

SANTAQUIN RETAIL LAND

FOR SALE, GROUND LEASE, OR BTS



MOUNTAIN WEST
COMMERCIAL REAL ESTATE

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PROPERTY DETAILS

860 E MAIN STREET, SANTAQUIN, UT 84655

- 6.12 Acres Available
- Part of major UDOT redevelopment area for Main Street Interchange and East Main Street
- Great Visibility from I-15 on Santaquin's busiest Exit
- New Retail Development
- Fast Growth Area
- Located off I-15 Exit | Entrance
- High-Performing Maverik with over 1.1 Million annual visitors
- Contact Listing Agents for more information

SURROUNDING TENANTS



2024 DEMOS

EST. POPULATION



1 MILE » 6,141
3 MILE » 16,642
5 MILE » 34,509

EST. HOUSEHOLDS



1 MILE » 1,658
3 MILE » 4,475
5 MILE » 9,458

EST. AVERAGE HH INCOME



1 MILE » \$113,440
3 MILE » \$110,388
5 MILE » \$112,255

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312 East South Temple
Salt Lake City, Utah 84111
Office 801.456.8800
www.mtwcre.com



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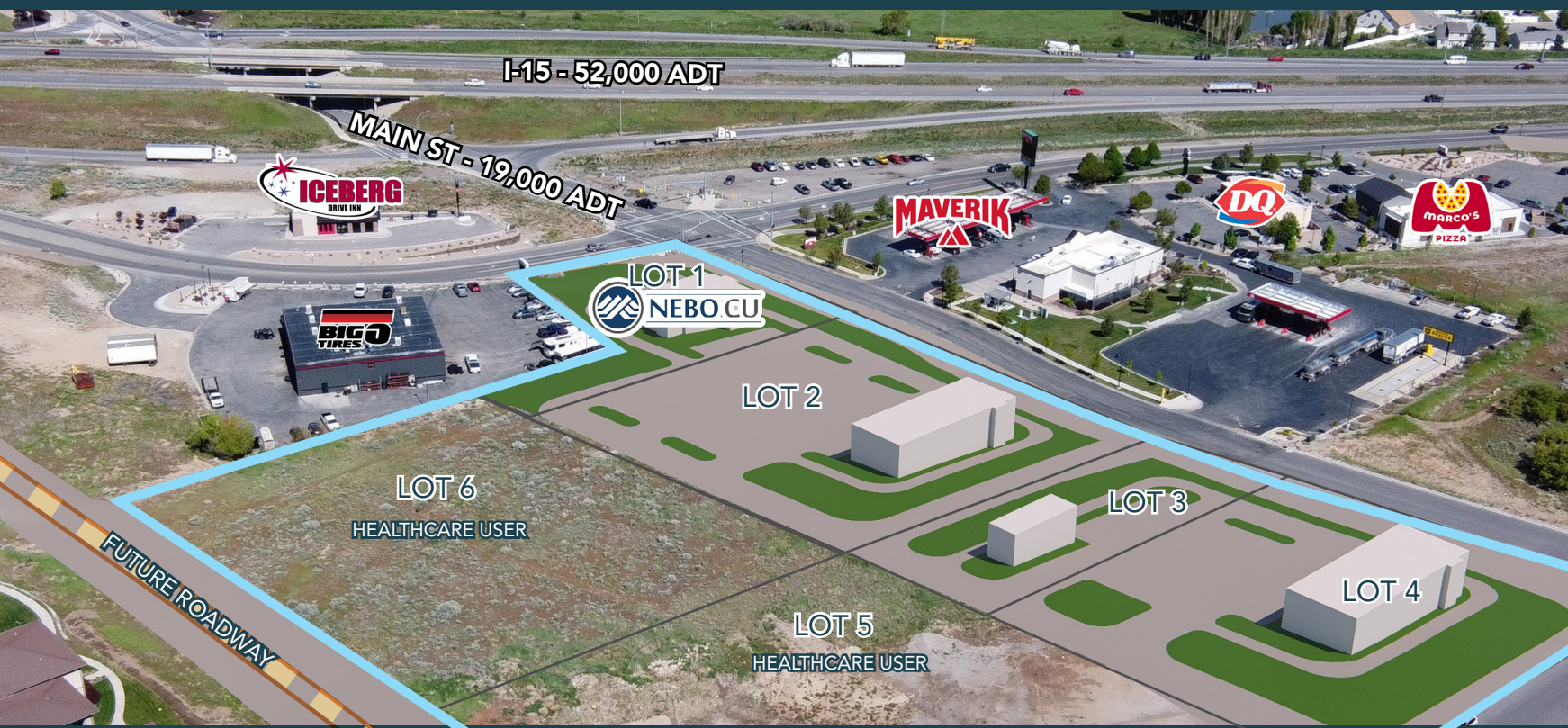
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I-15 - 52,000 ADT

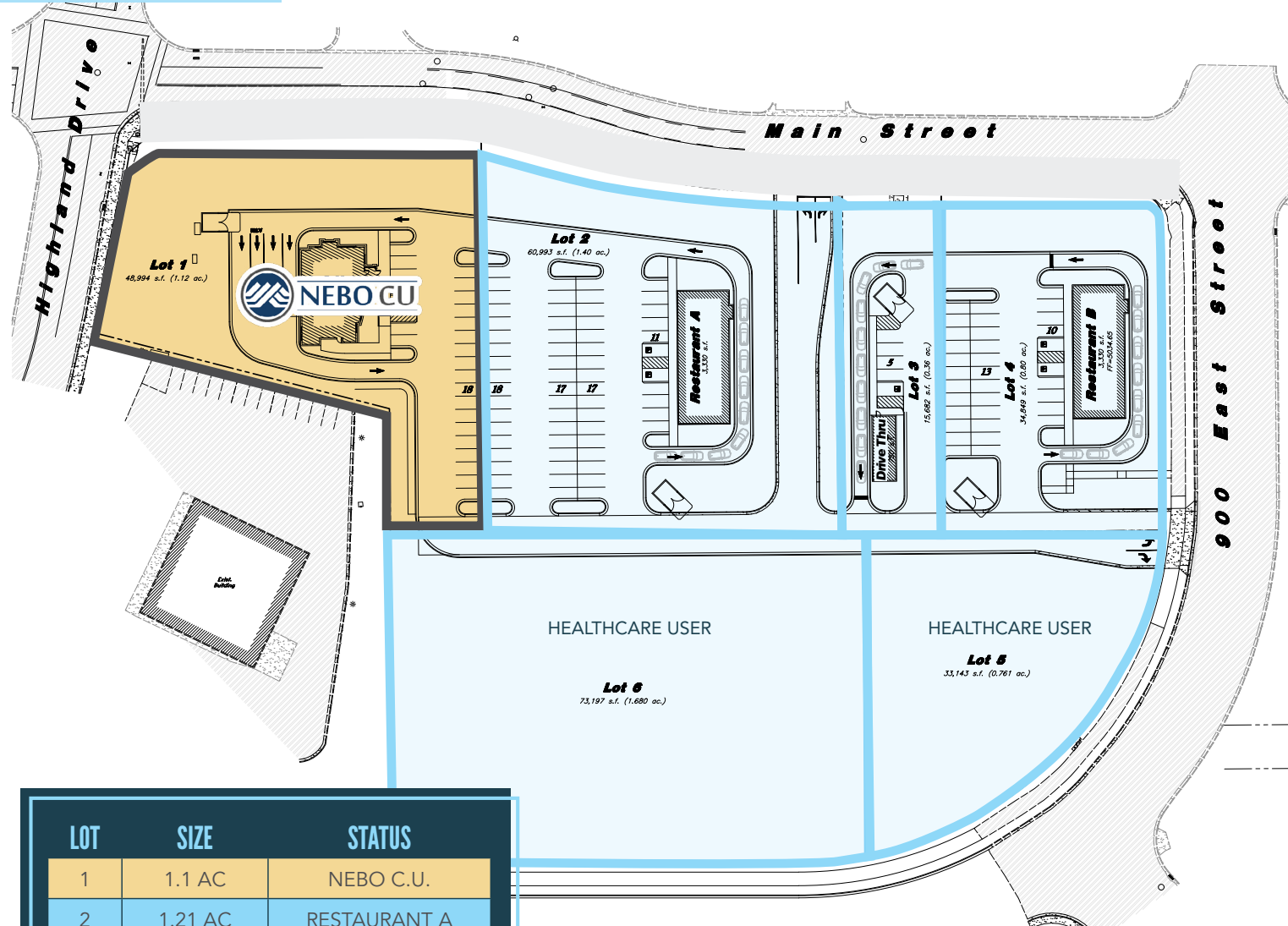
MAIN ST - 19,000 ADT

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SANTAQUIN RETAIL LAND

SITE PLAN



LOT	SIZE	STATUS
1	1.1 AC	NEBO C.U.
2	1.21 AC	RESTAURANT A
3	0.32 AC	DRIVE THRU
4	0.67 AC	RESTAURANT B
5	0.90 AC	HEALTHCARE USER
6	1.90 AC	HEALTHCARE USER

LEASED
 AVAILABLE



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AMSOURCE

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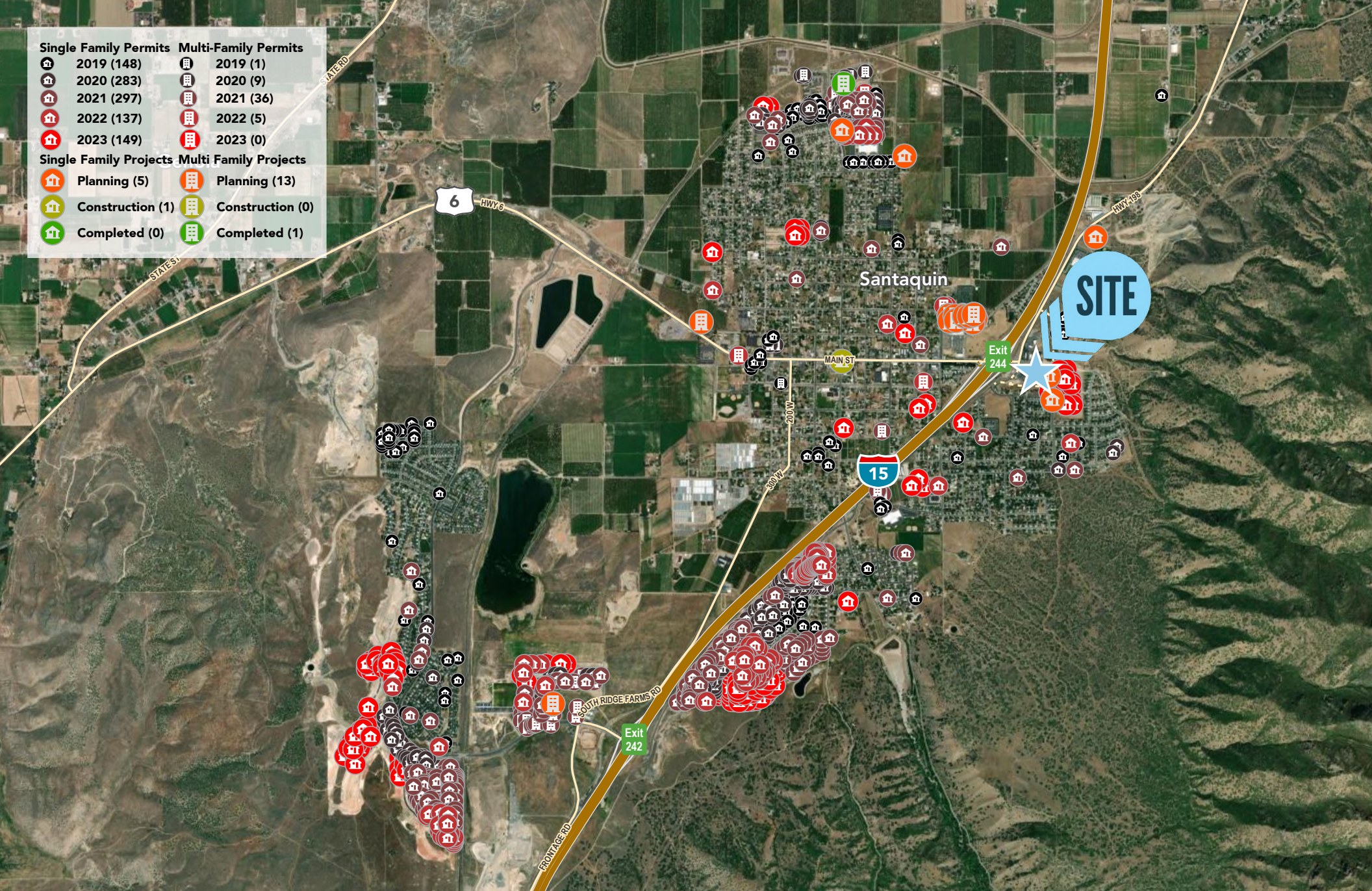
This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe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

Single Family Permits **Multi-Family Permits**

-  2019 (148)
-  2020 (283)
-  2021 (297)
-  2022 (137)
-  2023 (149)
-  2019 (1)
-  2020 (9)
-  2021 (36)
-  2022 (5)
-  2023 (0)

Single Family Projects **Multi Family Projects**

-  Planning (5)
-  Construction (1)
-  Completed (0)
-  Planning (13)
-  Construction (0)
-  Completed (1)



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