



5600 WEST RETAIL CORRIDOR

5600 West is the primary retail corridor in West Valley City, Utah’s second-largest city. This developing area has expanded with new single and multi-family neighborhoods, a 200-acre business park and the largest retail development in the city. National and local retailers large and small will want to take advantage of the synergy created by the large amount of retail square footage in this corridor (1 million square feet/\$400 million projected annual sales). A major redevelopment opportunity could exist on a 27-acre site currently occupied by a retail anchor and various small businesses.

ACCESSIBILITY

Close to a large market area of western Salt Lake County and portions of neighboring Tooele County.

LOCATION

Adjacent to a 200-acre business park with 15,000 projected employees.

TRANSPORTATION

Easy accessibility to major freeways, an international airport and other points of the Salt Lake Valley. Five minutes to I-15 north-south freeway, I-80 east-west freeway or I-215 belt route. Near the proposed Mountain View Corridor.

RETAIL DESTINATION

One million square feet of existing retail, creating a destination for other retail establishments.

MARKET

\$400 million projected annual sales.

AIRPORT

Ten minutes to Salt Lake International Airport or downtown Salt Lake City.

SKI AREAS

Close proximity to ski areas and Park City.

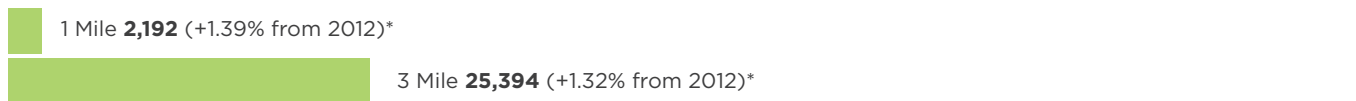
A COMMUNITY GROWING IN VARIOUS NUMBERS

The population and number of households surrounding 5600 West will grow at nearly double the national rate between 2012-2017.*

2017 POPULATION

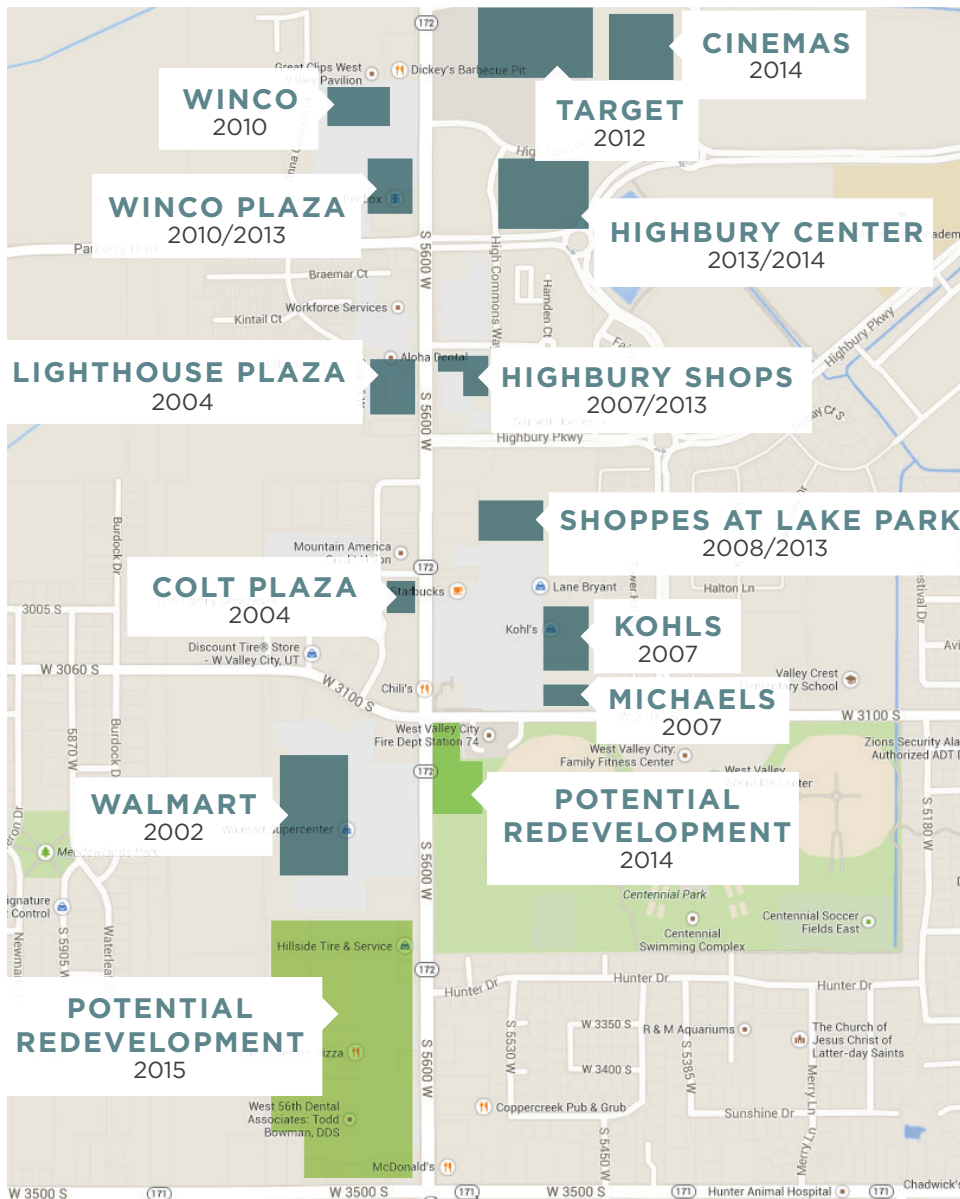


2017 HOUSEHOLDS



In the greater market area, Salt Lake County has grown 3.3% and Tooele County has grown 2.8% since 2010, with some western Salt Lake County cities growing 5-10% or more (Source: U.S. Census Bureau).

*Nearly double the projected national annual rate of growth of 0.68% from 2012-2017. (Source: ESRI Business Analyst).

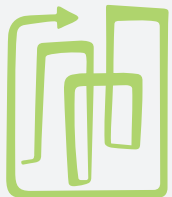


RECENT DEVELOPMENTS

Buffalo Wild Wings
 Cinemark Theaters
 Hilton brand hotel
 Kneaders
 Marshalls
 Ross Dress for Less
 Target
 Zupas
 Winco Foods

NEARBY EMPLOYERS

Discover Card
 Verizon Wireless
 Intermountain Health Care
 Sutter Physician Services
 Spillman Technologies



WEST
 VALLEY
in motion

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