

Sunriver Commons Exit 2 | Southern Utah

NOW LEASING

Office Suites | 25,000 SF



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Spelle Haines

Principal

OFFICE SIDE



RETAIL SIDE

Executive Summary



Mixed Use Building | Property Details

Retail And Office Space Opportunities | Sunriver Commons

- NEW MIXED-USE PROJECT BREAKING GROUND FALL 2026
- NEARLY 15,000 SF OF RETAIL
- NEARLY 25,000 SF OF OFFICE SPACE ON THREE LEVELS
- DESIGNED TO ACCOMMODATE BOTH RETAIL AND OFFICE TENANTS
- GENEROUS ON-SITE PARKING
- HIGH-PROFILE PYLON SIGNAGE
- IMMEDIATE ACCESS AND FRONTAGE ON I-15
- OUTSTANDING EXPOSURE TO DAILY TRAFFIC



Property Description



Property Description

This new mixed-use development, scheduled to break ground in Fall 2026, offers a premier opportunity for professional and corporate users seeking a highly visible presence in one of the region's fastest-growing commercial corridors. The project will feature approximately 25,000 square feet of office space across three stories, designed to support a wide range of business and professional uses, complemented by ground-floor retail amenities.

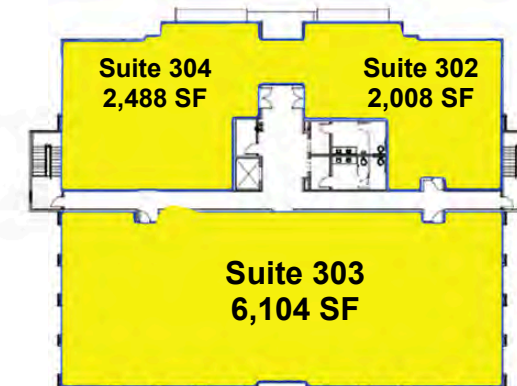
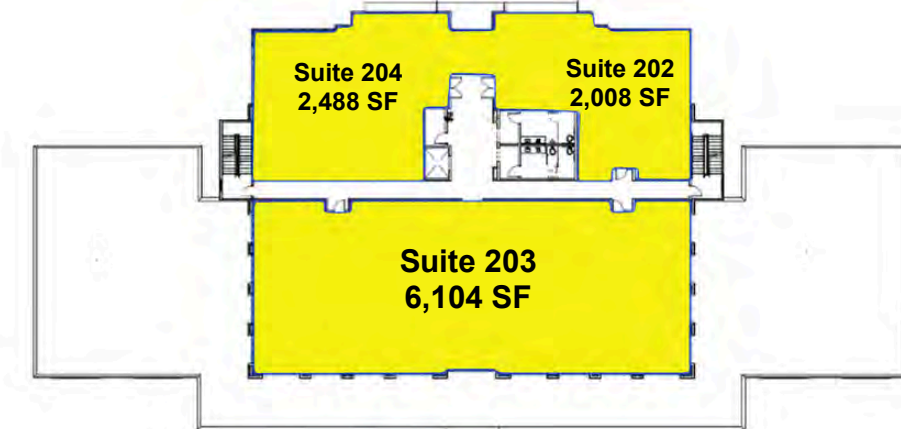
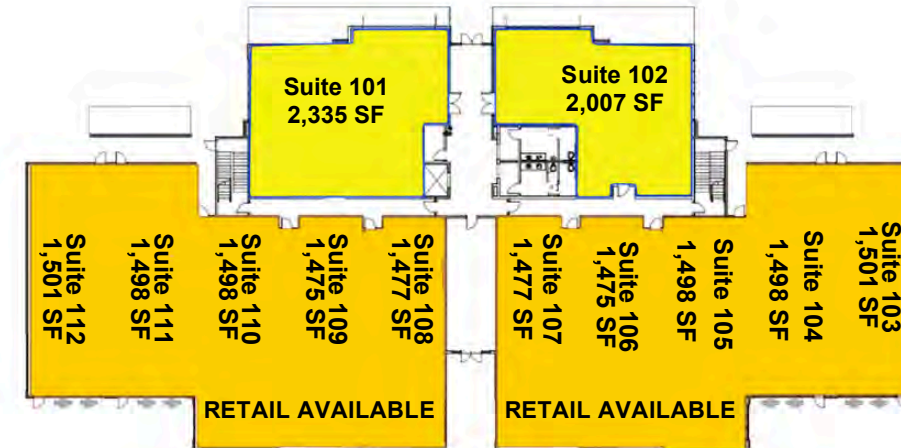
Strategically located at Exit 2 along Interstate 15, the property sits within a dynamic retail and service hub anchored by nationally recognized tenants including Smith's Marketplace, Costco, In-N-Out, and numerous additional retailers and restaurants. This location benefits from strong daily traffic volumes, excellent consumer draw, and outstanding exposure to both local and interstate travelers.

Designed with generous on-site parking and prominent pylon signage opportunities, the development provides exceptional visibility and convenient access for employees and clients alike. With direct frontage along I-15 and proximity to some of the area's most established commercial brands, this project presents an ideal setting for businesses seeking Class A office space in one of the market's most active and rapidly expanding commercial nodes.

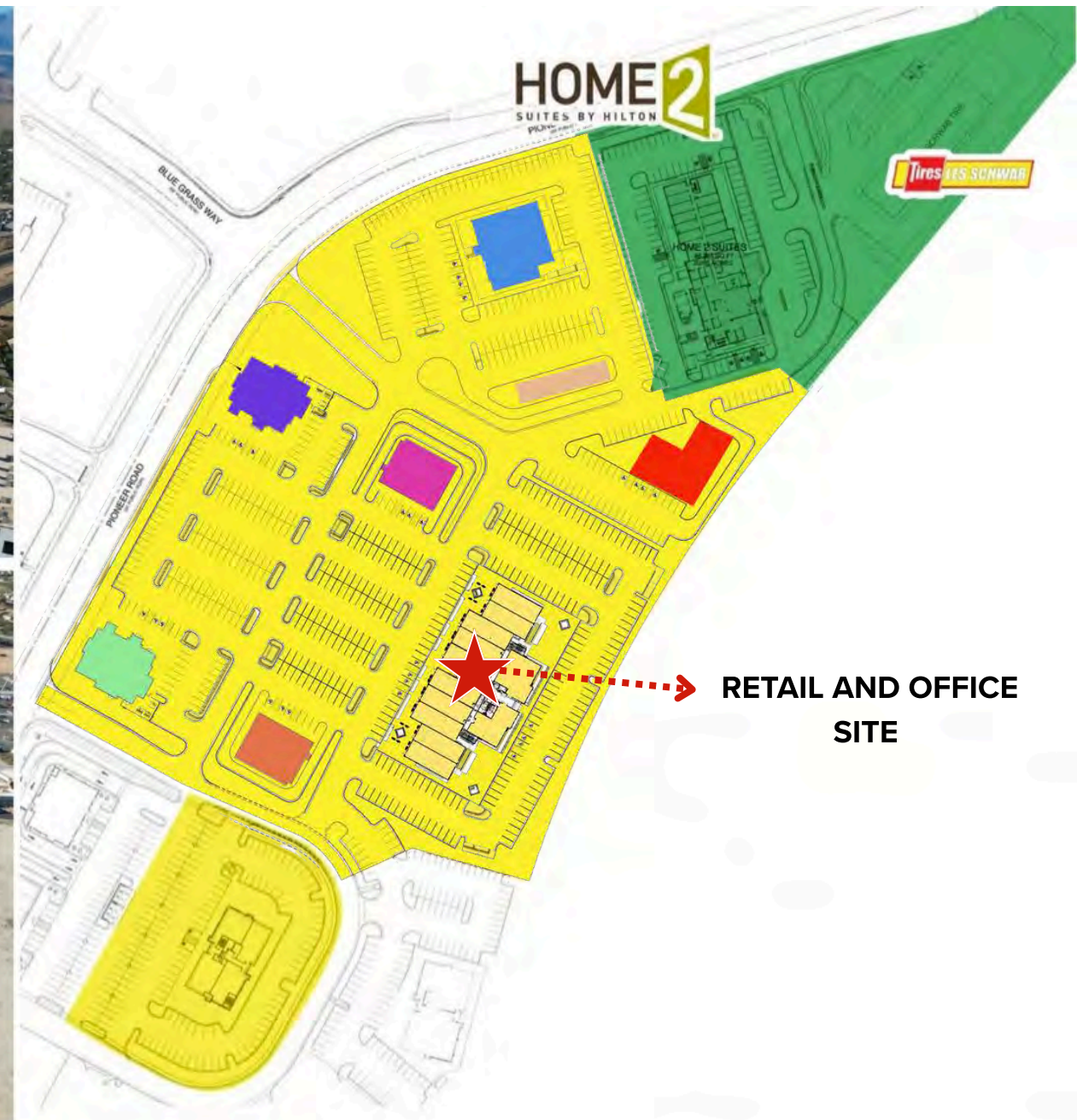
Site Plan



All Sq Ft. are approximate



Site Plan/Aerial



Map





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