## CUSHMAN & WAKEFIELD

FOR SALE: HOTEL, RETAIL BUILDING SITE I-15 Springville Exit Commercial Land 434 - 478 South West Frontage Road / Springville, UT 84663



Property Size: Approx. 4.94 AC consisting of two adjacent commercial lots of

1.94 and 3 acres respectively.

Price for entire 4.94 acre parcel: \$1,506,000 (\$7.00/sq. ft.).

Owner is willing to sell each parcel individually and/or adjust individual parcel

sizes via lot line adjustment at price to be negotiated on case by case basis.

Zone: Regional Commercial

## **Property Features**

- Highly visible location immediately west of I-15 Springville Exit (400 S)
- Proximate to:
  - New Loves Travel Center McDonalds Chevron Gas Cracker Barrel Restaurant Days Inn
  - Subway
  - Neways International Headquarters + adjacent warehouse
  - Recent grown in traffic and population of South Utah County

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