



FOR LEASE
NEWPARK
Park City, Utah



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Aerial



Newpark is a unique, development catering to the year-round, outdoor lifestyle of Park City, Utah.

- I-80 and Hwy. 224
- 20 miles east of Salt Lake City
- 75,000 people in the Primary Market
- 172,000 people in the Secondary Market
- \$130,952 Avg. HH Income
- 3.5 Million affluent tourists annually

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Property Highlights

- Size: 1,270 SF - 10,915 SF
- Lease Rate: \$24.00 PSF, NNN
- Tenant Allowance: Negotiable
- Shell delivery condition
- CAMs estimated at \$5.25/SF

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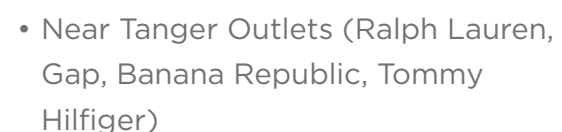
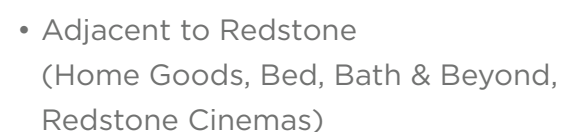
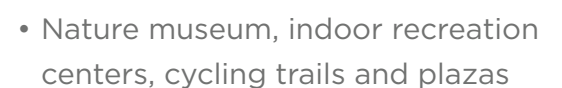
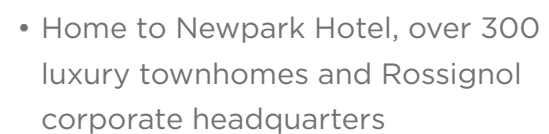
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PLAY • LIVE • WORK
Newpark is the place to be for
restaurants, entertainment
and shopping.



- 150,000 sq. ft. of new retail anchored by Best Buy



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- Legend**
- EXISTING PAVED TRAIL (dashed orange line)
 - EXISTING XC SKI TRAIL (solid light blue line)
 - PROPOSED DIRT TRAIL (dashed blue line)
 - PROPOSED PAVED TRAIL (dashed yellow line)
 - MTN BIKE / HIKING TRAILS (solid yellow line)
- Map Labels:**
- Roads:** KILBY RD, RASMUSSEN RD, BUFFLEHEAD DR, TEAL DR, PRESENT WAY, BITNER RD, CREEKSIDE LN, GLENWILD DR, GLENWILD LOOP, OVERLAND DR, LIBERTY PEAK LN, 1100 ANSOBY LN, TECH CENTER DR, OLYMPIC PKWY, SAGEWOOD DR, CENTER DR, FOX HOLLOW LN, REDSTONE AVE, FOX POINT CIR.
 - Intersections:** 4100 ADT, 2400 ADT, 5400 ADT, 3200 ADT, 5100 ADT, 37000 ADT.
 - Highways:** I-80, I-15.
 - Landmarks:** TANGER OUTLETS, WELLS FARGO, MOD, SLAPFISH, LANDMARK DR, LANDMARK POOL, PC TRANSIT CENTER, PC LIBRARY, FUTURE PARK CITY TECH CENTER, SKULCANDY, NEWARK BLVD, REDSTONE, PETCO, FOX HOLLOW LN, REDSTONE AVE, FOX POINT CIR.
 - Trails:** Glenwild Loop, Stealth-24-7, MTN BIKE / HIKING TRAILS.
 - Other:** BRIDGE, TUNNEL, SITE (highlighted in red).
- Kimball Junction Retail**
- 2018 Average Daily Traffic (ADT) courtesy of Utah Department of Transportation





Newpark

The newer side of Park City

- Available
- LOI Submitted
- Lease Review
- Lease Signed
- Existing

LARGE RETAIL SPACES: 1,270 SF TO 16,092 SF

