

RETAIL FOR LEASE

BRIGHAM'S LANDING

1774 North University Parkway | Provo, Utah 84604

Property Highlights

- Available Sizes:
 - 1,165 SF
 - 1,189 SF
 - 1,400 SF
- Next to BYU
- Lease Rate: Contact Agents
- NNNs: \$5.85 PSF
- Redevelopment of Center Recently Completed



UNIVERSITY PKWY 45,000 ADT

FREEDOM BLVD 16,000 ADT

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PARTNER **XTEAM**
RETAIL ADVISORS

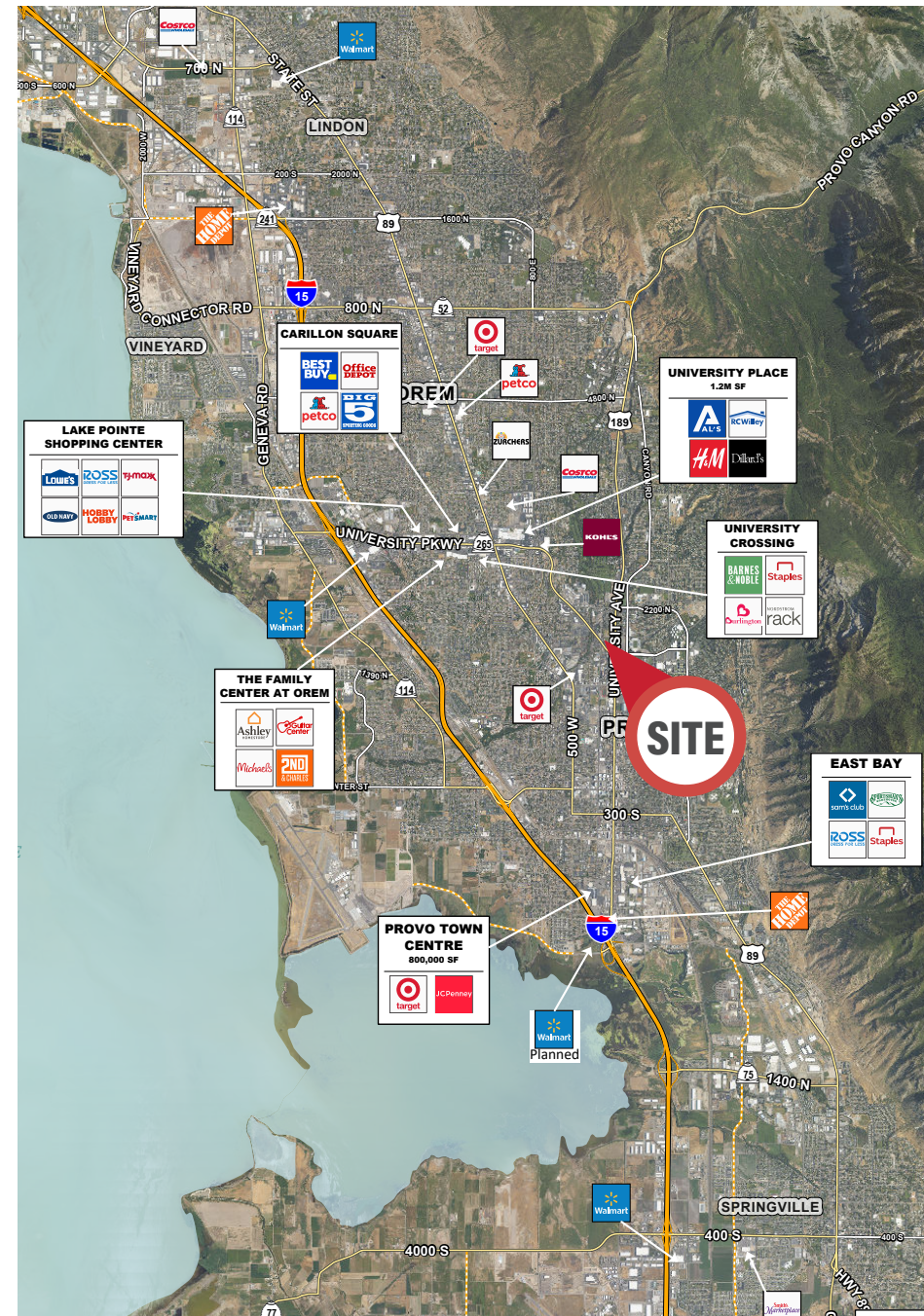


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DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2025 POPULATION	24,487	143,070	208,703
2025 HOUSEHOLDS	6,280	43,946	64,272
2025 AVG HH INCOME	\$86,133	\$100,578	\$104,492
2025 BUSINESSES	1,018	5,658	8,763
2025 DAYTIME POPULATION	8,891	45,256	80,566



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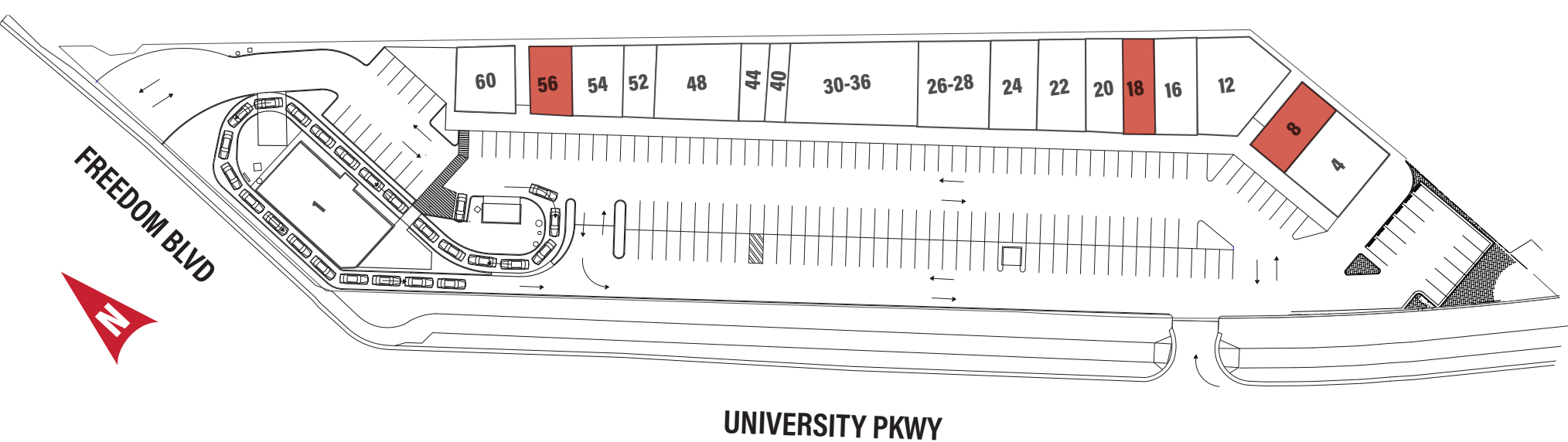
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SPACE	TENANT	SIZE (SF)
1	Burgers Supreme	
4	El Tio Tacos	
8	AVAILABLE	1,400
12	Dressed in White	
16	Great Clips	
18	AVAILABLE	1,165
20	DC Tuxedos	
22-24	Sweetheart Bridal	
26-28	Thai Papaya	

SPACE	TENANT	SIZE (SF)
30-36	FedEx Office	
40-44	Utah Accident Clinic	
48-52	Great Harvest	
54	Rust Coins	
56	AVAILABLE	1,189
60	Jamba Juice	



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