

MAVERIK OUTPARCEL LAND

FOR GROUND LEASE

100 West

0.717
ACRES

Detention Basin

Maverik Pylon Sign

Light Pole (Typ.)

Pergola with Table (Typ.)

Maverik Monument Sign

Main Street

MAVERIK
5,974 sq. ft.

Bike Rack

Pergola with Table (Typ.)

Light Pole (Typ.)

Fuel Canopy with Fuel Dispensers

Air Station

Dumpster Enclosure

PROPERTY DETAILS

189 NORTH MAIN STREET, CEDAR CITY, UT 84720

- 0.717 acres
- Remaining parcel adjacent to brand new Maverik
- Traffic counts:
 - » Main Street: 19,145 ADT
 - » 200 North: 17,014 ADT
- Less than 0.5 miles from Southern Utah University

NEARBY TENANTS



Mandarin

2024 DEMOS

EST. POPULATION

1 MILE » 9,936
3 MILE » 33,330
5 MILE » 43,965

EST. HOUSEHOLDS

1 MILE » 3,541
3 MILE » 11,807
5 MILE » 15,246

EST. AVERAGE HH INCOME

1 MILE » \$66,916
3 MILE » \$84,940
5 MILE » \$88,651



MOUNTAIN WEST
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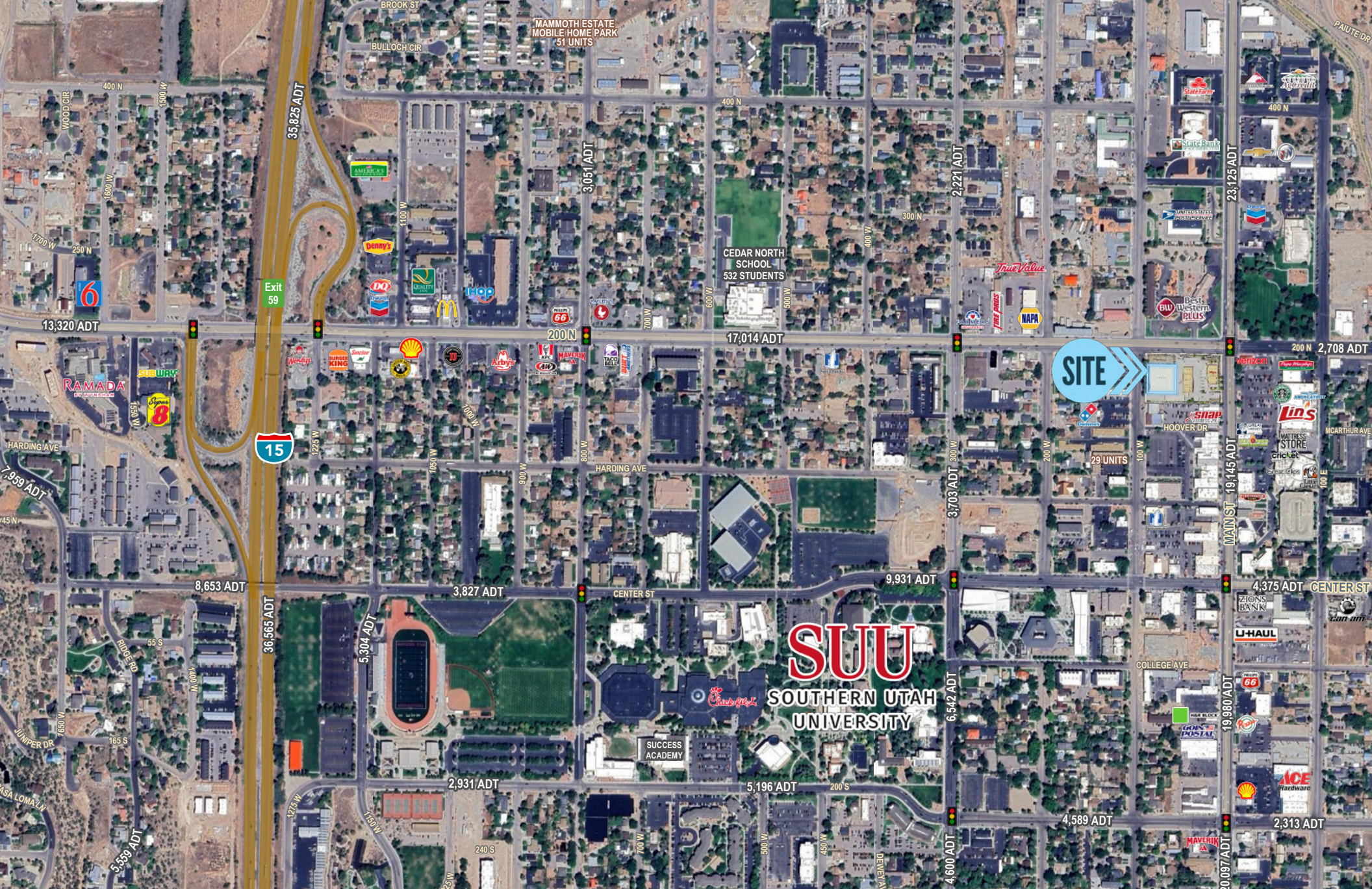


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