



REMODEL UNDERWAY



9152 SOUTH 700 EAST, Sandy, UT 84070

For Lease | Stand Alone Building | 1-3 Available Units | 5,915 SF

RETAIL PROPERTY FOR LEASE

9152 South 700 East
Sandy, UT 84070

- 1,687 SF - 5,915 SF available
- Stand alone building
- Retail spaces with warehouse storage (12'7" - 13'3" clear)
- Roll up door (8' x 8')
- Great visibility and signage on 700 East
- Major remodel underway

EXCLUSIVE BROKER

JASON HAGBLOM
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801.860.5030 (direct)



Map Details:

- Interstate 15:** Running vertically on the left side of the map.
- 700 East:** A major east-west road running horizontally across the middle of the map.
- 9000 South:** A major north-south road running vertically on the right side of the map.
- 9400 South:** A major north-south road running vertically on the left side of the map.
- Proposed Site:** Located on 700 East, south of 9000 South, and east of 9400 South. It is highlighted with a red rectangle and labeled "SITE" with a red arrow.
- Existing Developments:**
 - WILLOWOOD:** 84 UNITS, located north of the site.
 - COTTAGES ON 7TH:** 159 UNITS, located south of the site.
- Commercial Landmarks:**
 - Walmart:** Located on 9000 South, north of 700 East.
 - Lowe's:** Located on 9000 South, south of 700 East.
 - Hobby Lobby:** Located on 9000 South, south of 700 East.
 - Deseret Industries:** Located on 9400 South, south of 700 East.
 - Walmart Supercenter:** Located on 9400 South, north of 700 East.
 - Walmart Neighborhood Market:** Located on 9400 South, south of 700 East.
 - Walmart Grocery Pickup & Delivery:** Located on 9400 South, south of 700 East.
 - Walmart Pharmacy:** Located on 9400 South, south of 700 East.
 - Walmart Optical:** Located on 9400 South, south of 700 East.
 - Walmart Baby Center:** Located on 9400 South, south of 700 East.
 - Walmart Home Depot:** Located on 9400 South, south of 700 East.
 - Walmart Garden of Eatin':** Located on 9400 South, south of 700 East.
 - Walmart Pet Center:** Located on 9400 South, south of 700 East.
 - Walmart Electrical:** Located on 9400 South, south of 700 East.
 - Walmart Hardware:** Located on 9400 South, south of 700 East.
 - Walmart Garden Center:** Located on 9400 South, south of 700 East.
 - Walmart Lawn & Patio:** Located on 9400 South, south of 700 East.
 - Walmart Outdoor Living:** Located on 9400 South, south of 700 East.
 - Walmart Home Decor:** Located on 9400 South, south of 700 East.
 - Walmart Furniture:** Located on 9400 South, south of 700 East.
 - Walmart Appliances:** Located on 9400 South, south of 700 East.
 - Walmart Electronics:** Located on 9400 South, south of 700 East.
 - Walmart Books:** Located on 9400 South, south of 700 East.
 - Walmart Music:** Located on 9400 South, south of 700 East.
 - Walmart Toys:** Located on 9400 South, south of 700 East.
 - Walmart Games:** Located on 9400 South, south of 700 East.
 - Walmart Health & Wellness:** Located on 9400 South, south of 700 East.
 - Walmart Pet Supplies:** Located on 9400 South, south of 700 East.
 - Walmart Garden Supplies:** Located on 9400 South, south of 700 East.
 - Walmart Lawn & Garden:** Located on 9400 South, south of 700 East.
 - Walmart Outdoor Furniture:** Located on 9400 South, south of 700 East.
 - Walmart Home Improvement:** Located on 9400 South, south of 700 East.
 - Walmart Building Materials:** Located on 9400 South, south of 700 East.
 - Walmart Tools & Hardware:** Located on 9400 South, south of 700 East.
 - Walmart Electrical & Plumbing:** Located on 9400 South, south of 700 East.
 - Walmart HVAC & Heating:** Located on 9400 South, south of 700 East.
 - Walmart Roofing & Siding:** Located on 9400 South, south of 700 East.
 - Walmart Windows & Doors:** Located on 9400 South, south of 700 East.
 - Walmart Flooring:** Located on 9400 South, south of 700 East.
 - Walmart Paint & Wallpaper:** Located on 9400 South, south of 700 East.
 - Walmart Lighting & Decor:** Located on 9400 South, south of 700 East.
 - Walmart Furniture & Home Decor:** Located on 9400 South, south of 700 East.
 - Walmart Appliances & Electronics:** Located on 9400 South, south of 700 East.
 - Walmart Books & Music:** Located on 9400 South, south of 700 East.
 - Walmart Toys & Games:** Located on 9400 South, south of 700 East.
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PROPERTY PHOTOS



DEMOGRAPHICS & WHY UTAH?

DEMOGRAPHICS

9152 South 700 East, Sandy, UT

Population	1 mile	3 miles	5 miles
2025 Estimated	15,716	133,030	299,307
2030 Projection	15,929	135,789	305,822
Households	1 mile	3 miles	5 miles
2025 Estimated	5,659	48,861	106,462
2030 Projection	5,741	50,014	108,977
Income	1 mile	3 miles	5 miles
2025 Median HH	\$89,079	\$96,869	\$105,825
2025 Average HH	\$111,616	\$121,317	\$131,975
Consumer Spend	\$206.5M	\$1.8B	\$4.3B



Since 2010, Forbes has consistently ranked Utah as one of the top five “Best States for Business.” The state benefits from light regulation and energy costs that are 23% below the national average. Employment expanded 3.1% year-over-year, making the state the national leader for job growth. Utah has been a tech destination for years, with companies such as eBay, Oracle, Microsoft, Twitter, Facebook and Amazon building up a heavy presence in the state as a low-cost alternative to California. Today, there are over 7,000 tech and life sciences companies located in Utah. Venture capital firms invested \$1.1 billion in Utah in 2019—more than three times the average investment over the past four years. From the end of the great recession in 2009, venture capital investment in Utah companies has grown by 500%, nearly double the national growth rate. The number of deals per year has also more than doubled in the same time period.

Utah’s economic performance is impressive on many levels and speaks to the State’s ability to compete in global markets and attract new business. Companies that have recently expanded within or entered Utah include Adobe, Ebay, Amazon, Goldman Sachs, Fidelity and Twitter. This tenant migration has had a notable impact on the region’s unemployment rate, which at 2.7% (2021) is the lowest rate in the U.S.



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