

# UNION PARK BUSINESS CENTER IV

6975 Union Park Center Midvale, UT 84047



Investment Realty  
ADVISORS

## **ELLIOT ABEL**

Executive Vice President  
801.231.8722  
elliott@iraut.com

*Up To 11,275 Sf Of Office Space*

# UNION PARK BUSINESS CENTER IV PROPERTY SUMMARY



## PROPERTY DESCRIPTION

Suite 500 has 7,627-11,275 Square Feet available with pricing set at \$21.00-\$27.59/SF/YR FULL SERVICE GROSS. Stunning views of the Wasatch front. This unit has vast bullpen areas, 2 fully functional break rooms and keyfob security access.

- Square Feet: 7,627-11,275
- Total Rent Charges: \$21.00-\$27.59/SF/YR FSG
- Rooms: 24
- Floor: 5th
- Deposit: Depending on application strength
- Available For Occupancy Now

Lease Term 1 - 5 year lease minimum

If you are uncomfortable doing showings due to COVID-19 please visit the following link for the comprehensive Video Tour: <https://tinyurl.com/ycd96c57>

Contact Elliot Abel for Questions & Showings: 801-231-8722

## OFFERING SUMMARY

Lease Rate:	\$21.00 SF/yr (Full Service)
Rent per month:	\$19,731/mp
Total Unit SF:	11,275 SF

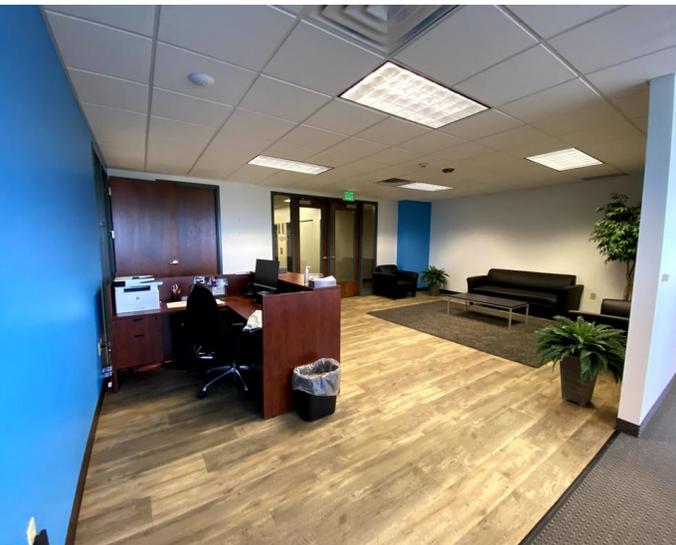
## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	6,390	49,167	114,755
Total Population	14,955	127,394	312,629
Average HH Income	\$69,192	\$75,977	\$77,693

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# UNION PARK BUSINESS CENTER IV UNIT PHOTOS



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# UNION PARK BUSINESS CENTER IV EXTERIOR PHOTOS



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# UNION PARK BUSINESS CENTER IV LOCATION MAPS



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