



# FOR SALE OR LEASE

Pioneer Rd & Nighthawk Dr St. George, UT



- **2,000-25,000 SF Available**
- **\$375 PSF Purchase Price**
- **\$35 PSF Lease Rate NNN**
- **Estimated Delivery Q3 of 2025**
- **I-15 visibility**
- **Close Proximity to Desert Color**
- **High Parking Ratio**





TUCKER J NIPKO  
R E A L E S T A T E



## Contact Us:

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