



FOR LEASE

US6 and Canyon Creek Parkway,
Spanish Fork, UT



PROPERTY HIGHLIGHTS

- › Only super regional power center in southern Utah County
- › Nationally ranked 13th out of 6,925 community shopping centers
- › Received 11.21 million visits in the last 12 months
- › 70 acre IHC regional hospital
- › All major roads in southern Utah County converge at Canyon Creek
- › 6% annual population growth rate
- › New construction available, multi-tenant, pads, and boxes

Primary Market Population
184,550

Traffic Counts
US6 • 32,697 AADT

Income
\$103,903
Average Household Income

I-15 • 104,000 AADT

MAJOR TENANTS



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CANYON CREEK



WOODBURY CORPORATION

WPI

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RETAIL MAP



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CANYON CREEK



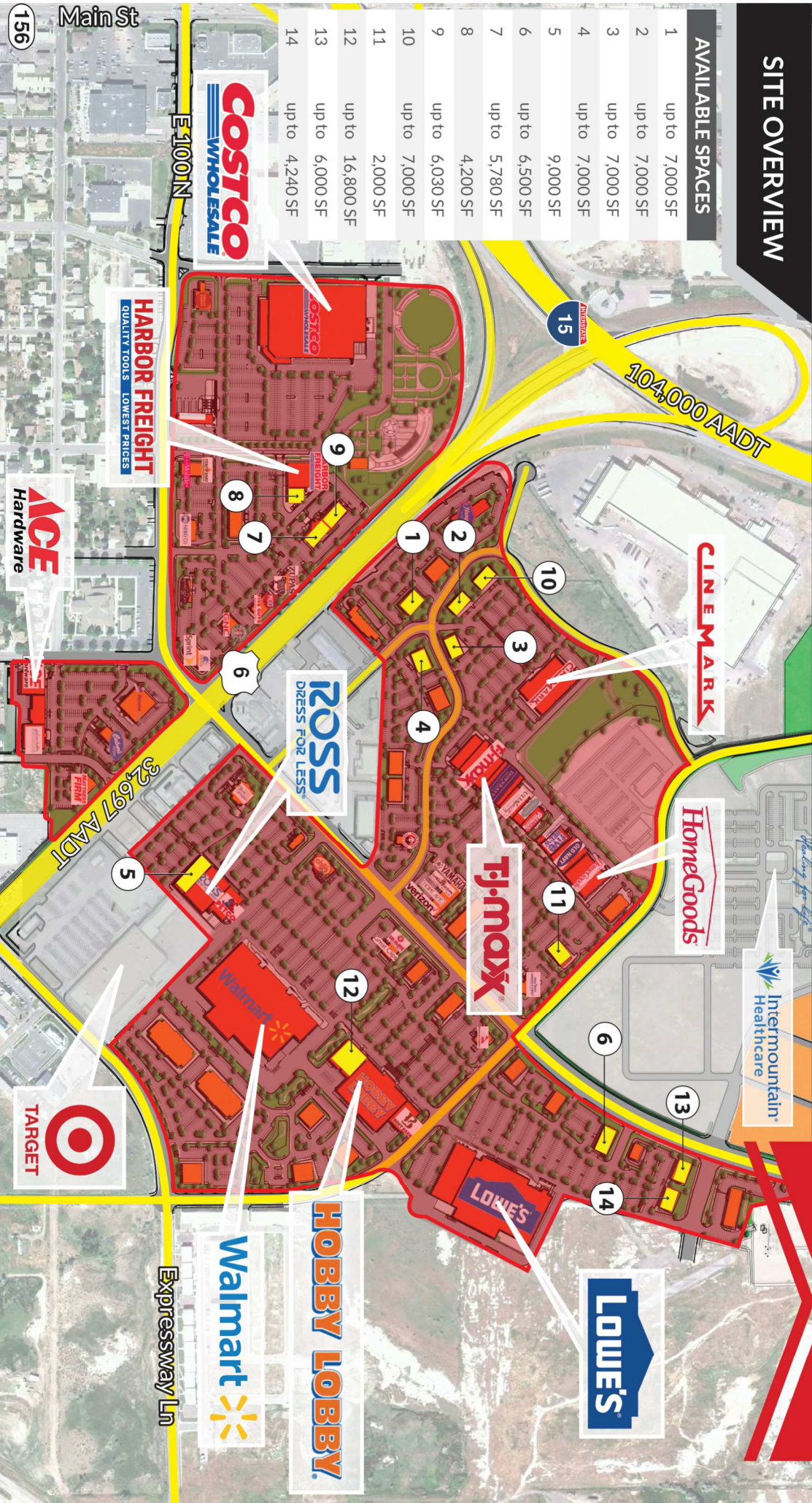
WOODBURY CORPORATION

WPI

SITE OVERVIEW

AVAILABLE SPACES

1	up to 7,000 SF
2	up to 7,000 SF
3	up to 7,000 SF
4	up to 7,000 SF
5	9,000 SF
6	up to 6,500 SF
7	up to 5,780 SF
8	4,200 SF
9	up to 6,030 SF
10	up to 7,000 SF
11	2,000 SF
12	up to 16,800 SF
13	up to 6,000 SF
14	up to 4,240 SF



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