LITTLE COTTONWOOD

SHOPPING CENTER

COTTONWOOD

SHOPPING CENTER

DEMOGRAPHICS

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Population	**1 Mile**	**3 Mile**	**5 Mile**
2007 Projection	16,615	114,417	219,355
2002 Estimate	17,060	111,930	206,416
Households			
2007 Projection	4,747	35,471	71,658
2002 Estimate	4,784	34,071	66,588
2002 Per Capita Income	**$22,828**	**$22,124**	**$21,161**
2002 Ave. HH Income	**$81,405**	**$72,654**	**$48,985**
2002 Med. HH Income	**$56,887**	**$53,300**	**$48,985**

9400 SOUTH 2000 EAST (SWC)

SITE INFORMATION

- Great south valley location
- Close to Little Cottonwood Canyon
- High income area

Tenants Include:

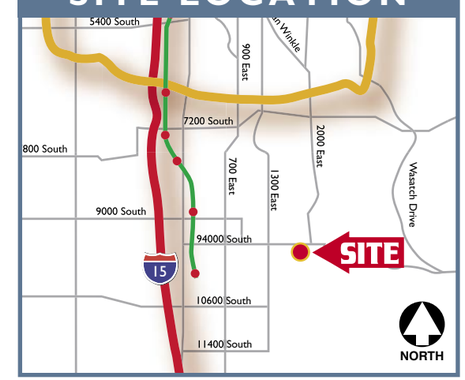
Albertsons FOOD & DRUG

SMOKY MOUNTAIN PIZZA & PASTA

BLOCKBUSTER

McDonald's

SITE LOCATION



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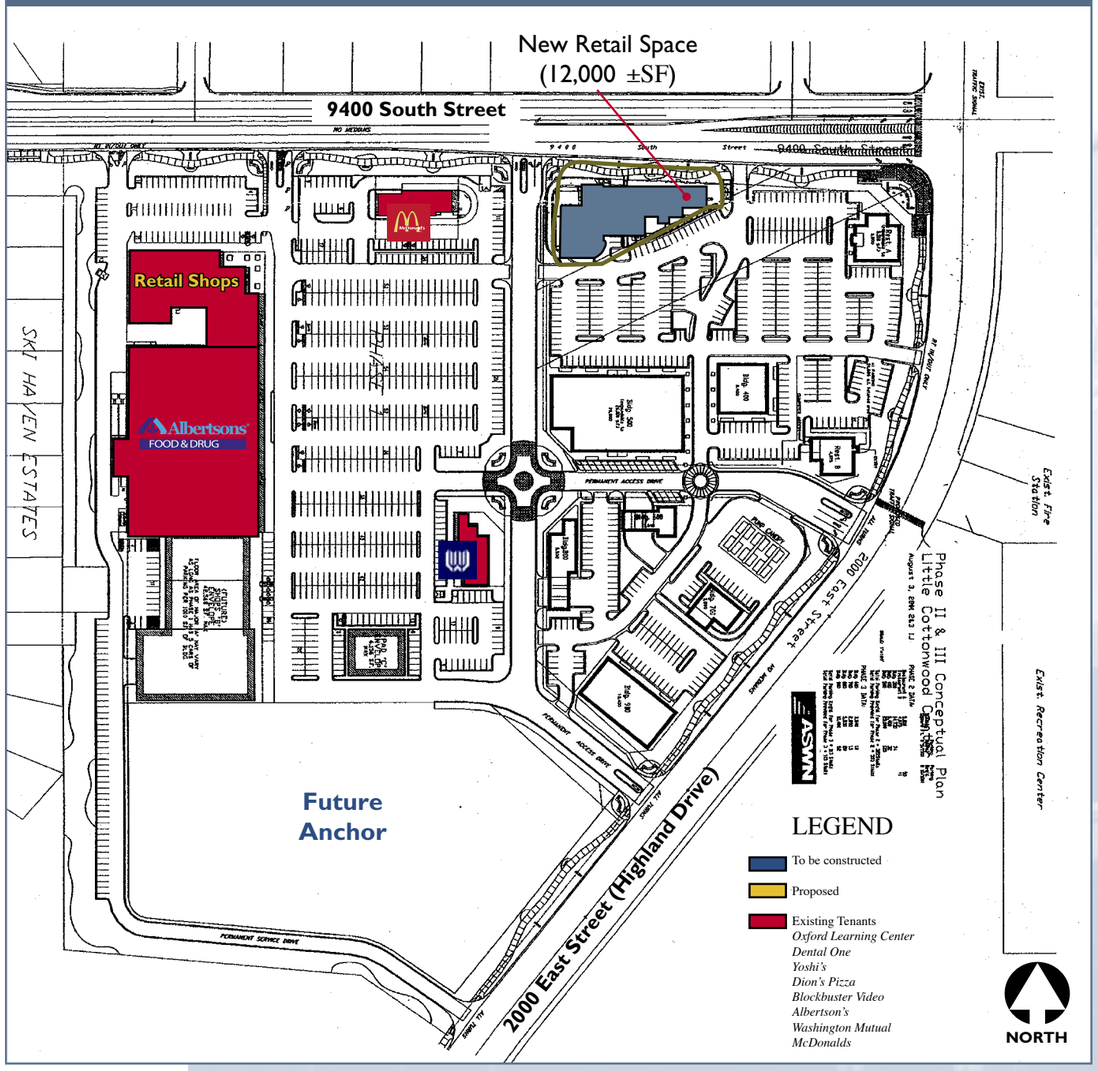
This statement, with the information it contains, is given with the understanding that all negotiations relating to the purchase, renting, or leasing of the property described above shall be conducted through this office. The above information, while not guaranteed, has been secured from sources we believe to be reliable.

mjp/moore, c/flyers/little cottonwood/little cottonwood 11x17

LITTLE COTTONWOOD SHOPPING CENTER

LITTLE COTTONWOOD SHOPPING CENTER

SITE PLAN



LEASING INFORMATION

PHASE I

Existing Space

2,933 SF	$18.00 NNN
4,452 SF	$18.00 NNN

PHASE II

Proposed Shops

800 SF to 12,000 SF	$22.00 to $30.00 NNN

Proposed Pads

2,500 SF to 25,000 SF	Ground Lease or Build to Suit

PHASE III

Proposed Pads

2,500 SF to 15,000 SF	Ground Lease or Build to Suit

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