

Nephi Retail

Approx. 1500 South Main Street
Nephi, UT 84648



RETAIL | FOR LEASE

PROPERTY INFORMATION

- > \$39.00 - \$48.00 PSF NNN
- > 1,305 - 5,260 SF Available (2 buildings)
- > (4) Drive-thrus
- > Direct access off of I-15 (The primary route connecting Salt Lake City and Las Vegas)
- > Traffic count on I-15: 37,000 cars per day

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	10 MILE
2025 EST	8,224	8,376	11,483
2030 PROJ	9,166	9,339	12,562
HOUSEHOLDS			
2025 EST	2,521	2,565	3,480
2030 PROJ	2,838	2,890	3,852
INCOME			
2025 AVG	\$98,014	\$98,274	\$100,202
2025 MED	\$89,167	\$89,536	\$87,932

Source: ESRI 2025



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COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

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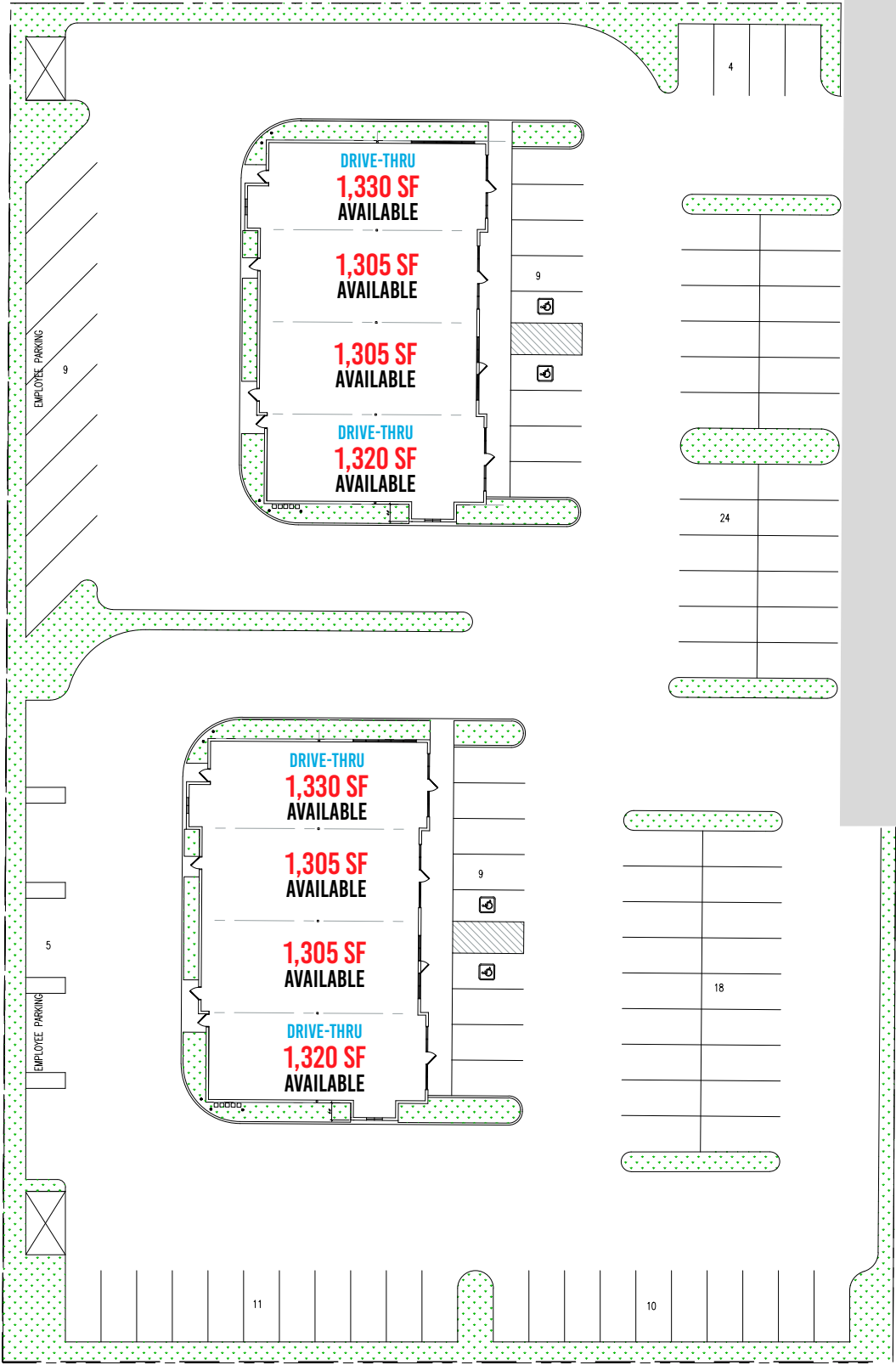
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