

CURRENT LISTINGS & RECENTLY SOLD INVESTMENT PROPERTIES

MARK JENSEN - UTAH COMMERCIAL REAL ESTATE INVESTMENT SPECIALIST

CURRENT AVAILABLE INVESTMENT LISTINGS



CAPITOL TERRACE APARTMENTS

- 21 units in Downtown SLC
- 17,361 total rentable SF
- 1972 construction
- Value-add opportunity!

[CALL FOR DETAILS](#)



COURTSIDE APARTMENTS

- 162 units in Orem
- 124,790 total rentable SF
- 2001 construction

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ARCHES NORTH APARTMENTS

- 21 total units in Salt Lake City
- 9,195 total rentable SF
- 1903 & 1973 construction
- **UNDER CONTRACT**

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APPLEWOOD MOBILE ESTATES

- 56 pads in Midvale
- 7.78 acres
- Established in 1970
- Adjacent to Whisperwood Mobile Estates

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ENSIGN GARDENS

- Also known as "Capitol Apartments"
- 15 units in Salt Lake City
- 9,000 total rentable SF
- 1964 construction

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NORMANDIE APARTMENTS

- 58 units in Ogden
- 43,872 total rentable SF
- 1971 & 2002 construction
- Part of Diamond J Portfolio

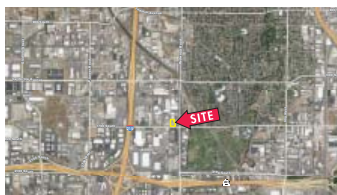
[CALL FOR DETAILS](#)



55 & EIGHTH

- 29,998 SF available
- 0.79 acres
- Salt Lake City

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1752 WEST 1700 SOUTH

- Approx. 2.5 acres
- Zoned Corridor Commercial
- Multifamily included in Permitted Uses

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PRANA APARTMENTS

- 21 units in Salt Lake City
- 23,975 total rentable SF
- 2016 construction

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PARK MANOR APARTMENTS

- 16 units in Salt Lake City
- 12,573 total rentable SF
- 1930 construction
- **UNDER CONTRACT**

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HILLSIDE PARK APARTMENTS

- 76 total units in Murray
- 69,713 total rentable SF
- 1968 & 1969 construction
- **UNDER CONTRACT**

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WHISPERWOOD MOBILE ESTATES

- 30 pads in Midvale
- 4.26 acres
- Established in 1990
- Adjacent to Applewood Mobile Estates

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LADAWN APARTMENTS

- 64 units in Roy, UT
- 46,596 total rentable SF
- 1973 construction
- Part of Diamond J Portfolio

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OSMOND HEIGHTS APARTMENTS

- 40 units in Ogden
- 28,632 total rentable SF
- 1974 construction
- Part of Diamond J Portfolio

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PLAZA 3443

- Unique live/work community
- 8,000 SF rentable SF on 0.56 acres
- Well-positioned opportunity in South Salt Lake

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CAMPERWORLD RESORTS

- Echo Island - Coalville, UT
- Knotty Pine - Woodland, UT
- Lakeside - Duchesne, UT
- Pleasant Creek - Mt. Pleasant, UT

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RECENTLY SOLD - HIGHLIGHTED INVESTMENTS



FAST LANE CAR WASH

- Automatic tunnel facility in Midvale
- 25,000+ cars pass per day



BOWYER-KING PORTFOLIO

- 13 total units in Salt Lake City
- 8,659 total rentable SF
- 1942 & 1978 construction



EVANS & EARLY MORTUARY

- 1898 construction
- 1972 addition
- 0.76 acres in Downtown SLC



MADISON APARTMENTS

- 26 units in South Ogden
- 21,360 total rentable SF
- 1968 construction



MISSION MEADOWBROOK

- 412-unit multihousing community
- 19.18 acres in Salt Lake City
- 1985 construction



CANNON SUPER WASH

- \$200,000 price reduction!
- Outstanding West Valley City location
- 40,000+ cars pass per day



MONTICELLO APARTMENTS

- 20 units in Ogden
- 12,300 total rentable SF
- 1969 construction



MCDONALD PLAZA

- 27,224 total SF in Sandy
- 100% occupancy
- Below-market rents
- Well-positioned trade area



EL POLLO LOCO

- Excellent location at Jordan Landing
- 39,450 cars pass per day
- 10-year lease with 4 5-year options



GRAYSTONE CENTER

- Multi-tenant office complex
- 26,197 SF on 1.1 acres
- Well-located in Sugar House/Brickyard



GREEN PINES APARTMENTS

- 16 units in Sugar House
- 8,400 total rentable SF
- 1962 construction



CAROL JO APARTMENTS

- 17 units in Downtown SLC
- Location, location, location!
- 1952 & 1962 construction

CONTACT



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The market is still booming in 2017 - up on pricing, velocity, and liquidity! My team & I continue to watch interest rates, rental rates, and occupancies all very closely, as the market is up over 75% since 2009. We are also tracking trends in the market, looking for opportunities for our clients, and monitoring any hints of potential softening for our sellers and developers. In all our years in the business, we have never seen more activity and demand in the marketplace, and we are working to help our clients capitalize on this amazing pricing and liquidity. If you are interested in discussing the market, recent sales, and trends, call me anytime!

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RECENTLY SOLD - HIGHLIGHTED INVESTMENTS CONTINUED...



BILLINIS BUILDINGS

- Warehouse & retail space in SLC
- 69,120 total SF
- 1970 & 1998 construction
- Corner lot - Easy access



FULL CIRCLE STORAGE

- Three storage unit locations
- 6.71 combined acres in Springville



SEVEN C'S MOBILE HOME PARK

- 74 pads in American Fork
- 11.73 acres
- 1972 construction



BIG O TIRES

- 6,120 Total SF
- 0.81 Acres
- Located in Salt Lake City



13811 & 13827 SOUTH SPRAGUE LANE

- Two residential homes
- 0.85 combined acres
- Located in Draper



CHANCELLOR BUILDING

- Premier downtown SLC multifamily redevelopment site
- Existing parking structure
- 10,500 SF available on 0.43 acres



TAFFY TOWN

- 29,998 SF available
- 0.79 acres
- Salt Lake City



2550 SOUTH MAIN APARTMENTS

- 112-unit multifamily community
- 2012 construction
- 16 floorplan configurations
- Located in South Salt Lake



DIAMOND J PORTFOLIO

- 17 multifamily properties
- Located throughout Ogden & SLC



5310 SOUTH STATE STREET

- High-traffic & hard corner
- 0.51 acres in Murray
- Excellent location



MARTIN RESOURCE FACILITY

- 64,040 total SF
- Office/warehouse space
- Central SLC location



TESORO GAS STATION

- Excellent location off I-15 in Clearfield
- 27,000+ cars pass per day



TREYMONT TOWNHOMES

- 16 total units
- 26,864 SF available
- Lawrenceville, Georgia



LEFAVI FINANCIAL CENTER

- 22,062 SF available
- Approximately 0.2 acres
- Located in Salt Lake City



GOLDSTONE PLACE APARTMENTS

- 228-unit apartment community
- 192,275 SF on 12.12 acres in Clearfield
- Large one & two bedroom floor plans



PARK PLACE AT CITY CENTRE

- 21 units
- Close to Downtown Salt Lake City

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RECENTLY SOLD - HIGHLIGHTED INVESTMENTS CONTINUED...



SHADY GROVE MOBILE HOME PARK

- 28 pads
- 2.17 acres
- Located in Clearfield next to the FrontRunner Station



6300 N SAGEWOOD DRIVE

- 12,858 SF
- Excellent retail location
- Located in Park City



COTTONWOOD HEIGHTS OFFICE BUILDING

- Represented the 1031 Buyer!
- 12,798 SF multi-tenant office building



MIDVALE MEDICAL OFFICE

- 4,590 SF office building
- Sold for 15% above appraised value!
- Multiple offers - many out-of-state & site unseen



EDISON STREET CONDOS

- 11-unit condo complex in SLC
- 1,300 SF/unit
- Convenient access to downtown



4TH & 5TH DOWNTOWN

- 190 units
- Class-A infill multifamily site



PEBBLE CREEK CONDOMINIUMS

- 96 units
- North Salt Lake



PARK VU APARTMENTS

- 11 units
- Downtown Salt Lake City



EMPIRE STORAGE

- 265 units - 44,430 SF
- Established self-storage facility
- Located in Riverton - a high-growth submarket of Salt Lake City



REMINGTON PLACE

- 112-unit condominium community
- 75,936 SF of rentable space
- Located in Orem next to UVU



4000 SOUTH INDUSTRIAL PARK

- 60,595 SF in Murray
- Record pricing / Quick close / All cash
- Out of state buyers



HILLS AT SANDY STATION

- 61-unit + 146 to-be-built
- Pricing & terms representative of the unique strong market for sellers



MARINUS APARTMENTS

- 21 Units
- Salt Lake City



2265 SOUTH STATE STREET BOWLING ALLEY

- Iconic infill location
- South Salt Lake



LOOKOUT POINTE APARTMENTS

- 115 units
- Provo



PICCADILLY

- 32 units
- Downtown Salt Lake City

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RECENTLY SOLD - HIGHLIGHTED INVESTMENTS CONTINUED...



FENWAY

- 22 units
- Downtown Salt Lake City



C STREET APARTMENTS

- 18 units
- Downtown Salt Lake City



HIGHLANDER

- 18 units
- East Millcreek



PARKER/WILLEY

- 23 units
- Downtown Salt Lake City



BREL BUILDING

- 8 units
- Downtown Salt Lake City



SUGAR HOUSE BUILDING

- 7 units



IVY PLACE

- 24 units
- University of Utah



BRICKSTONE ON 33RD

- 100 units
- Central valley location
- HUD 221 D4 Transfer of Physical Assets