

FOR SALE > RETAIL SPACE

# Spanish Fork Restaurant

80 W 1000 N , SPANISH FORK, UTAH, 84660



QUIETLY MARKETING - DO NOT DISTURB TENANT



## Property Information

- > 2nd Generation Restaurant- 5,387 SF on 1.395 acres
- > High Traffic Main Street location with over 30,000 ADT
- > Visible from I-15 with over 60,000 ADT
- > Shadow-anchored by Costco
- > Co-tenants include Big 5, JoAnn Fabrics, Cal-Ranch
- > Sale Price: \$2,250,000

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The SunGlow Restaurant is a successfully operating restaurant serving breakfast and lunch daily. Showings by appointment only.

**Do not disturb tenant.**

BUSINESS					5 miles
					
1,981	85,430	31,990	53,440		
Total Businesses	Total Daytime Population	Daytime Population: Workers	Daytime Population: Residents		
DEMOGRAPHICS		1 mile	3 miles	5 miles	
Population					
2019 Total Population		6,861	44,762	91,987	
2024 Total Population		7,286	50,052	101,694	
Households					
2019 Total Households		2,206	12,076	25,194	
2024 Total Households		2,346	13,507	27,872	
2019 Average Household Size		3.09	3.65	3.61	
Income					
2019 Median Household Income		\$54,362	\$72,503	\$75,211	
2019 Average Household Income		\$65,084	\$86,165	\$90,293	
2019 Per Capita Income		\$20,769	\$23,355	\$24,755	

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Accelerating success.



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