

NEWPARK

| FOR LEASE



PROPERTY DETAILS

1209 CENTER DRIVE, PARK CITY, UT 84098

- Available: 6,100 SF & 30,000 SF
- Rare anchor (Best Buy) opportunity available (April 1, 2025)
- Situated in the heart of Park City's thriving Kimball Junction
- Convenient amenities that include ample onsite parking and community events
- Offering great visibility and easy access from major highways
- Surrounded by stunning views of the surrounding mountains and Swaner Preserve

CENTRALLY LOCATED NEAR MAJOR RETAILERS



2024 DEMOS

EST. POPULATION

1 MILE » 3,751
3 MILE » 13,743
5 MILE » 26,452

EST. HOUSEHOLDS

1 MILE » 1,753
3 MILE » 5,541
5 MILE » 10,402

EST. AVERAGE HH INCOME

1 MILE » \$212,061
3 MILE » \$237,386
5 MILE » \$253,323



MOUNTAIN WEST
COMMERCIAL REAL ESTATE

MICHELLE DOONG, CCIM, MRED

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FULL SERVICE
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312 East South Temple

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Office 801.456.8800

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TIM ANKER

tanker@acme-cre.com

direct 435.655.5661

ACME COMMERCIAL REAL ESTATE

2750 Rasmussen Road Suite H-100

Park City, UT 84098

www.acme-cre.com

2,078 SF
2,613 SF
2,374 SF
2,374 SF
2,365 SF
2,368 SF

14,172 SF
AVAILABLE



30,000 SF
AVAILABLE
4/1/2025

BEST BUY

146 Underground Parking Stalls

6,100 SF
AVAILABLE
8/1/2025

GOLDWELL BANKER

Event Networks



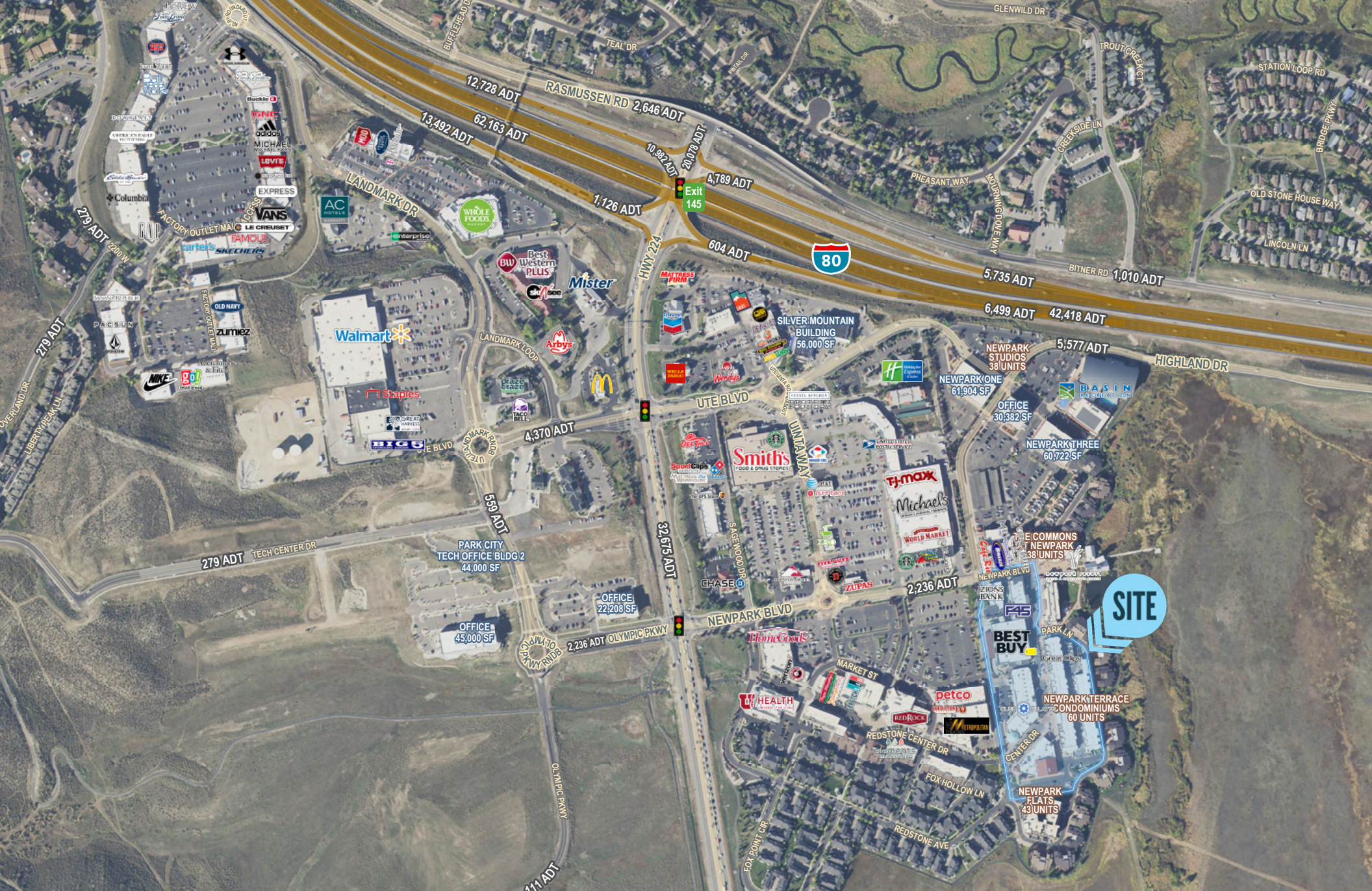
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WHY PARK CITY



SKIER
DAYS

6.7M

Utah 2023-24 Ski Season
2nd Busiest in Utah's History

SKIER/SNOWBOARDER
SPENDING

\$157

Average 2022-23 Retail/Restaurant
Spend per Day per Skier/Snowboarder



Park City, Utah, isn't just a place to live—it's a place to thrive. Nestled in the Wasatch Mountains, this vibrant community offers more than breathtaking views. With a growing population drawn by top-notch schools and a welcoming atmosphere, Park City's economy is flourishing. The town's blend of outdoor adventure and cultural richness creates a unique quality of life, attracting families and professionals alike. If you're looking for a place where opportunity meets serenity, Park City is calling.

**ECONOMIC
STRENGTH**

#2

Heber City μSA, UT
(includes Park City)
Policom Corp.

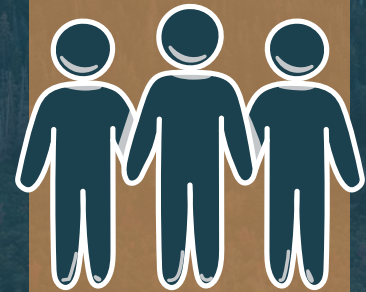
μSA Economic Strength Ratings

6.6%

Summit County Taxable Service
Sales Growth 2022-2023



**2024 EST.
POPULATION**



10,047

Park City, UT

42,874

Summit County, UT

80,128

Heber City, UT μSA

**ANNUAL POPULATION
GROWTH (2020-2024)**

4.8%

Park City, UT

0.3%

Summit County, UT

0.9%

Heber City, UT μSA



**MEDIAN HOUSEHOLD
INCOME (2024)**

\$140K

Park City, UT

\$138K

Summit County, UT

\$126K

Heber City, UT μSA



HOUSEHOLD

4,247

Park City, UT

16,563

Summit County, UT

28,997

Heber City, UT μSA

EMPLOYEES

9,957

Park City, UT

30,834

Summit County, UT

39,927

Heber City, UT μSA



**MONTHLY RETAIL
EXPENDITURES (2024)**

\$4,252

Park City, UT

\$4,264

Summit County, UT

\$4,092

Heber City, UT μSA