

FESTIVAL PLAZA ST. GEORGE, UTAH

969 NORTH 3050 EAST

ST. GEORGE, UTAH



SPACE AVAILABLE

6,925 square feet retail space available at the gateway of one of the fastest growing communities in Utah.



Contact: Steve Pruitt
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steve@smokehousere.com

63 East 11400 South, #314
Sandy, Utah 84070

- Sits on 3050 East/Green Spings Road, which has a traffic count of over 20,000 cars per day
- Easy access of I-15 at Green Springs Road exit. I-15 currently over 135,000 vehicles per day.
- Sits at epicenter of St George/ Washington retail corridor
- Neighbors include Albertson's, Home Depot, Costco, Petco, Best Buy, and Sportsman's Warehouse
- Across from newly planned mixed use development, including new hospital.
- Within 3 mile radius of Utah Tech University and Red Cliffs Mall
- Over 500 new residential units built and planned within a 3 mile radius of site
- Tenants include Freddy's Steakburgers, O'Reilly Auto Parts, Edward Jones, Bishop's Grill, Hearty Beet, Gray Dog, Washington Veterinary Clinic, and Desert Edge Dance Company.
- Over 80% of merchants have been operating at Festival Plaza over a decade.
- **Quietly Marketed - Please Do Not Disturb Tenant**



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Link:

St George fastest growing city in the United States

<https://www.usatoday.com/story/news/nation-now/2018/03/22/st-george-utah->