



FOR SALE

1.12 Acres on Gateway Drive

200 Gateway Drive / Heber City, Utah



Excellent location for development!!

Property Highlights

- Wasatch County is the 7th fastest growing county in United States!
- 1.12 acres located next to the new Best Western hotel
- Irreplaceable location! Near Wasatch High School, the New IHC Hospital, and Main Street, and with high visibility
- Newly constructed Hospitality and Commercial Office/Restaurant developments
- Zoned: C-2
- Sales Price: \$399,000

Demographics

	1 Mile	3 Mile	5 Mile
Population			
2016 Estimated Population	6,530	19,918	26,310
2021 Projected Population	7,522	22,969	30,589
Households			
2016 Estimated Households	1,855	5,768	7,775
2021 Projected Households	2,093	6,525	8,872
2016 Est. Median HH Income	\$58,636	\$63,681	\$67,374
2016 Est. Average HH Income	\$69,500	\$79,879	\$88,204
2016 Est. Per Capita HH Income	\$20,495	\$23,621	\$26,703

Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2016 and 2021.

Mark Haroldsen

Commercial Investment Properties
+1 435 575 5635
mark.haroldsen@cushwake.com

1794 Olympic Parkway, Suite 130
Park City, Utah 84098
Main +1 435 575 5600
Fax +1 435 575 5640
cushmanwakefield.com

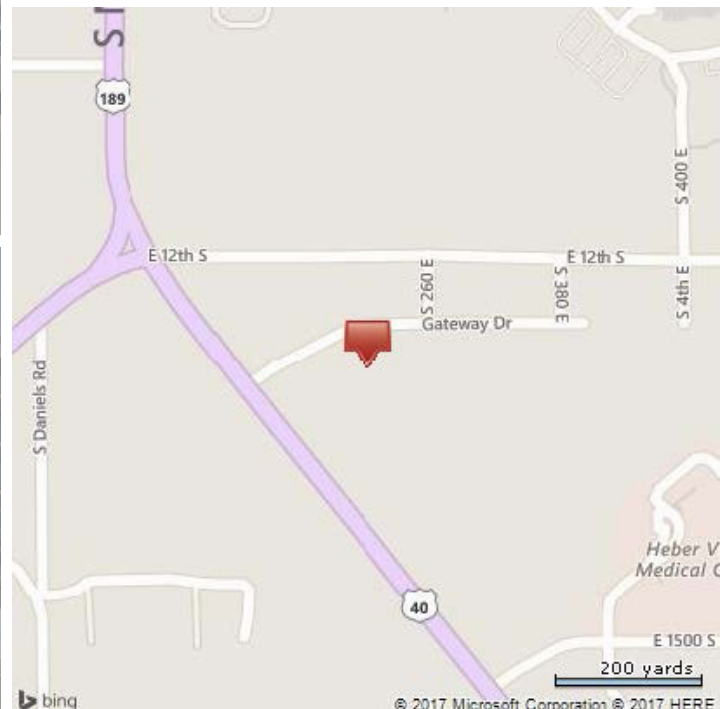


**CUSHMAN &
WAKEFIELD**

FOR SALE

1.12 Acres on Gateway Drive

200 Gateway Drive / Heber City, Utah



Mark Haroldsen

Commercial Investment Properties
+1 435 575 5635
mark.haroldsen@cushwake.com

1794 Olympic Parkway, Suite 130
Park City, Utah 84098
Main +1 435 575 5600
Fax +1 435 575 5640
cushmanwakefield.com



**CUSHMAN &
WAKEFIELD**

FOR SALE

1.12 Acres on Gateway Drive

200 Gateway Drive / Heber City, Utah



Mark Haroldsen

Commercial Investment Properties
+1 435 575 5635
mark.haroldsen@cushwake.com

1794 Olympic Parkway, Suite 130
Park City, Utah 84098
Main +1 435 575 5600
Fax +1 435 575 5640
cushmanwakefield.com