

FOR LEASE

STUDIO CROSSING AT QUINN'S JUNCTION



PROPERTY DETAILS

3995 Quinn's Dr., Park City, UT 84060

- Lease rates starting at \$39.00/SF NNN
- Spaces available now
- Signalized corner across from Intermountain Health Park City Hospital
- Exclusive new mixed-use development in Summit County (approximately 300,000+ SF)
- Within 10-minute drive to Main Street Park City
- Easy access, 35 minutes from Salt Lake City International Airport
- Prime location at Park City's east entrance offering unparalleled access to world class ski resorts, boutique shopping and vibrant dining

2025 DEMOS



EST. POPULATION

3 MILE » 11,221
5 MILE » 24,199



EST. HOUSEHOLDS

3 MILE » 4,608
5 MILE » 9,920



EST. AVERAGE HH INCOME

3 MILE » \$252,237
5 MILE » \$256,516



TIM ANKER

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direct 435.655.5661

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NEWMARK

MOUNTAIN WEST

MICHELLE DOONG,
CCIM, MRED

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COMMERCIAL REAL ESTATE**

312 East South Temple
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Office 801.456.8800

www.newmarkmw.com

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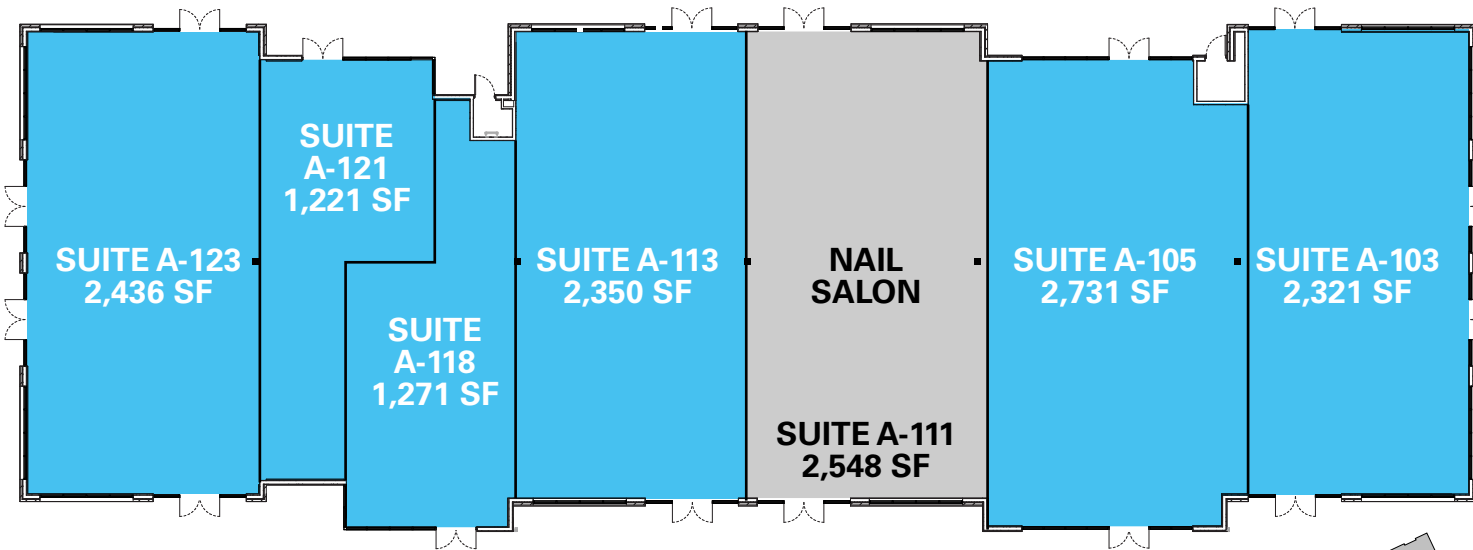
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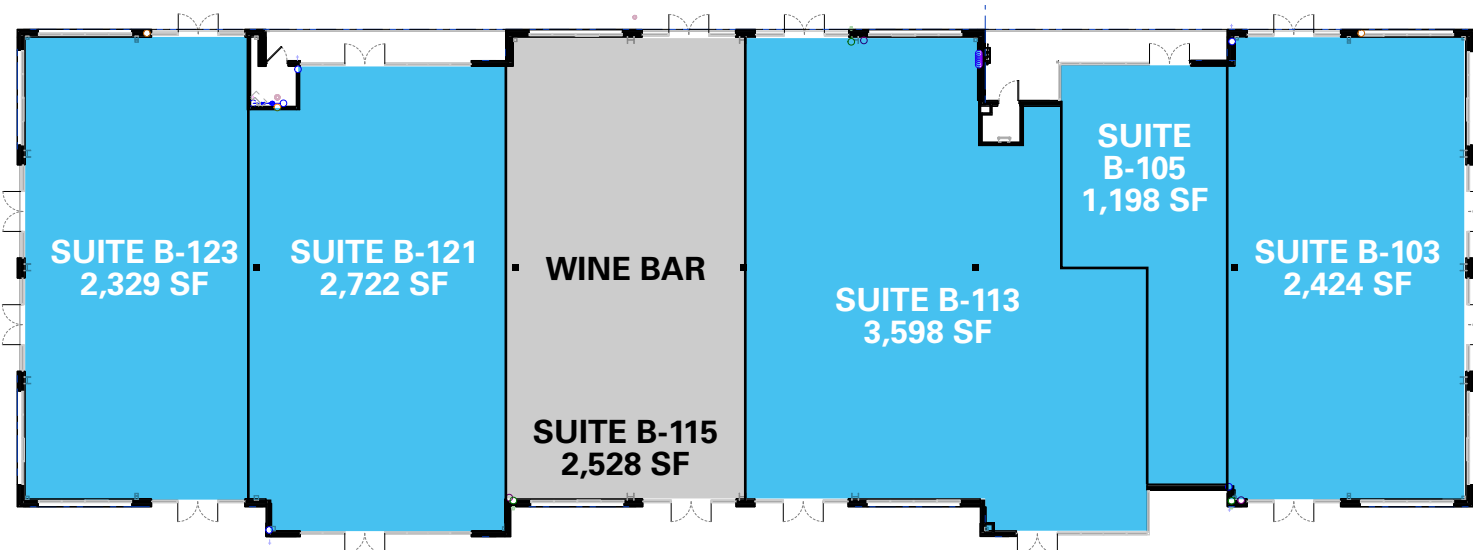
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RETAIL A



RETAIL B



AVAILABLE



NOT AVAILABLE



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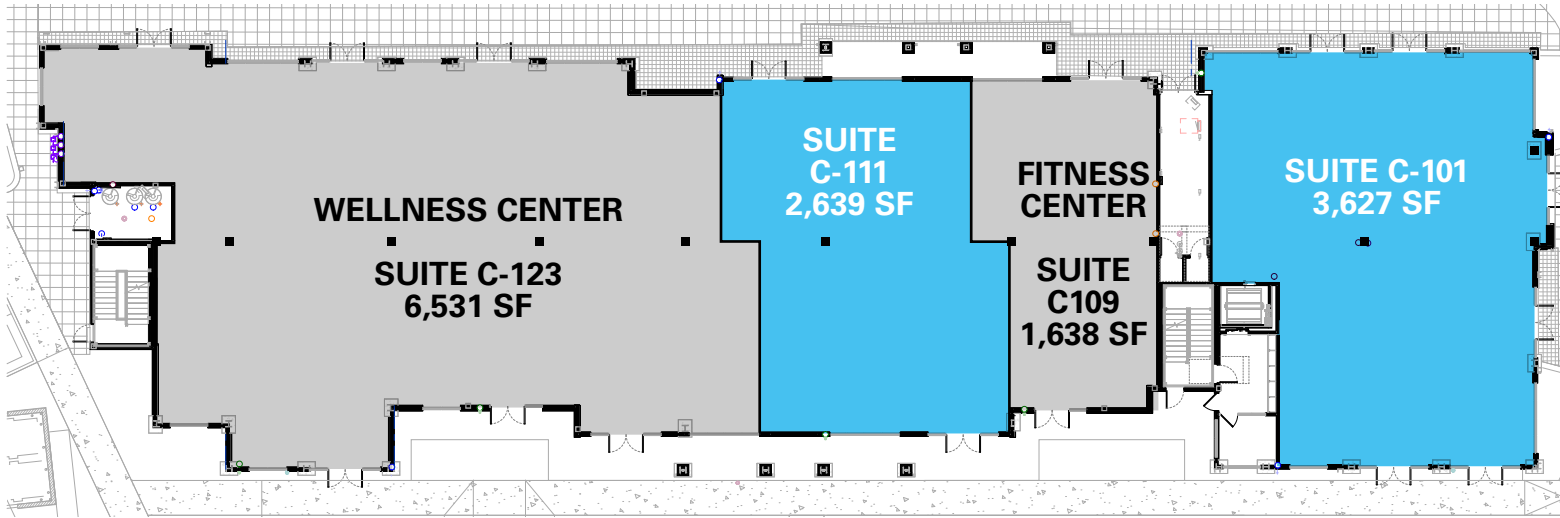
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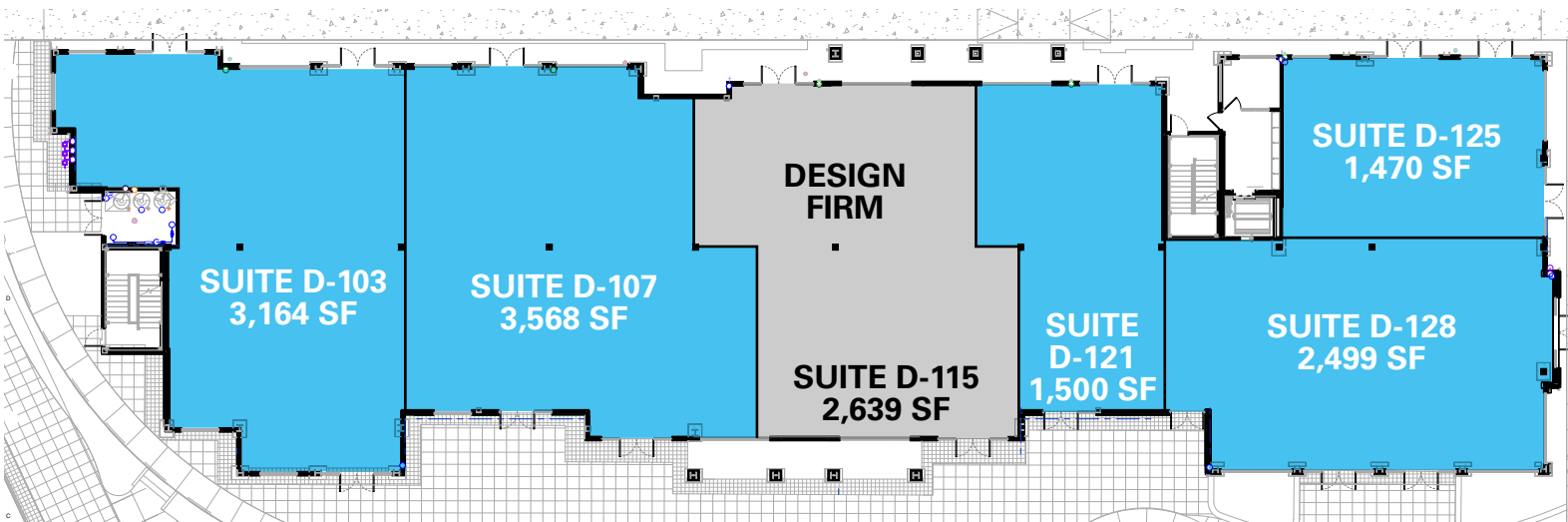
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MIXED-USE C



MIXED-USE D



 AVAILABLE

 NOT AVAILABLE



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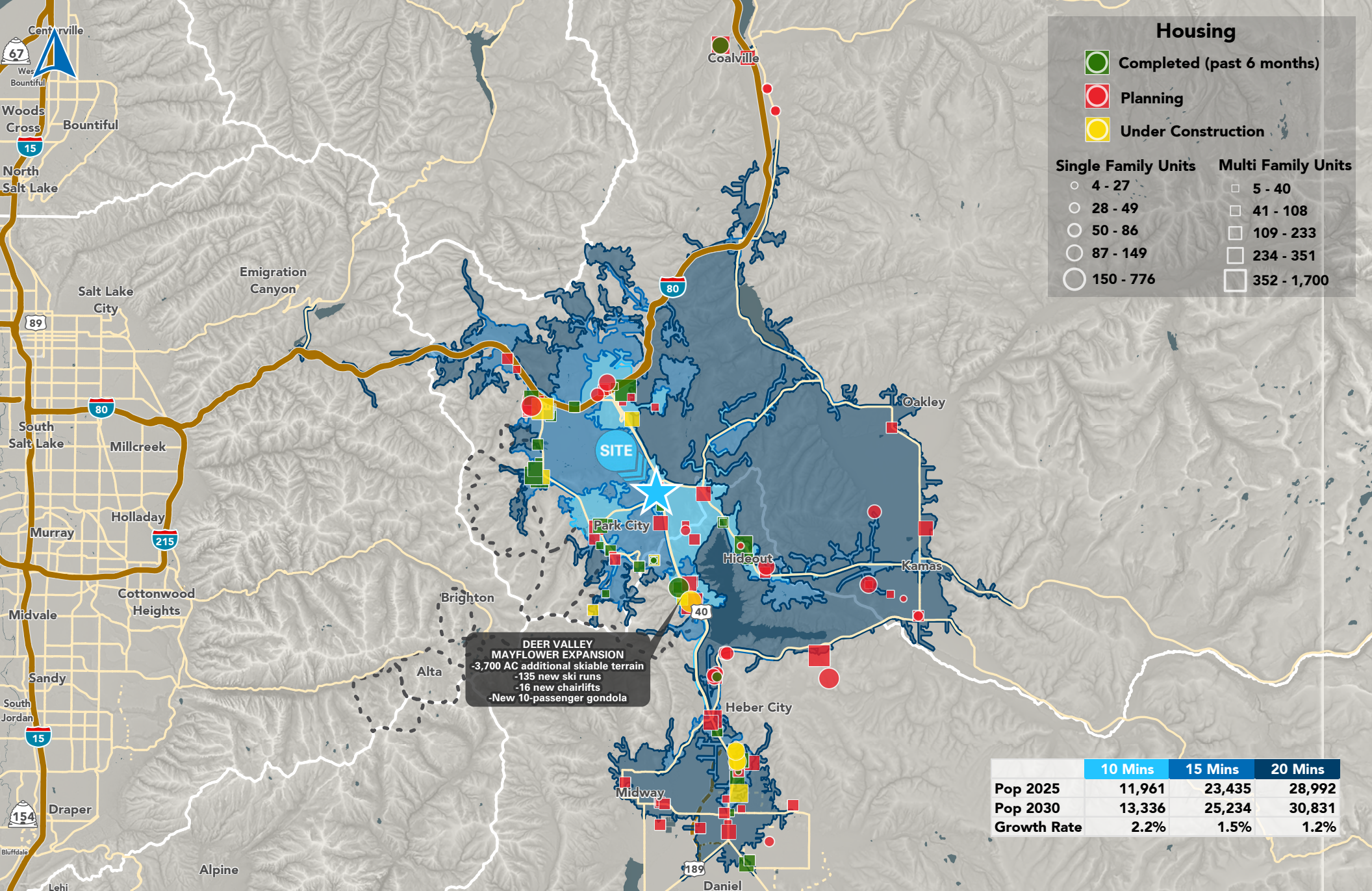
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WHY PARK CITY



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.

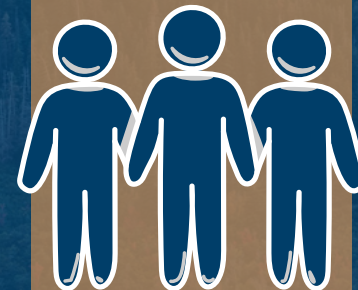
μSA Economic Strength Ratings

6.6%

Summit County Taxable Service Sales Growth 2022-2023



2025 EST. POPULATION



10,476

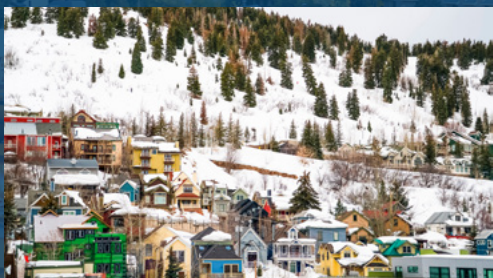
Park City, UT

43,249

Summit County, UT

81,229

Heber City, UT μSA



ANNUAL POPULATION GROWTH (2020-2025)

3.7%

Park City, UT

0.4%

Summit County, UT

1.1%

Heber City, UT μSA



MEDIAN HOUSEHOLD INCOME (2025)

\$153K

Park City, UT

\$145K

Summit County, UT

\$134K

Heber City, UT μSA



HOUSEHOLDS

4,411

Park City, UT

16,679

Summit County, UT

29,344

Heber City, UT μSA

EMPLOYEES

10,365

Park City, UT

31,399

Summit County, UT

40,689

Heber City, UT μSA



MONTHLY RETAIL EXPENDITURES (2025)

\$5,485

Park City, UT

\$5,672

Summit County, UT

\$5,539

Heber City, UT μSA