhse SqFt : 1373 Acres : 0.01
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 10
 # of Units : 0 Ceiling : 20
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Paved Parking, Security Lighting, Warehouse / Baths, Private, Blinds, Burglar Alm, Carpets, Floor Drain
 Inclusions : Real Estate

Remarks : Excellent location & condition. Grt layout, private offices, security system w/cameras, 2 overhead doors, 20' ceilings, high speed internet, open office space, private shower/bath. Office, warehouse condo. Newer Electronic doors w/ access cards. Near I-15

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$548,800 MLS # : 734499 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 4085 S 4000 W Zoning : C-2
 City : West Valley City UT, 84120 Subdivis :
 Quadrant : SW Coord : 4085/4000 Area : 110 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 4396 Yr Built : 1951
 Office SqFt : 0 Taxes : \$4,614
 Wrhse SqFt : 0 Acres : 0.72
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 20
 # of Units : 1 Ceiling : 10
 Lot Front : 389 Lot Side : 81
 Lot Back : 0
 Terms : Conv
 Feats/Info : Paved Parking, Playground / Basement,
 Baths, Private, Baths, Public, Burglar
 Alm, Carpets, Dishwasher, Drapes, Fire
 Alarm, Kitchen, Laundry Central,
 Range/Oven
 Inclusions : Real Estate

Remarks : Seller motivated!Highly visible amazing corner lot on very busy 4-lane intersection (traffic count 20K-35K per day).Existing building used as daycare.Large paved parking lot.Opportunity is knocking, call now for appt.Buyer to verify all information.

List Price : \$550,000 MLS # : 680333 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Service
 Address : 1955 E 2700 S Zoning :
 City : Salt Lake City UT, 84106 Subdivis :
 Quadrant : SE Coord : 2700/1955 Area : 102 Site Desc:

Offrng Type:

Bldg SqFt : 0 Yr Built : 1954
 Office SqFt : 0 Taxes : \$2,531
 Wrhse SqFt : 0 Acres : 0.37
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions : See Remarks

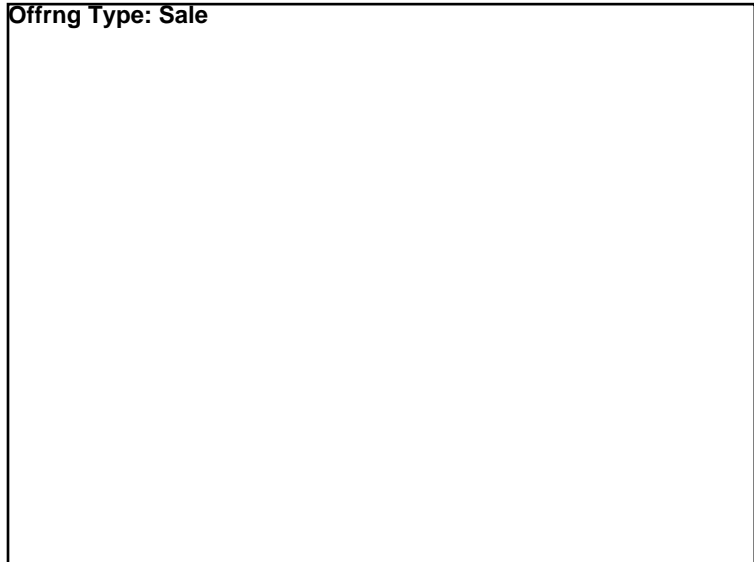
Remarks : VALUE IN LAND! ZONED CB - SELLER WILL CLOSE BUSINESS & CLEAR OUT UPON SETTLEMENT. SOLD "AS-IS" SECTION 10.2 DELETED IN REPC. CONTACT AGENT INFO - NO SIGN ON PROPERTY.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$575,000 MLS # : 724822 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Church
 Address : 2801 S MAIN ST Zoning : nc
 City : Salt Lake City UT, 84115 Subdivis :
 Quadrant : SE Coord : 2801/0 Area : 102 Site Desc: Vacant Bldg, Va



Offrng Type: Sale
 Bldg SqFt : 5293 Yr Built : 1966
 Office SqFt : 0 Taxes : \$4,797
 Wrhse SqFt : 0 Acres : 0.66
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 20
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions :

Remarks : 2-parcels/.66acre/east parcel enters+exits to Claybourne/loads of parking/South SLC would prefer a neighborhood use,ie PUD would be ideal/good restaurant site/was original Hale Theatre/last use was church/

List Price : \$589,000 MLS # : 696007 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 775 S 300 W Zoning :
 City : Salt Lake City UT, 84101 Subdivis :
 Quadrant : SW Coord : 775/300 Area : 102 Site Desc: Tenant Occupied
 Offrng Type: Sale



Bldg SqFt : 1620 Yr Built : 1956
 Office SqFt : 0 Taxes : \$2,148
 Wrhse SqFt : 0 Acres : 0.34
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 1 Ceiling : 12
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : Hard Corner in growing downtown. Includes parcel number 15-12-207-003. Additional land possibly available. Zoning allows for many uses.

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$599,000 MLS # : 734792 Status : ACT Type : Commercial

Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 1005 E FORT UNION BLVD Zoning :

City : Midvale UT, 84047 Subdivis :

Quadrant : SE Coord : 7200/1005 Area : 104 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 1700 Yr Built : 1984

Office SqFt : 0 Taxes : \$5,620

Wrhse SqFt : 0 Acres : 0.31

of Bldgs : 1 Covrd Pkg: 0

of Floors: 1 Uncvrd Pkg: 0

of Units : 0 Ceiling : 0

Lot Front : 0 Lot Side : 0

Lot Back : 0

Terms : Conv, SBA, See Remarks

Feats/Info : Paved Parking, See Remarks / Kitchen,
See Remarks

Inclusions : Equip/Machinery, Fixtures, Furniture,
See Remarks

Remarks : Excellent Drive Thru/Dine In Restaurant. No Tenant, perfect owner/occupy. Traffic Count=36,700. Land is on a ground lease w/64yrs remaining at \$710/month. Sale includes FF+E. Close to Union Park Shopping Center. Busy Area!

List Price : \$599,000 MLS # : 735010 Status : ACT Type : Commercial

Lease Price : \$13.00 Per : Sale Price, LeSold Price : \$0 Bus Type :

Address : 465 E 3300 S Zoning :

City : South Salt Lake UT, 84115 Subdivis :

Quadrant : SE Coord : 3300/465 Area : 102 Site Desc: Tenant Occupied

Offrng Type: Sale, Lease

Bldg SqFt : 3960 Yr Built : 1979

Office SqFt : 1840 Taxes : \$1,772

Wrhse SqFt : 0 Acres : 0.09

of Bldgs : 1 Covrd Pkg: 0

of Floors: 2 Uncvrd Pkg: 0

of Units : 4 Ceiling : 0

Lot Front : 0 Lot Side : 0

Lot Back : 0

Terms : Conv

Feats/Info : Paved Parking / Blinds, Burglar Alm,
Carpets, Kitchen, Range/Oven,
Refrigerator

Inclusions : Real Estate

Remarks : Great building-high visibility mixed use. Residential-commercial;best of both worlds.Two 1 bedroom apartments upstairs.Building is in excellent condition.Great retail location.High traffic count. Buyer to verify info.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$599,900 MLS # : 622061 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2071 E MURRAY HOLLADAY RD Zoning : RM
 City : Holladay UT, 84117 Subdivis :
 Quadrant : SE Coord : 4800/2071 Area : 105 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 4378 Yr Built : 1964
 Office SqFt : 4378 Taxes : \$1,724
 Wrhse SqFt : 0 Acres : 0.28
 # of Bldgs : 1 Covrd Pkg: 3
 # of Floors: 2 Uncvrd Pkg: 2
 # of Units : 2 Ceiling : 8
 Lot Front : 85 Lot Side : 146
 Lot Back : 86
 Terms : Conv
 Feats/Info : Covered Parking, Paved Parking, RV
 Parking, Security Lighting, Sheds /
 Basement, Baths, Private, Blinds,
 Carpets, Dishwasher, Drapes,
 Fireplace, Floor Drain, Kitchen,
 Laundry Individual, Range/Oven
 Inclusions :

Remarks : Currently used as office/duplex rental (see MLS #622085). Zoning is RM, could be full office use. On bus route, walk to Mall/shopping. Remodeled, extremely good condition. Contiguous prop. are both office use. New roof 2005. Owner is a licensed broker.

List Price : \$600,000 MLS # : 643551 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 12 W 3900 S Zoning :
 City : Salt Lake City UT, 84107 Subdivis :
 Quadrant : SW Coord : 3900/12 Area : 104 Site Desc: Owner Occupied
 Offrng Type: Sale

Bldg SqFt : 1612 Yr Built : 1983
 Office SqFt : 0 Taxes : \$3,149
 Wrhse SqFt : 0 Acres : 0.42
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvrd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Paved Parking / Refrigerator
 Inclusions : Real Estate

Remarks : Convenience Store Gas Station. Income information is total sales for 2005. Confidential do not speak with employees. Also includes Tax ID #15-36-427-013

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$600,000 MLS # : 705725 Status : ACT Type : Commercial

Lease Prce : \$3,000.00 Per : Sale Price, LeSold Price : \$0 Bus Type :

Address : 147 E 900 S Zoning :

City : Salt Lake City UT, 84111 Subdivis :

Quadrant : SE Coord : 900/147 Area : 102 Site Desc: Vacant Bldg, Va

Offrng Type: Sale, Lease, Lease/Purchase Option

Bldg SqFt : 2678 Yr Built : 1902
Office SqFt : 2678 Taxes : \$1,728
Wrhse SqFt : 0 Acres : 0.27
of Bldgs : 0 Covrd Pkg: 0
of Floors: 0 Uncvd Pkg: 0
of Units : 0 Ceiling : 0
Lot Front : 0 Lot Side : 0
Lot Back : 0
Terms :
Feats/Info :
Inclusions :

Remarks : Great downtown property that includes the lot to the East (16-07-176-017). Owner willing to remodel and Lease or Sell

List Price : \$625,000 MLS # : 720301 Status : ACT Type : Commercial

Lease Prce : \$50,400.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Service

Address : 660 N 300 W Zoning : SR-1

City : Salt Lake City UT, 84103 Subdivis :

Quadrant : NW Coord : 660/300 Area : 101 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 0 Yr Built : 1977
Office SqFt : 1960 Taxes : \$2,849
Wrhse SqFt : 3000 Acres : 0.37
of Bldgs : 0 Covrd Pkg: 0
of Floors: 0 Uncvd Pkg: 0
of Units : 0 Ceiling : 0
Lot Front : 0 Lot Side : 0
Lot Back : 0
Terms : Conv
Feats/Info : Overhead Door, Paved Parking,
Warehouse / Baths, Private, Baths,
Inclusions :

Remarks : NEW OFFICE SPACE. EVERYTHING REMODELED. PAINT,CARPET,TILE,HEATING,A/C. ZONED MULTI-USE 1 BLOCK FROM MARMALADE.PRIME LOCATION WITH HIGH VISABILITY. A TRUE 8% CAP RATE WTIH 5YR LEASE 3- 5 YR OPTIONS. DO NOT TALK TO TENANT!!(NO SIGN) OWNER/AGENT

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$635,000 MLS # : 660177 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 4881 S STATE ST Zoning : DHOD
 City : Murray UT, 84107 Subdivis :
 Quadrant : SE Coord : 4881/0 Area : 104 Site Desc: See Remarks

Offrng Type: Sale, See Remarks

Bldg SqFt : 5419 Yr Built : 1930
 Office SqFt : 1200 Taxes : \$2,830
 Wrhse SqFt : 0 Acres : 0.20
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 12
 # of Units : 4 Ceiling : 0
 Lot Front : 36 Lot Side : 0
 Lot Back : 0
 Terms : Assume Qual
 Feats/Info : Paved Parking, Security Lighting /
 Handicap Access, Handicap RestRm,
 Inclusions : Equip/Machinery, Fixtures, Furniture,
 Real Estate, See Remarks

Remarks : Rarely available property just 3 blocks from new medical center. 2 store fronts. Building has new heat and a/c, all new plumbing and updated electrical. Approx 2800 sq ft retail, 1200 sq ft office, 1400 sq ft res. apt. Currently coffee house. See remarks.

List Price : \$650,000 MLS # : 598487 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Service
 Address : 4384 S 900 E Zoning :
 City : Salt Lake City UT, 84124 Subdivis :
 Quadrant : SE Coord : 4384/900 Area : 106 Site Desc: Owner Occupied
 Offrng Type: Sale

Bldg SqFt : 2700 Yr Built : 1980
 Office SqFt : 0 Taxes : \$2,654
 Wrhse SqFt : 0 Acres : 0.68
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 14
 Lot Front : 114 Lot Side : 260
 Lot Back : 114
 Terms : Conv
 Feats/Info : Sheds / Baths, Private
 Inclusions : Equip/Machinery

Remarks : Great piece of commercial property with direct access to 9th East. There is a possibility the zoning could be changed to residential multi family.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$650,000 MLS # : 711487 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price, SaSold Price : \$0 Bus Type :
 Address : 7850 S 3800 W Zoning : PO
 City : West Jordan UT, 84084 Subdivis : NOBLE HEIGHTS
 Quadrant : SW Coord : 7850/3800 Area : 109 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 2782 Yr Built : 1973
 Office SqFt : 0 Taxes : \$1,401
 Wrhse SqFt : 0 Acres : 0.64
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions :

Remarks : Zoned to PO. Excellent business opportunity! Across the street from Jordan Landing and Super Wal-Mart. Close to Bangerter Highway. Approx 1.97 acres 7850, 7836 and 7824. Buyer to verify all.

List Price : \$650,000 MLS # : 720452 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 4095 W SAMS BLVD Zoning :
 City : Kearns UT, 84118 Subdivis :
 Quadrant : SW Coord : 5200/4095 Area : 110 Site Desc: Tenant Occupied
 Offrng Type: Sale, Exchange/Trade

Bldg SqFt : 10783 Yr Built : 1979
 Office SqFt : 0 Taxes : \$6,243
 Wrhse SqFt : 0 Acres : 1.09
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : SBA, Seller Fin 2nd
 Feats/Info : RV Parking, Security Lighting / Baths,
 Public, Handicap RestRm, Kitchen
 Inclusions : Real Estate

Remarks : Great brick bldg, new roof, updated HVAC, 7 offices with great open space, currently being used as a cultural center and reception center. Will look at reasonable financing proposals. Tenants currently on month to month.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$650,000 MLS # : 728502 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 89 N D ST Zoning :
 City : Salt Lake City UT, 84103 Subdivis :
 Quadrant : NE Coord : 89/400 Area : 101 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 2400 Yr Built : 1891
 Office SqFt : 0 Taxes : \$2,325
 Wrhse SqFt : 0 Acres : 0.06
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : Beautifully remodeled, very rare historic avenues building with completely updated kitchen. Kitchen equipment sale negotiable. Great location and good parking.

List Price : \$680,000 MLS # : 685022 Status : ACT Type : Commercial
 Lease Prce : \$0.69 Per : Sold Price : \$0 Bus Type :
 Address : 3521 S 1950 W Zoning :
 City : West Valley City UT, 84119 Subdivis :
 Quadrant : SW Coord : 3521/1950 Area : 110 Site Desc:

Offrng Type: Lease

Bldg SqFt : 7000 Yr Built : 1972
 Office SqFt : 0 Taxes : \$3,832
 Wrhse SqFt : 0 Acres : 0.53
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 1 Ceiling : 14
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : Great flex space now available for sale or lease in West Valley City. Bldg has 2,300 sf warehouse + 3,600 sf office with secure, fenced parking, easy access & high visibility. Property works well for automotive, heating/cooling, & plumbing type uses.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$699,000 MLS # : 676100 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Service
 Address : 1000 JEWELL AVE Zoning :
 City : Salt Lake City UT, 84104 Subdivis :
 Quadrant : SW Coord : 1910/1000 Area : 111 Site Desc: Owner Occupied

Offrng Type:

Bldg SqFt : 10148 Yr Built : 1962
 Office SqFt : 3970 Taxes : \$5,171
 Wrhse SqFt : 6178 Acres : 0.90
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 250 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Overhead Door, Paved Parking,
 Warehouse / Baths, Private, Baths,
 Public, Blinds, Burglar Alm, Carpets,
 Fire Alarm, Floor Drain, Kitchen,
 Laundry Individual, Range/Oven,
 Inclusions : Fixtures, See Remarks

Remarks : GREAT BUILDING*LOCATED NEAR NEW FLYING "J" JUST 1 BLOCK WEST OF 900 WEST*EASY ACCESS TO HIGHWAY 201, REDWOOD ROAD, I-15 & 215*CONTAINS ONE LARGE BAY WITH OVERHEAD CRANE, AIR COMPRESSORS - PARTS DEPT AND SEV. OFFICES!

List Price : \$699,000 MLS # : 711470 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price, SaSold Price : \$0 Bus Type :
 Address : 7836 S 3800 W Zoning : PO
 City : West Jordan UT, 84088 Subdivis : NOBLE HEIGHTS
 Quadrant : SW Coord : 7836/3800 Area : 109 Site Desc: Owner Occupied
 Offrng Type: Sale

Bldg SqFt : 3580 Yr Built : 1974
 Office SqFt : 0 Taxes : \$1,539
 Wrhse SqFt : 0 Acres : 0.66
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions :

Remarks : Zoned to PO. Excellent business opportunity! Across the street from Jordan Landing. Property shares intersection with Jordan Landing and Super Wal-Mart. Close to Bangerter Highway. Approx 1.97 acres 7850, 7836 and 7824. BUyer to verify all.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$699,000 MLS # : 725517 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sold Price : \$0 Bus Type :

Address : 45 E 200 S Zoning : D-1

City : Salt Lake City UT, 84111 Subdivis :

Quadrant : SE Coord : 200/45 Area : 102 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 1434 Yr Built : 1989
 Office SqFt : 0 Taxes : \$5,020
 Wrhse SqFt : 0 Acres : 0.15
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : DOWNTOWN LOCATION CLOSE TO GALLIVAN CENTER, STATE CAPITOL. ZONED D-1 FOR VARIOUS OFFICE/RETAIL. DRIVE-THRU WITH PARKING. 3 STREETS SURROUND PROPERTY OFFERING EXTRA FRONTAGE. SOLD AT VACANT LAND VALUE. SELLER TO DO 1031 EXCHANGE. AGENT RELATED TO SELLER.

List Price : \$725,000 MLS # : 731928 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Auto Sales

Address : 4310 W 3500 S Zoning :

City : West Valley City UT, 84120 Subdivis :

Quadrant : SW Coord : 3500/4310 Area : 110 Site Desc: Owner Occupied,

Offrng Type: Sale

Bldg SqFt : 2320 Yr Built : 1989
 Office SqFt : 0 Taxes : \$8,049
 Wrhse SqFt : 0 Acres : 0.63
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 118 Lot Side : 233
 Lot Back : 118
 Terms : Conv
 Feats/Info : Covered Parking, Paved Parking /
 Inclusions : Real Estate

Remarks : West Valley hard corner retail with great exposure. Currently used as auto dealership. High traffic counts with 3500 S. frontage. Great development potential. Growing city with established demographics. Buyer to verify all info. 2 parcels.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$785,000 MLS # : 657992 Status : ACT Type : Hotel Motel
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Bed & Breakfast
 Address : 57 S 600 E Zoning : R-O
 City : Salt Lake City UT, 84102 Subdivis :
 Quadrant : SE Coord : 57/600 Area : 102 Site Desc: Owner Occupied,

Offrng Type: Sale

Bldg SqFt : 4683 Yr Built : 1901
 Office SqFt : 0 Taxes : \$5,752
 Wrhse SqFt : 0 Acres : 0.14
 # of Bldgs : 2 Covrd Pkg: 7
 # of Floors: 3 Uncvld Pkg: 0
 # of Units : 7 Ceiling : 9
 Lot Front : 27 Lot Side : 165
 Lot Back : 27
 Terms : Conv
 Feats/Info : Covered Parking, Paved Parking,
 Security Lighting / Basement, Baths,
 Private, Blinds, Carpets, Dishwasher,
 Drapes, Fireplace, Floor Drain,
 Kitchen, Range/Oven, Refrigerator
 Inclusions : Equip/Machinery, Fixtures, Furniture,
 GoodWill, Inventory, Real Estate,
 Trade Name

Remarks : Turn-key B&B, ½ block south of the Governor's Mansion. Restored Walter Ware design. Fully furnished with personal property excluded. Great potential for professional offices or retreat.

List Price : \$799,900 MLS # : 655909 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2816 W 3500 S Zoning :
 City : Salt Lake City UT, 84119 Subdivis :
 Quadrant : SW Coord : 3500/2816 Area : 110 Site Desc: Owner Occupied,
 Offrng Type: Sale

Bldg SqFt : 3466 Yr Built : 1970
 Office SqFt : 0 Taxes : \$4,021
 Wrhse SqFt : 0 Acres : 0.25
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 2 Ceiling : 0
 Lot Front : 66 Lot Side : 198
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions :

Remarks : INVESTMENT PROPERTY!!! COMMERCIAL PROFESSIONAL OFFICE IN REDEVELOPMENT DISTRICT-FIVE YEAR TENANT CONTRACT WITH ANNUAL RENT INCREASES-ANTICIPATED 8.5% CAP RATE W/2ND UNIT LEASED-LONG TERM HEALTH CARE TENANT-DO NOT CONTACT BUSINESS-EMPLOYEES UNAWARE OF SALE

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$800,000 MLS # : 556716 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price, LeSold Price : \$0 Bus Type : Auto Body
 Address : 477 N 300 W Zoning :
 City : Salt Lake City UT, 84103 Subdivis :
 Quadrant : NW Coord : 477/300 Area : 101 Site Desc: Vacant Bldg, Va

Offrng Type: Sale

Bldg SqFt : 2700 Yr Built : 1960
 Office SqFt : 0 Taxes : \$3,046
 Wrhse SqFt : 0 Acres : 0.63
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : Great property in new development area. Located across from the Marmalade retail/office/condo project. Ideal property for retail or office use. 2,778 Sq.Ft. building on large corner lot (.63 acre). Good visibility.

List Price : \$800,000 MLS # : 676149 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 9 W WASATCH ST Zoning : ssc
 City : Midvale UT, 84047 Subdivis : FLEX SPACE
 Quadrant : SW Coord : 8000/13 Area : 104 Site Desc: Tenant Occupied
 Offrng Type: Sale, See Remarks

Bldg SqFt : 7216 Yr Built : 2004
 Office SqFt : 1750 Taxes : \$7,010
 Wrhse SqFt : 5466 Acres : 0.50
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncv'd Pkg: 16
 # of Units : 0 Ceiling : 14
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, Seller Fin 1st
 Feats/Info : Baths, Private
 Inclusions : Fixtures, Real Estate

Remarks : GRT INVST OPP.SLLR FIN AVAIL. STATE ST. LOC. RETAIL/WRHS/OFFICE/FLEX SPACE. EASY ACCESS TO I-15, CLOSE TO TRAX.UNIQUE SWINGING DOORS/END UNTS. NEW REDEVELOPMENT AREA IN MIDVALE. AGENT RELATED SELLER. UNITS A - D 9, 11, 13, 15. THIS PRPRTY IS A CONDOMINIUM

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$850,000 MLS # : 695634 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 4095 W 4715 S Zoning : C-2
 City : Salt Lake City UT, 84118 Subdivis :
 Quadrant : SW Coord : 4715/4095 Area : 110 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 13952 Yr Built : 1958
 Office SqFt : 0 Taxes : \$5,900
 Wrhse SqFt : 0 Acres : 0.78
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 100 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions :

Remarks : The Home of the Ultimate Combat Training Center (Gymnasium) Separate Men's/Women's Restrooms and showers. Weight room. 5 offices. Dance studio. Reception/waiting room/store area. Storage space.

List Price : \$870,000 MLS # : 695980 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2285 S MAIN ST Zoning : COMM
 City : South Salt Lake UT, 84115 Subdivis : SOUTH SALT LAKE
 Quadrant : SW Coord : 2285/100 Area : 102 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 7816 Yr Built : 1963
 Office SqFt : 0 Taxes : \$8,497
 Wrhse SqFt : 0 Acres : 0.48
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 164
 Lot Back : 127
 Terms :
 Feats/Info : Paved Parking /
 Inclusions :

Remarks : Excellent Cap CAM paid by tenants. New roof, stucco, plumbing and electrical in the last five years.

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$889,900 MLS # : 732766 Status : ACT Type : Commercial
 Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 8472 S STATE ST Zoning :
 City : Midvale UT, 84047 Subdivis :
 Quadrant : SW Coord : 8472/0 Area : 104 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 3600 Yr Built : 1970
 Office SqFt : 0 Taxes : \$3,064
 Wrhse SqFt : 0 Acres : 0.34
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 0
 # of Units : 1 Ceiling : 12
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Baths, Public, Carpets
 Inclusions :

Remarks : PRIME STATE STREET RETAIL BUILDING. Completely remodeled & upgraded, ready to move-in.
 Free-standing building with great exposure and signage possibilities, including
 grandfathered State Street pole sign. Can be subdivided for two retail rentals. Parking.

List Price : \$1,055,000 MLS # : 728095 Status : ACT Type : Commercial
 Lease Price : \$9,200.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 3600 S STATE ST Zoning : cc
 City : Salt Lake City UT, 84115 Subdivis :
 Quadrant : SE Coord : 3600/80 Area : 102 Site Desc: Owner Occupied
 Offrng Type: Sale, Lease

Bldg SqFt : 11000 Yr Built : 1963
 Office SqFt : 0 Taxes : \$5,755
 Wrhse SqFt : 0 Acres : 0.74
 # of Bldgs : 2 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 70
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Paved Parking / Kitchen
 Inclusions : Furniture, Real Estate

Remarks : liquor licensed restaurant, unfinished building behind (60% done) great location...agent
 co-owner

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$1,082,466 MLS # : 721806 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 11644 S 165 W Zoning : cbp

City : Draper UT, 84020 Subdivis :

Quadrant : SW Coord : 11644/165 Area : 108 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 2382 Yr Built : 1968
 Office SqFt : 1600 Taxes : \$2,268
 Wrhse SqFt : 2800 Acres : 1.42
 # of Bldgs : 3 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Security Lighting,
 Warehouse / Basement, Kitchen,
 Inclusions : Real Estate

Remarks : Building is a personal residence. I-15 west frontage. New development surrounds the property. Could have addtl. acreage. Must make appt. call agent for addtl. info.

List Price : \$1,100,000 MLS # : 526407 Status : ACT Type : Commercial

Lease Prce : \$9.00 Per : Sale Price, LeSold Price : \$0 Bus Type :

Address : 959 E 3300 S Zoning :

City : Salt Lake City UT, 84106 Subdivis :

Quadrant : SE Coord : 3300/959 Area : 102 Site Desc: Tenant Occupied

Offrng Type: Sale, Lease

Bldg SqFt : 18000 Yr Built : 1971
 Office SqFt : 0 Taxes : \$8,078
 Wrhse SqFt : 0 Acres : 0.48
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : This clean retail/office space has street visibility, good parking, and possible signage. Very competitive Lease rate.

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$1,100,000 MLS # : 636415 Status : ACT Type : Warehouse

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 833 S MAIN ST Zoning :

City : Salt Lake City UT, 84111 Subdivis :

Quadrant : SW Coord : 833/0 Area : 102 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 20127 Yr Built : 1965

Office SqFt : 0 Taxes : \$7,691

Wrhse SqFt : 0 Acres : 1.14

of Bldgs : 0 Covrd Pkg: 0

of Floors: 0 Uncvd Pkg: 0

of Units : 0 Ceiling : 0

Lot Front : 0 Lot Side : 0

Lot Back : 0

Terms :

Feats/Info :

Inclusions :

Remarks : Great downtown location with easy freeway access. Currently used for music equipment storage.

List Price : \$1,150,000 MLS # : 658757 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sold Price : \$0 Bus Type :

Address : 994 S 200 E Zoning :

City : Salt Lake City UT, 84111 Subdivis : LIBERTY CRESCEN

Quadrant : SE Coord : 994/200 Area : 102 Site Desc: Vacant Land

Offrng Type: Sale

Bldg SqFt : 0 Yr Built : 2007

Office SqFt : 0 Taxes : \$6,687

Wrhse SqFt : 0 Acres : 1.08

of Bldgs : 1 Covrd Pkg: 60

of Floors: 2 Uncvd Pkg: 0

of Units : 31 Ceiling : 0

Lot Front : 0 Lot Side : 0

Lot Back : 0

Terms :

Feats/Info :

Inclusions :

Remarks : CITY APPROVED FOR 1300 SQFT. CONDOS*2 STORY BUILDING W/UNDERGROUND PARKING*PROPERTIES/LAND LIKE THIS IS HARD TO FIND! OWNER/AGENT*DON'T WAIT

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$1,150,000 MLS # : 725204 Status : ACT Type : Warehouse
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 224 E 3900 S Zoning : C-3
 City : Salt Lake City UT, 84107 Subdivis :
 Quadrant : SE Coord : 3900/224 Area : 104 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 19800 Yr Built : 1973
 Office SqFt : 930 Taxes : \$1
 Wrhse SqFt : 18870 Acres : 0.73
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 1 Ceiling : 18
 Lot Front : 290 Lot Side : 110
 Lot Back : 290
 Terms : Conv
 Feats/Info : Loading Dock / Sprinkler Fire Sys
 Inclusions :

Remarks : SOUTHEAST SECTION OF BUILDING IS ATTACHED TO ANOTHER BUILDING W/TILTUP CONCRETE DIVIDING WALL*SELLER TO PROVIDE \$30,000 IN CONCESSIONS FOR REMODELING,PAVING OR CLOSING COSTS, ETC.OWNER/AGENT

List Price : \$1,150,000 MLS # : 734125 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1232 E 3300 S Zoning :
 City : Salt Lake City UT, 84106 Subdivis :
 Quadrant : SE Coord : 3300/1232 Area : 102 Site Desc:

Offrng Type: Sale

Bldg SqFt : 6350 Yr Built : 2007
 Office SqFt : 0 Taxes : \$1
 Wrhse SqFt : 0 Acres : 0.28
 # of Bldgs : 3 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions : Trade Name

Remarks : VERY RARE OPPURTUNITY TO OWN A BRAND NEW EASTSIDE STORAGE UNIT COMPLEX*INCREDIBLE LOCATION* QUALITY CONSTRUCTION*39 UNITS,APPROX \$7,000 MONTHLY INCOME PROJECT*SEPTEMBER COMPLETION* CALL AGENT FOR MORE INFO*OWNER/AGENT*NO TAX ASSESMENT HAS BEEN MADE YET

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$1,200,000 MLS # : 696200 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 13277 MINUTEMAN DR Zoning : CR
 City : Draper UT, 84020 Subdivis :
 Quadrant : SE Coord : 13277/50 Area : 108 Site Desc: Vacant Land

Offrng Type: Sale

Bldg SqFt : 756 Yr Built : 1990
 Office SqFt : 0 Taxes : \$4,500
 Wrhse SqFt : 0 Acres : 0.97
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvcd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Sheds /
 Inclusions :

Remarks : PRIME LOCATION*ACROSS FROM IKEA*LIST OF USES: BANK, CHURCH, DAYCARE, GAS STATION, RESTAURANT...MANY MORE USES AVAILABLE*SOLD W/MOBILE HOME (NOT ATTACHED TO PROPERTY). BRING ANY OFFER!!!

List Price : \$1,200,000 MLS # : 702027 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1888 E FORT UN Zoning :
 City : Cottonwood Heights UT, 84121 Subdivis :
 Quadrant : SE Coord : 7200/1888 Area : 105 Site Desc: Owner Occupied
 Offrng Type: Sale

Bldg SqFt : 6040 Yr Built : 1997
 Office SqFt : 0 Taxes : \$6,946
 Wrhse SqFt : 0 Acres : 0.32
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvcd Pkg: 13
 # of Units : 0 Ceiling : 12
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Paved Parking, Security Lighting,
 Sheds / Basement, Blinds, Burglar Alm,
 Carpets, Elevator, Freight, Fire
 Alarm, Handicap Access, Kitchen,
 Refrigerator, Sprinkler Fire Sys
 Inclusions : Fixtures

Remarks : AMAZINF OPPORTUNITY IN DESIRABLE FORT UNION AREA. GREAT WALK-IN TRAFFIC. LOTS OF OFF STREET PARKING. TONS OF SPACE. BUILDING IS FOR SALE/BUSINESS IS NOT AVAILABLE FOR PURCHASE. BUYER TO VERIFY ALL INFORMATION.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$1,250,000 MLS # : 709565 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 2904 W 500 S Zoning :
 City : Salt Lake City UT, 84104 Subdivis :
 Quadrant : SW Coord : 500/2904 Area : 111 Site Desc: Vacant Land

Offrng Type: Sale

Bldg SqFt : 18926 Yr Built : 1962
 Office SqFt : 1800 Taxes : \$8,917
 Wrhse SqFt : 17126 Acres : 1.33
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvrd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : Property offers easy freeway access, fully fenced yard, freezer space = 3,625 sf & refridgerator space = 4,352 sf and are located around back. Also, (2) 16' x 14' ground level doors, and (2) 8' x 10' ground level doors.

List Price : \$1,280,000 MLS # : 708650 Status : ACT Type : Commercial
 Lease Prce : \$14.90 Per : Sale Price, LeSold Price : \$0 Bus Type :
 Address : 4445 W 3500 S Zoning :
 City : West Valley City UT, 84120 Subdivis :
 Quadrant : SW Coord : 3500/4445 Area : 110 Site Desc: Owner Occupied
 Offrng Type: Sale, Lease

Bldg SqFt : 4026 Yr Built : 1978
 Office SqFt : 0 Taxes : \$7,247
 Wrhse SqFt : 0 Acres : 0.78
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvrd Pkg: 52
 # of Units : 1 Ceiling : 0
 Lot Front : 109 Lot Side : 312
 Lot Back : 0
 Terms :
 Feats/Info : Paved Parking / Cold Storage
 Inclusions : Equip/Machinery, Fixtures, Furniture, Franchise, GoodWill, Inventory, Real Estate, Supplies, Trade Name, See Remarks

Remarks : EMPLOYEES UNAWARE OF SALE*DO NOT GO TO PROPERTY WITHOUT AN APPOINTMENT*GREAT LOCATION, HIGH TRAFFIC COUNT, C-2 ZONING*MANY POSSIBILITIES*BUILDING HAS BEEN RECENTLY UPDATED* BUSINESS FOR SALE AT \$98,000.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$1,399,000 MLS # : 696697 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 3950 S REDWOOD RD Zoning : C-2
 City : Salt Lake City UT, 84123 Subdivis :
 Quadrant : SW Coord : 3950/1700 Area : 104 Site Desc: Vacant Bldg

Offrng Type: Sale

Bldg SqFt : 11200 Yr Built : 1948
 Office SqFt : 600 Taxes : \$7,506
 Wrhse SqFt : 0 Acres : 0.80
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncv'd Pkg: 85
 # of Units : 1 Ceiling : 9
 Lot Front : 165 Lot Side : 211
 Lot Back : 165
 Terms :
 Feats/Info : Paved Parking, Security Lighting /
 Blinds, Burglar Alm, Carpets, Drapes,
 Fire Alarm, Handicap Access, Handicap
 RestRm, Kitchen, Sprinkler Fire Sys
 Inclusions : Real Estate

Remarks : PRICE REDUCED! MOTIVATED SELLER! Completely updated 2000-2004 including 25 yr. roof, 3 phase electrical, HVAC, Alarm/Fire Sprinklers, restaurant quality plumbing, 5 lg. tiled restrooms, Back lit sign. Inventory also available. Buyer to verify info.

List Price : \$1,435,000 MLS # : 731120 Status : ACT Type : Industrial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 6135 S STRATLER ST Zoning :
 City : Murray UT, 84107 Subdivis : INTERLAKE IND.
 Quadrant : SW Coord : 6135/380 Area : 104 Site Desc: Industrial Park
 Offrng Type: Sale, See Remarks

Bldg SqFt : 9388 Yr Built : 1985
 Office SqFt : 0 Taxes : \$10,706
 Wrhse SqFt : 0 Acres : 0.77
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncv'd Pkg: 0
 # of Units : 1 Ceiling : 10
 Lot Front : 330 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Paved Parking / Baths, Private,
 Burglar Alm, Floor Drain, Handicap
 Inclusions : Real Estate

Remarks :

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$1,500,000 MLS # : 602472 Status : ACT Type : Industrial

Lease Prce : \$0.47 Per : Sale Price, LeSold Price : \$0 Bus Type :

Address : 1750 S 900 W Zoning :

City : Salt Lake County UT, 84104 Subdivis :

Quadrant : SW Coord : 1750/900 Area : 111 Site Desc:

Offrng Type: Sale, Lease

Bldg SqFt : 27000 Yr Built : 1979
 Office SqFt : 2500 Taxes : \$12,333
 Wrhse SqFt : 24500 Acres : 1.22
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : This building has 6 overhead doors and 12'-14' ceilings. This property would be ideal for a owner/user. Located minutes from downtown with easy freeway access.

List Price : \$1,500,000 MLS # : 696892 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 1980 MURRAY HOLLADAY RD Zoning :

City : Holladay UT, 84117 Subdivis :

Quadrant : SE Coord : 4800/1980 Area : 105 Site Desc: Vacant Bldg, Se

Offrng Type: Sale

Bldg SqFt : 5803 Yr Built : 1970
 Office SqFt : 0 Taxes : \$2,981
 Wrhse SqFt : 0 Acres : 0.74
 # of Bldgs : 2 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 59
 # of Units : 2 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Overhead Door, Paved Parking, Security
 Lighting / Baths, Private, Blinds,
 Burglar Alm, Fire Alarm, Handicap
 Inclusions :

Remarks : Two retail buildings for sale. Former Kid to Kid building has 3,103 Sq.Ft. and restaurant has 2,700 Sq.Ft. with just commenced five year lease. Huge upside with pending Cottonwood Mall redevelopment. New roofs, plenty of parking and great traffic counts.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT**SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com**

List Price : \$1,600,000 MLS # : 676048 Status : ACT Type : Commercial

Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 3540 S STATE ST Zoning : CC

City : Salt Lake City UT, 84115 Subdivis :

Quadrant : SE Coord : 3540/100 Area : 102 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 17500 Yr Built : 1974
 Office SqFt : 0 Taxes : \$18,289
 Wrhse SqFt : 0 Acres : 0.92
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncvld Pkg: 0
 # of Units : 4 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Burglar Alm, Carpets
 Inclusions : Real Estate

Remarks : Existing resturant. Three long term tenants. Plenty of parking. Leases triple not located in South Salt Lake path of progress. Buyer to verify all.

List Price : \$1,632,000 MLS # : 706412 Status : ACT Type : Warehouse

Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 1940 S FREMONT DR Zoning :

City : Salt Lake City UT, 84104 Subdivis : PIONEER SQ INDU

Quadrant : SW Coord : 1940/2450 Area : 111 Site Desc: Industrial Park

Offrng Type: Sale

Bldg SqFt : 16308 Yr Built : 2007
 Office SqFt : 0 Taxes : \$2,206
 Wrhse SqFt : 0 Acres : 1.20
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 23
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Loading Dock, Overhead Door, Paved Parking, Warehouse /
 Inclusions :

Remarks : New Construction. To be Built. Prime Industrial Location. Good Access: I-215 & 2100 S. Dock High & Ground Doors. Sight Work, Engineering & Plans Complete. In Process w/City. Estimated Start 5-6 Weeks. Approx Completion 4-6 Mnths. Call for Details.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$1,750,000 MLS # : 725212 Status : ACT Type : Warehouse

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 3953 S 200 E Zoning :

City : Salt Lake City UT, 84107 Subdivis :

Quadrant : SE Coord : 3953/200 Area : 104 Site Desc: Owner Occupied

Offrng Type: Sale

Bldg SqFt : 25000 Yr Built : 1980
 Office SqFt : 2740 Taxes : \$1
 Wrhse SqFt : 22260 Acres : 1.82
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 1 Uncvd Pkg: 0
 # of Units : 2 Ceiling : 18
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Loading Dock / Sprinkler Fire Sys
 Inclusions :

Remarks : NORTHEAST SECTION OF BUILDING IS ATTACHED TO ANOTHER BUILDING W/TILTUP CONCRETE DIVIDING WALL*SELLER TO PROVIDE \$30,000 IN CONCESSIONS FOR REMODELING,PAVING OR CLOSING COSTS, ETC.2RENTABLE SECTIONS (10K & 15K)W/OFFICES.OWNER/AGENT

List Price : \$2,000,000 MLS # : 660188 Status : ACT Type : Commercial

Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type : Crop Farm

Address : 12200 S 700 W Zoning : Comm.

City : Draper UT, 84020 Subdivis :

Quadrant : SW Coord : 12200/700 Area : 108 Site Desc: Owner Occupied,

Offrng Type: Sale

Bldg SqFt : 0 Yr Built : 2006
 Office SqFt : 0 Taxes : \$37
 Wrhse SqFt : 0 Acres : 4.19
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info :
 Inclusions : Real Estate

Remarks : Land only. Great location. Frontage on 700 North and on Galena Park Drive. All utilities available on Galena Park Drive. Close to main artery of 12300 South. Part of Draper's Gateway District. Property is in Greenbelt.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$2,500,000 MLS # : 665375 Status : ACT Type : Commercial

Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 588 S GLADIOLA ST Zoning :

City : Salt Lake City UT, 84104 Subdivis :

Quadrant : SW Coord : 588/3400 Area : 111 Site Desc: Owner Occupied,

Offrng Type: Sale, See Remarks

Bldg SqFt : 6429 Yr Built : 2003
 Office SqFt : 340 Taxes : \$13,308
 Wrhse SqFt : 6089 Acres : 5.80
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 2 Uncv'd Pkg: 20
 # of Units : 1 Ceiling : 20
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv, SBA
 Feats/Info : Overhead Door, Paved Parking,
 Warehouse /
 Inclusions : Fixtures, Real Estate

Remarks : Zoned M2 Great Location Close to I-80. Building has 5 large grade level (drive thru) overhead doors. Includes truck wash, wheel wash. Is currently used for truck and equipment maint. Subdivision is pending. Third party has a first right to purchase.

List Price : \$2,500,000 MLS # : 709515 Status : ACT Type : Commercial

Lease Price : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :

Address : 780 E SOUTH TEMPLE Zoning :

City : Salt Lake City UT, 84102 Subdivis :

Quadrant : SE Coord : 0/780 Area : 102 Site Desc:

Offrng Type: Sale, Lease

Bldg SqFt : 10500 Yr Built : 1975
 Office SqFt : 7198 Taxes : \$10,576
 Wrhse SqFt : 0 Acres : 0.29
 # of Bldgs : 1 Covrd Pkg: 0
 # of Floors: 0 Uncv'd Pkg: 0
 # of Units : 0 Ceiling : 0
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info :
 Inclusions :

Remarks : Creative office/retail space located near downtown with good parking and lots of storage for sale or lease. 3,582-7,198 sf avail for lease, full-service. Discuss lease rate with agent. 3,000 sf upstairs apartment also avail. & comes w/ swimming pool.

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake

WASATCH FRONT REGIONAL MLS - COMMERCIAL CLIENT REPORT

SaltLakeCommercial.com, UtahBusinessBrokerage.com, LandForSaleinUtah.com

List Price : \$3,900,000 MLS # : 719381 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 3380 S REDWOOD RD Zoning : C-3
 City : West Valley City UT, 84119 Subdivis :
 Quadrant : SW Coord : 3380/1700 Area : 110 Site Desc: Tenant Occupied

Offrng Type: Sale

Bldg SqFt : 19800 Yr Built : 1971
 Office SqFt : 0 Taxes : \$18,613
 Wrhse SqFt : 0 Acres : 3.56
 # of Bldgs : 0 Covrd Pkg: 0
 # of Floors: 0 Uncvld Pkg: 0
 # of Units : 0 Ceiling : 12
 Lot Front : 302 Lot Side : 0
 Lot Back : 0
 Terms :
 Feats/Info : Bunkhouse, Club House, RV Parking,
 Security Lighting, Warehouse / Baths,
 Private, Baths, Public, Burglar Alm,
 Carpets, Cold Storage, Dishwasher,
 Handicap Access, Kitchen, Range/Oven,
 Refrigerator
 Inclusions : Equip/Machinery, Fixtures, Furniture,
 Real Estate, Trade Name

Remarks : 5 Buildings On Property** Parcels #15-27-377-023 & #15-27-377-024 To Be Sold As One-Total
 Price \$3,900,000, And Acres 3.56* The Westerner Business Goes With The Sale-Prime Location*

List Price : \$5,500,000 MLS # : 696345 Status : ACT Type : Commercial
 Lease Prce : \$0.00 Per : Sale Price Sold Price : \$0 Bus Type :
 Address : 1950 S 900 W Zoning : CG
 City : Salt Lake City UT, 84104 Subdivis :
 Quadrant : SW Coord : 1950/900 Area : 111 Site Desc: Industrial Park

Offrng Type: Sale

Bldg SqFt : 45000 Yr Built : 2007
 Office SqFt : 0 Taxes : \$9,034
 Wrhse SqFt : 0 Acres : 3.00
 # of Bldgs : 2 Covrd Pkg: 0
 # of Floors: 1 Uncvld Pkg: 118
 # of Units : 22 Ceiling : 20
 Lot Front : 0 Lot Side : 0
 Lot Back : 0
 Terms : Conv
 Feats/Info : Overhead Door, Paved Parking, Security
 Lighting / Baths, Private, Floor
 Drain, Handicap Access, Handicap RestRm
 Inclusions : Real Estate

Remarks : OFFICE/WAREHOUSE CONDOS, 1550-3000 SQ FT UNITS, CONCRETE CONSTRUCTION, 5" REINFORCED
 CONCRETE WALLS, MEMBRANE ROOF, OVERHEAD DOORS, CONVENIENT DELIVERY AND FREEWAY ACCESS,
 CEILING HEIGHT OFFERS A TWO-STORY OPTION, OWNER/AGENT

Query = State:Ut Status:ACT Prop Type:Commercial, Hotel Motel, Industrial, Warehouse List Price
 Min:10000 County:Salt Lake