



THE FORGE

A T G E N E V A

SWC 800 NORTH GENEVA ROAD | VINEYARD, UTAH 84058
A 45-ACRE WALKABLE MIXED-USE DEVELOPMENT

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DAKOTA PACIFIC
 Real Estate

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AT GENEVA

Property Information

- Mixed Use Development - Retail, Office, Hospitality and Multi-Family
- Strong Daytime and Residential counts
- Immediate access to I-15 and Vineyard Connector
- Walking distance to the Front Runner Vineyard stop
- Shared on-site structure and street parking available

Nearby Tenants:



UVU
5 minutes
Enrollment: 44,653 (2023)

BYU
12 minutes
Enrollment: 34,390 (2022)

Provo Airport
8 minutes

SLC International Airport
38 minutes

Sundance Mountain Resort
20 minutes



Demographics	1 Mile	3 Mile	5 Mile	10 Minute
Population				
2025	12,410	90,655	191,404	135,861
2030 Projected	13,286	97,370	202,779	144,445
2025 Median Age	24.7	27.8	27.3	28.1
Income				
2025 Median HHI	\$87,077	\$87,051	\$87,102	\$82,939
2025 Average HHI	\$121,861	\$114,238	\$116,228	\$109,106
Business				
2025 Daytime Pop. - Workers	6,800	45,806	124,062	79,524
2025 Daytime Pop. - Residents	5,666	46,012	99,014	69,775