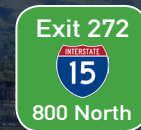


# THE YARD

Developer:  
DEVELOPMENT  
Architect:  
RAW



**SITE**



Contact:

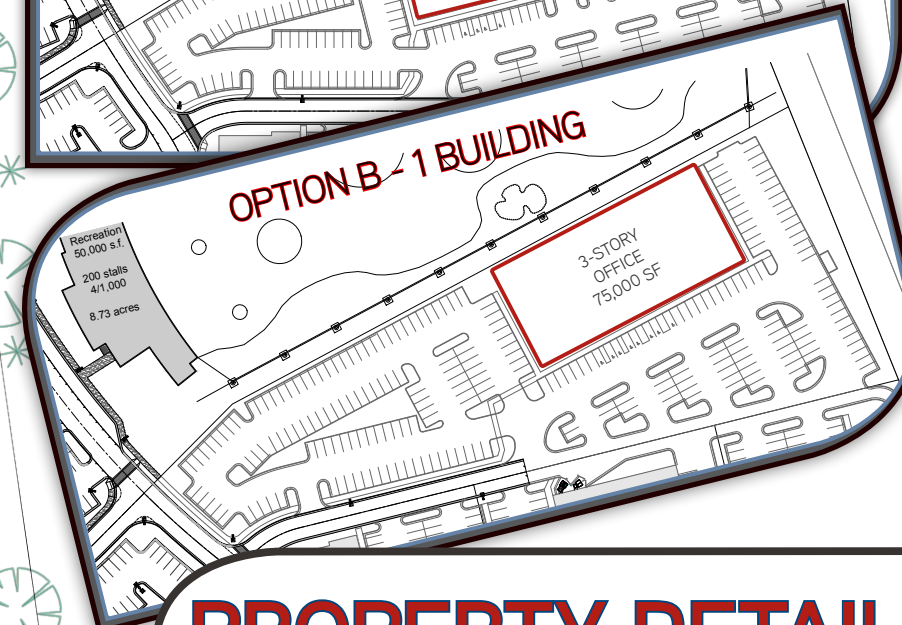
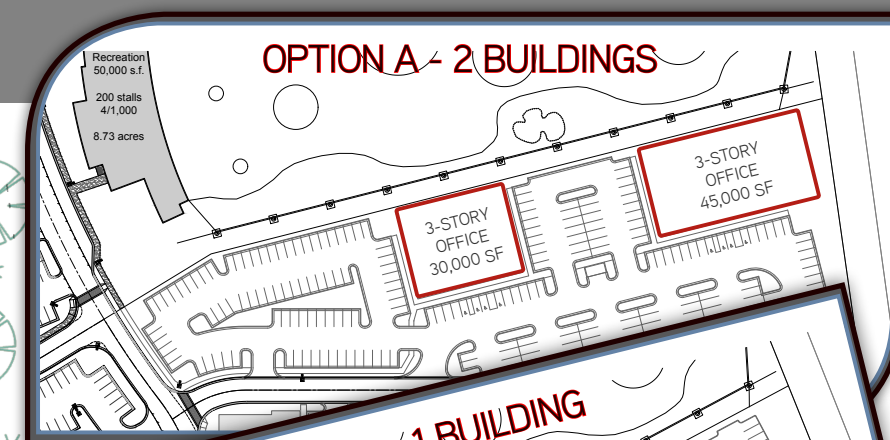
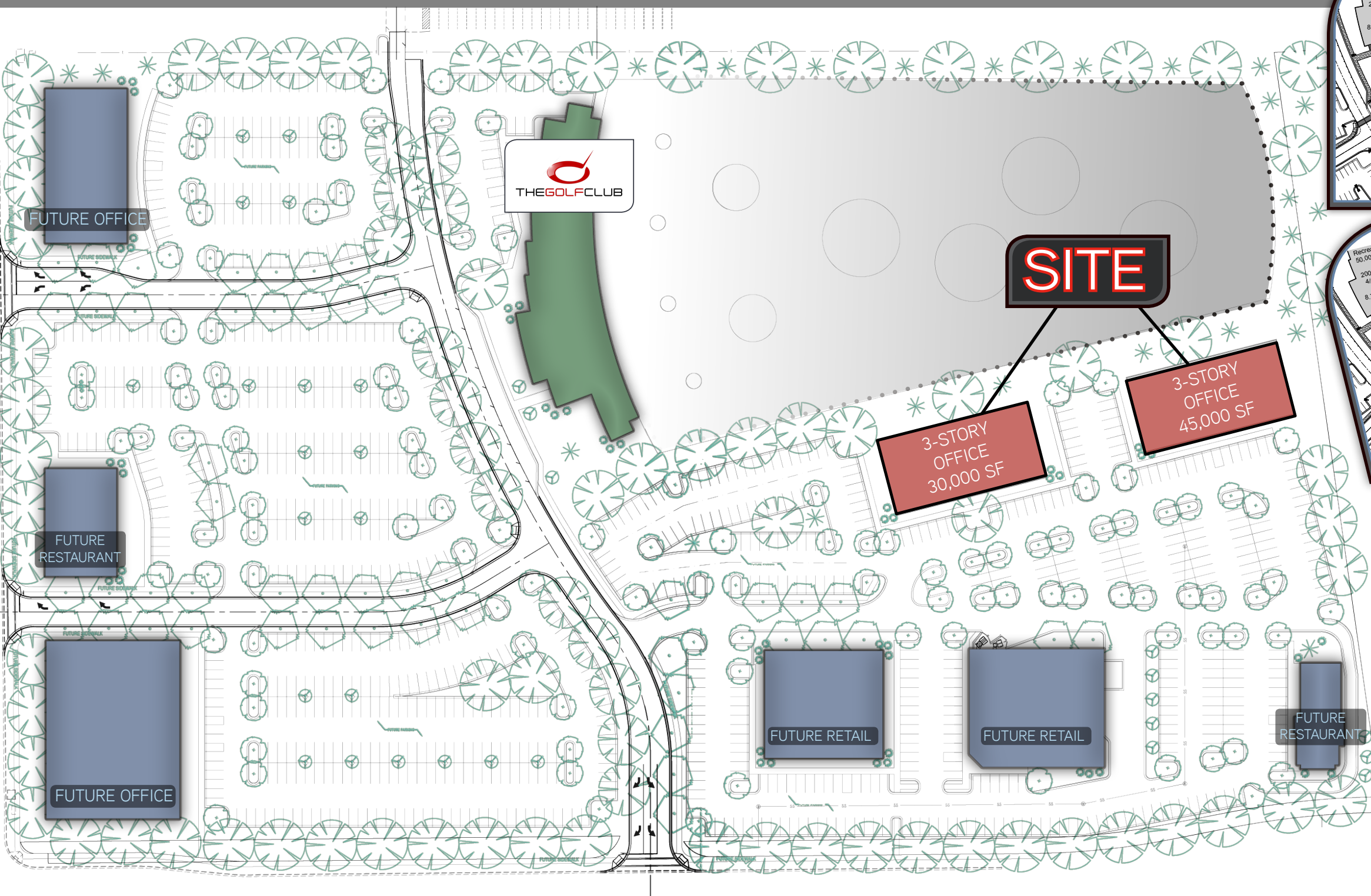
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Vice President  
+1 801 702 4667  
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VINEYARD UTAH







## PROPERTY DETAILS

- 2,000-75,000 SF Available
- Lease Rate \$17.50 NNN
- Can Be a Single Building or 2 Separate Buildings (See Options A&B Above)
- Generous TI
- Abundant Parking
- Future FrontRunner Station in Close Proximity
- Centrally Located Nearby 3 Major I-15 Exits
- Next to THE GOLF CLUB & Major Retail

# MASTER SITE PLAN | BUILDING OPTION A & B

Future Building Development





## RETAIL INFORMATION

- ⓘ Anchored by a strong performing Larry H. Miller Megaplex Theater
- ⓘ Located across the street from the planned UVU expansion
- ⓘ Easy access to I-15
- ⓘ One of the fastest growing residential communities in the state of Utah



# EXISTING AND FUTURE RETAIL

## LHM-Megaplex Anchored Development

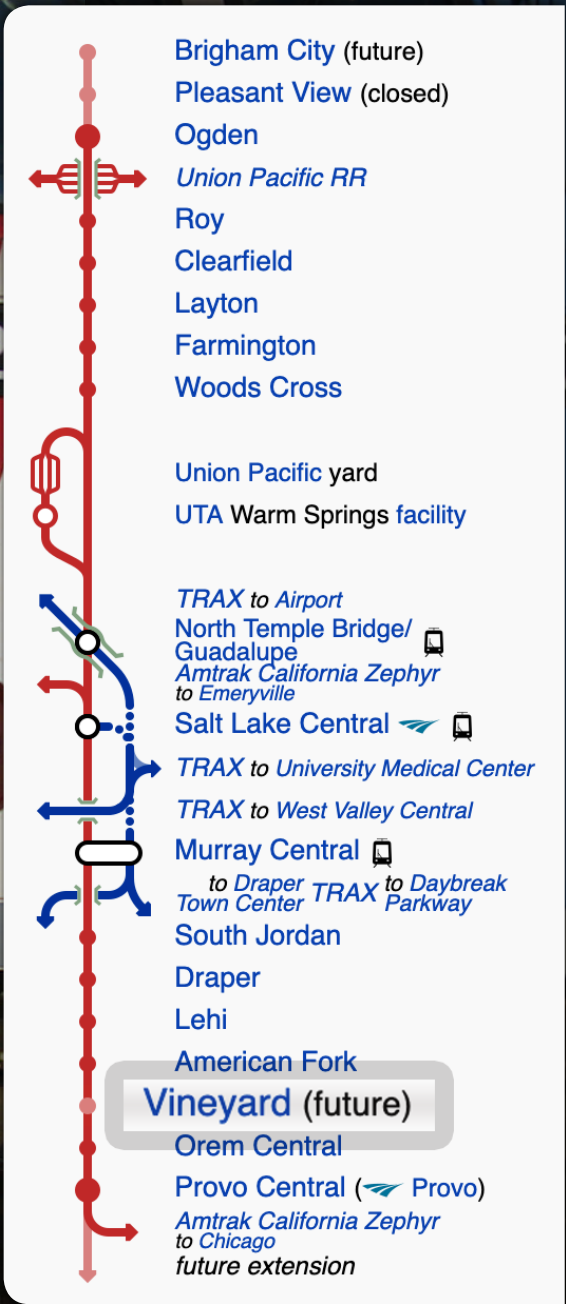


TRAIN

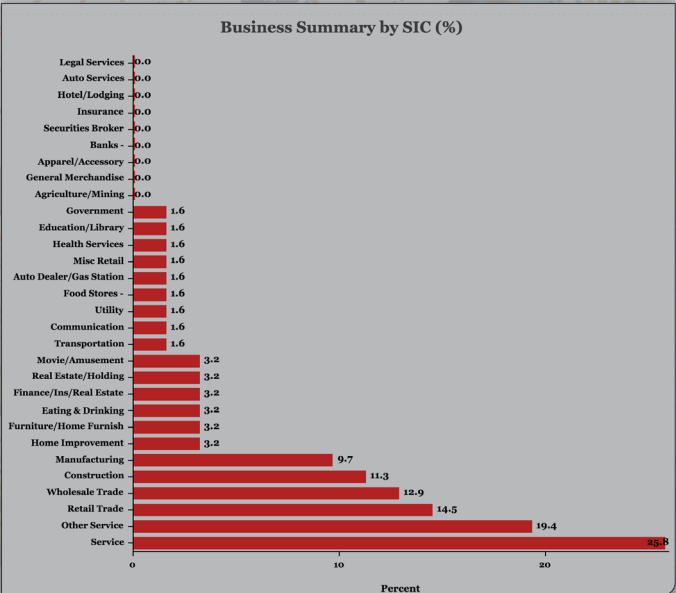
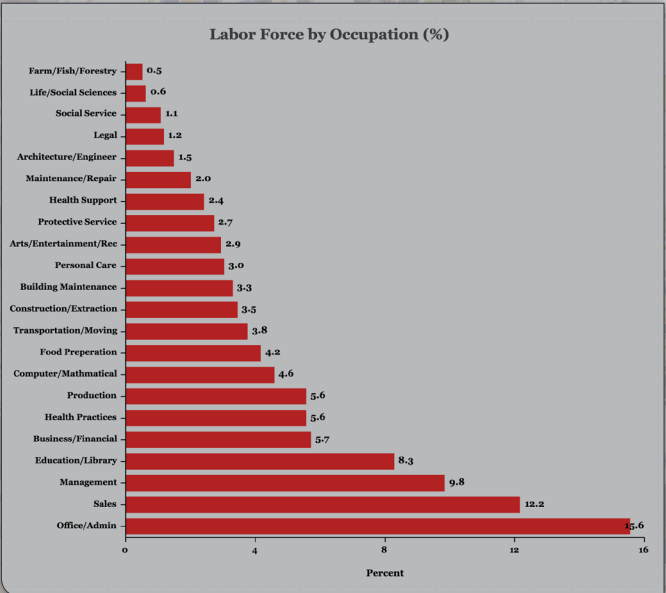
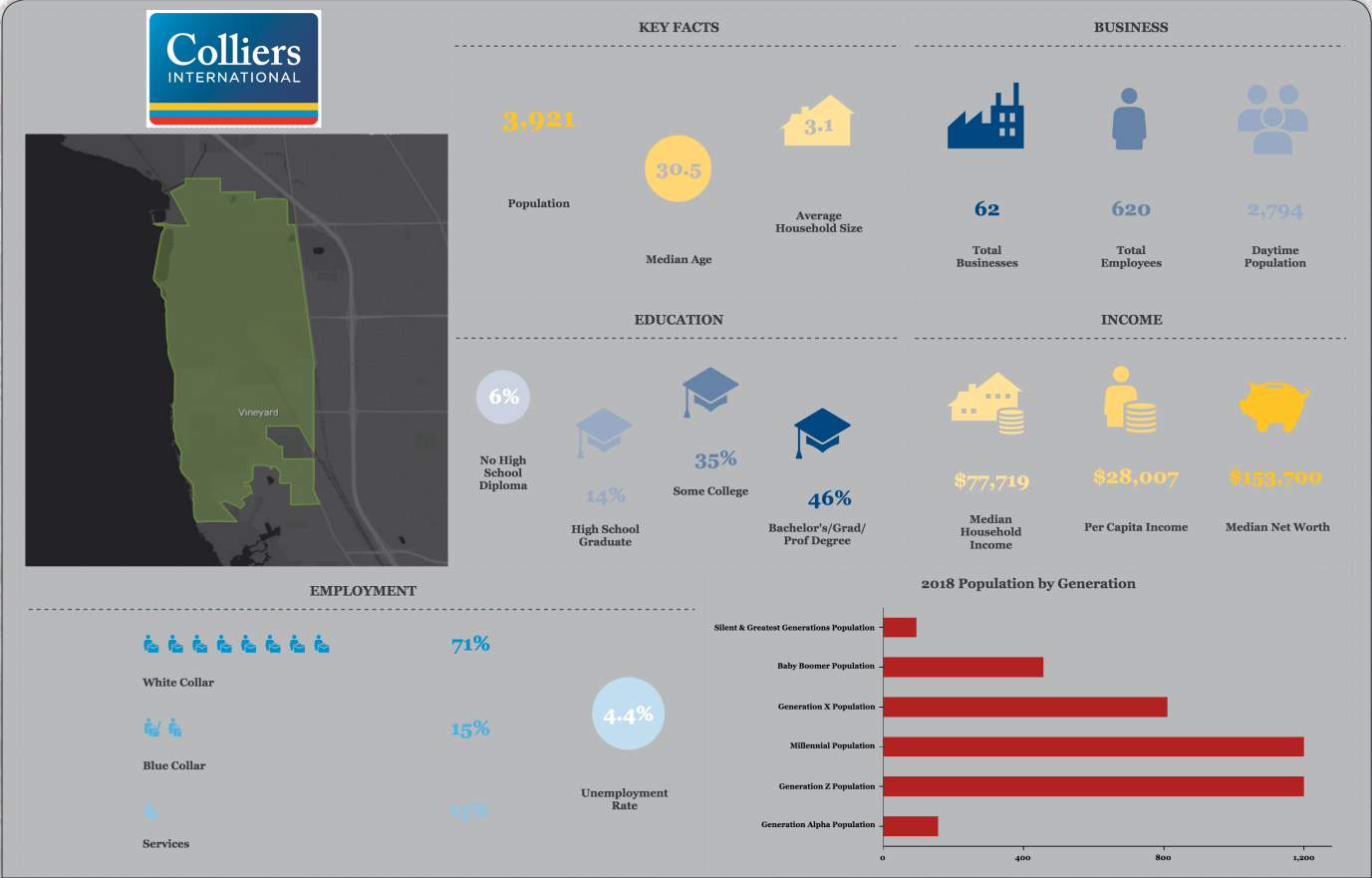
TRANSPORTATION

“Vineyard FrontRunner Station is going to breathe life into UVU’s Master Campus, and Vineyard’s Town Center,” Fullmer said. “The first designs have just been sent out for review by the stakeholders and City Council. It will include multi-modal transit connectivity for pedestrians, bikers, cars, buses, shuttles, autonomous vehicles, and more to use the FrontRunner and eventually light rail.”

~ Julie Fullmer, Vineyard’s mayor







# MASTER PLAN & DEMOGRAPHICS

Future Development Sites & Existing Retail

