



Colliers



Office For Lease

Asking Price:

\$31.50

PSF, Full Service

**Contact:**

**Vic Galanis, SIOR**

Executive Vice President  
+1 801 441 5923  
vic.galanis@colliers.com

**Travis Yates**

Vice President  
+1 801 947 8336  
travis.yates@colliers.com

**Alisha Knapp**

Associate  
+1 503 881 7302  
alisha.knapp@colliers.com

---

**Colliers**

6440 S. Millrock Dr., Suite 500  
Salt Lake City, UT 84121  
Main: +1 801 947 8300  
colliers.com

## Regence Building

2890 E Cottonwood Parkway  
Cottonwood Heights, UT 84121

### Property Highlights

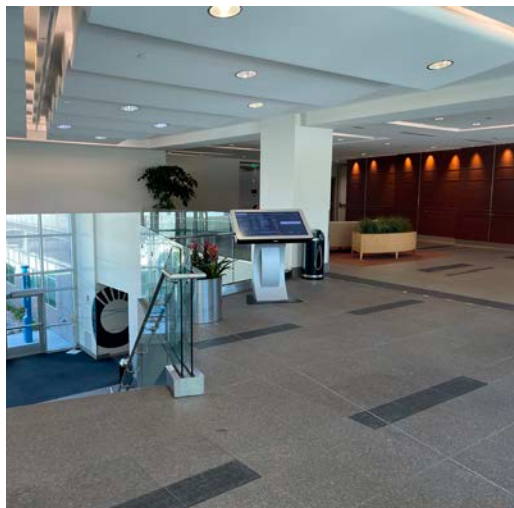
- Up to 84,358 RSF, can demise to 2,500 SF
- 4.1:1,000 SF parking ratio with covered parking structure, electric charging stations and bicycle parking
- Class A office building located at the base of the Wasatch Mountains
- Centralized location to workforce with immediate access to I-215
- Close proximity to Old Mill Golf Course, 6 world class ski resorts, countless paved and mountain trails for walking/running/hiking/cycling, premier restaurants & hotels, and numerous other retailers/support services
- Beautiful panoramic mountain views
- 2-story atrium lobby with abundant natural light
- Crown signage potential
- Redundant power and a backup generator

Accelerating success.

# AMENITIES

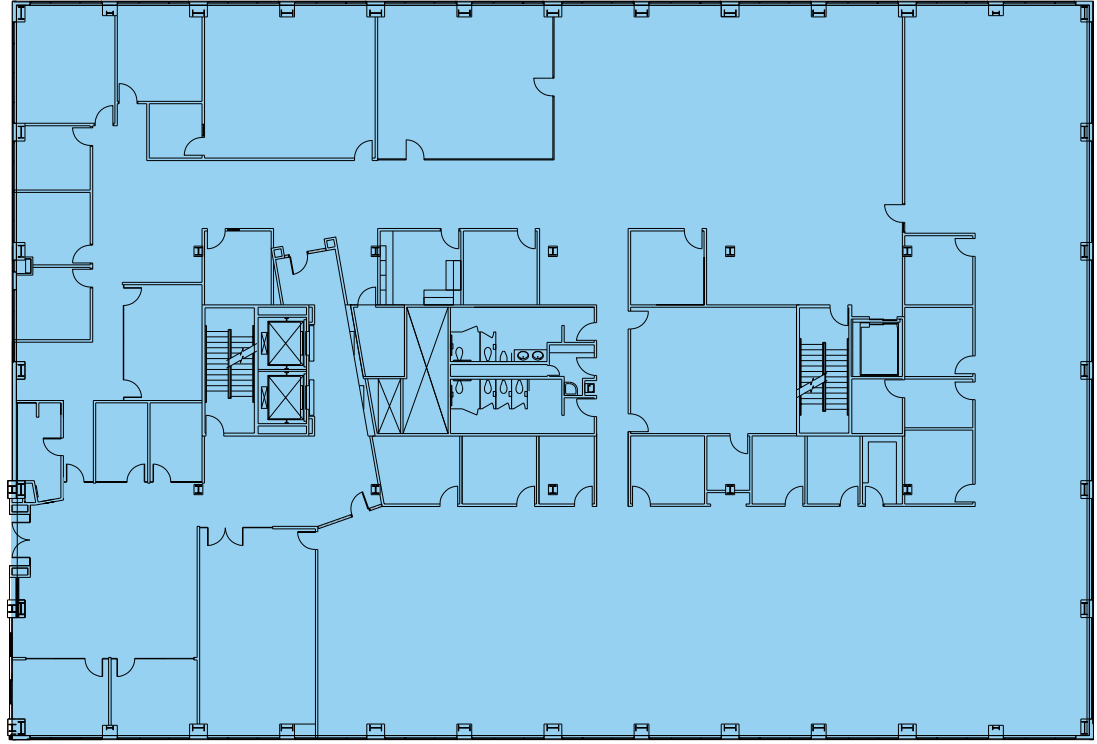
- Fitness center with showers and lockers
- 105 seat conference/training center with direct access to outdoor patio area with seating and grill
- Property management
- Childcare services
- Micro-market / food service
- Catering services

Fiber Connectivity

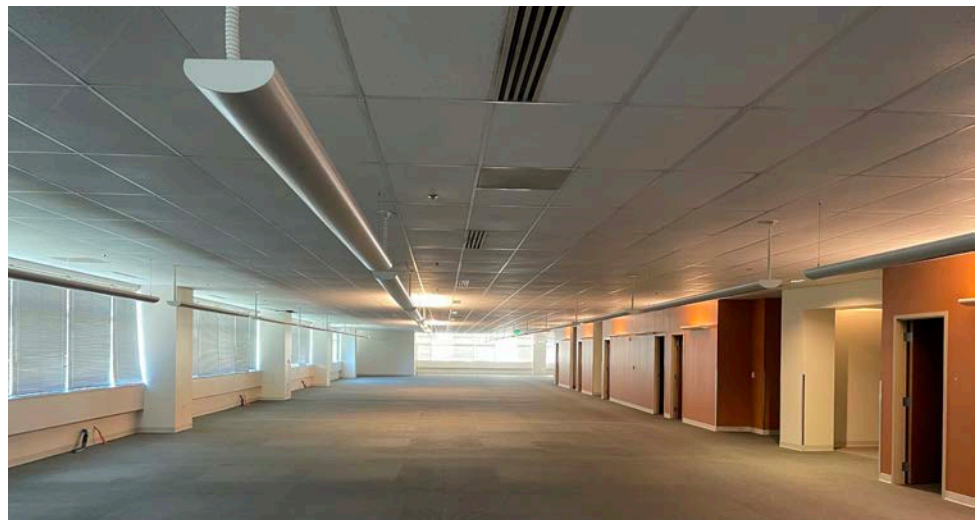


# EAST BUILDING

Total East Building Available - 23,100 RSF



2nd floor - 23,100 RSF





Suite 250



Suite 250



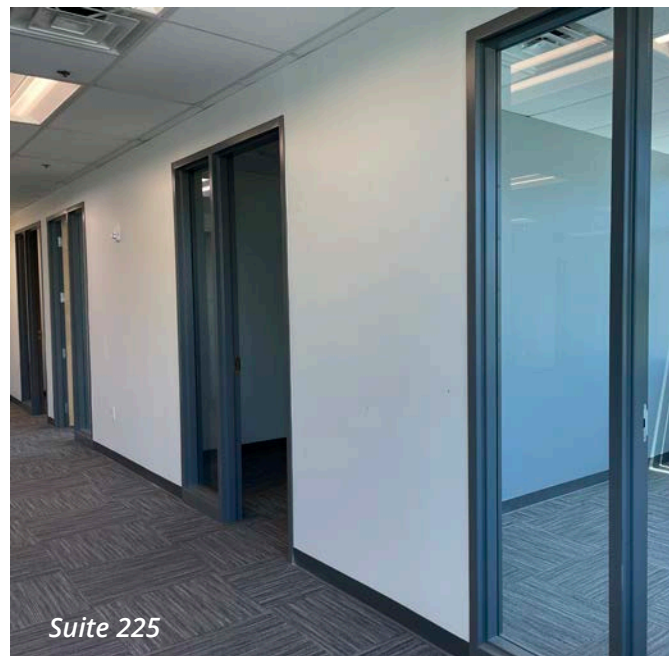
Suite 250



Suite 250



Suite 225

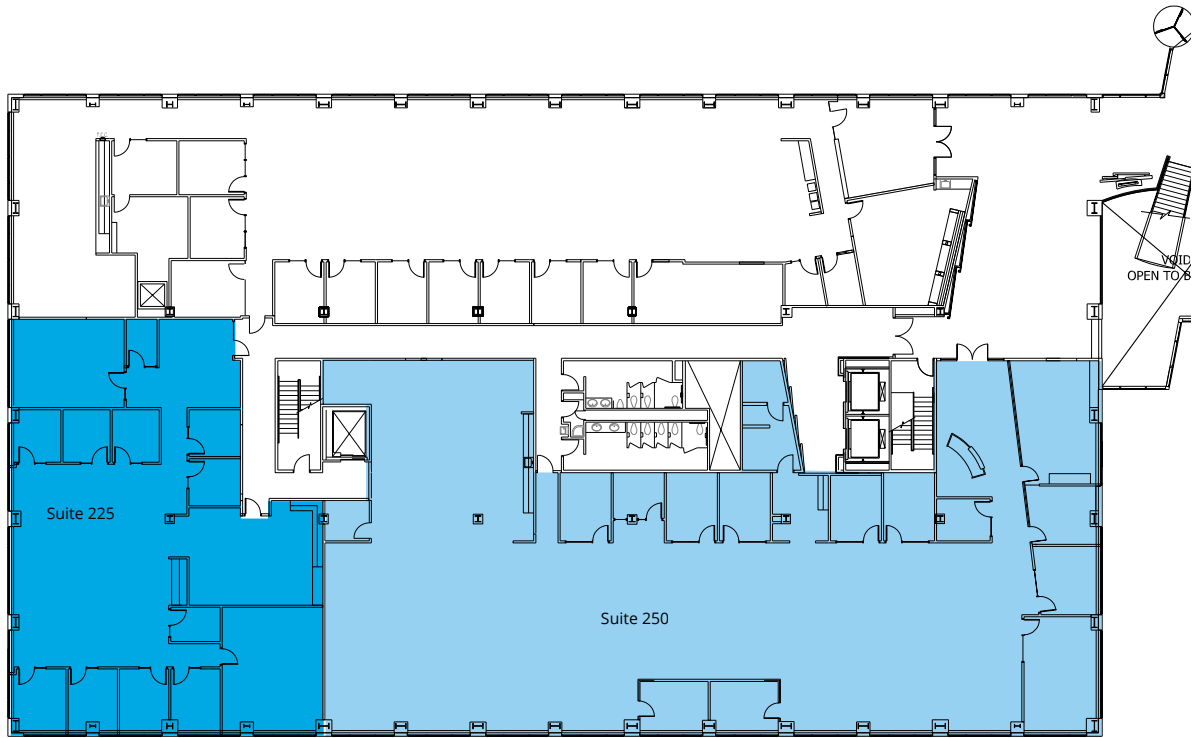


Suite 225

# WEST BUILDING

## 2ND FLOOR

Total West Building Available - 61,258 RSF



Suite 225 - 5,188 RSF



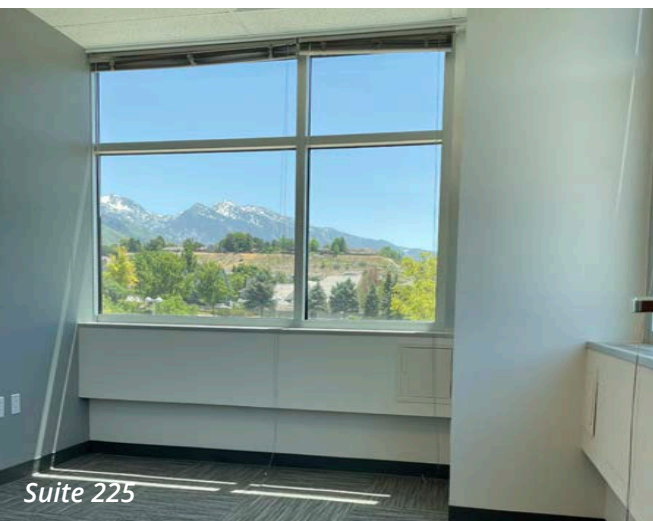
Suite 250 - 11,391 RSF



Suite 225



Suite 250



Suite 225

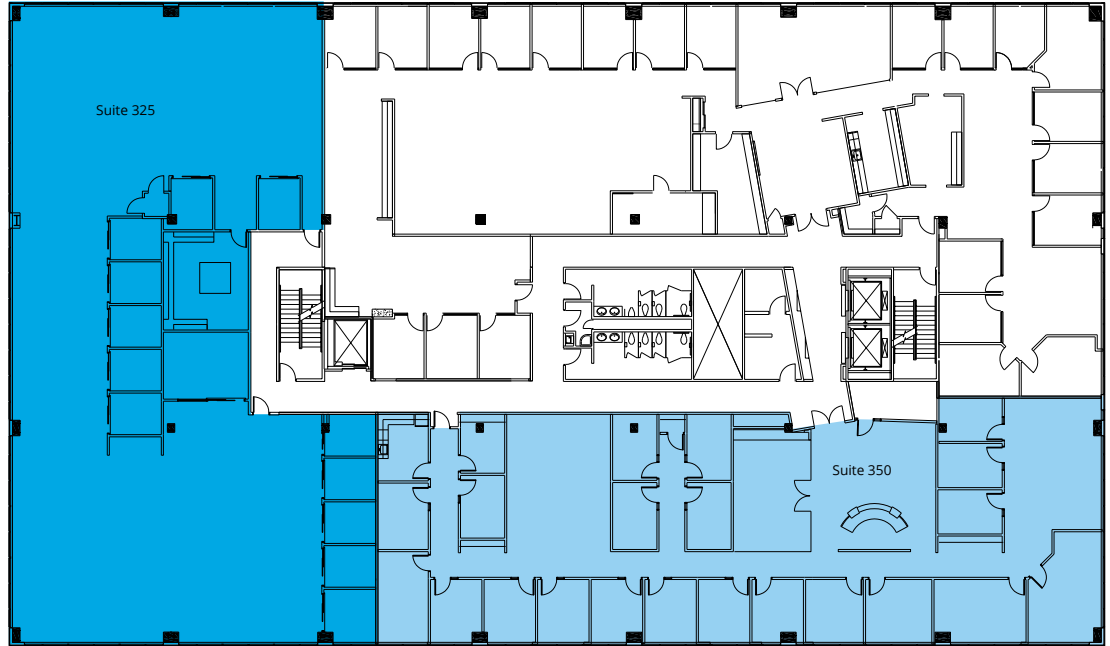


Suite 250

# WEST BUILDING

## 3RD FLOOR

Total West Building Available - 61,258 RSF



Suite 325 - 7,541 RSF



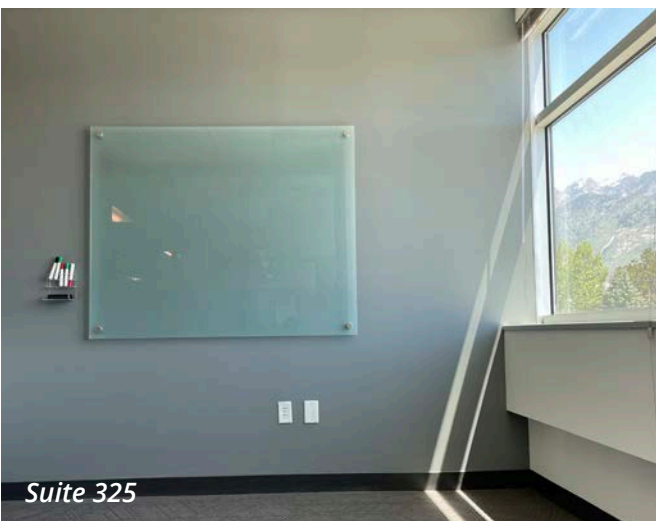
Suite 350 - 9,205 RSF



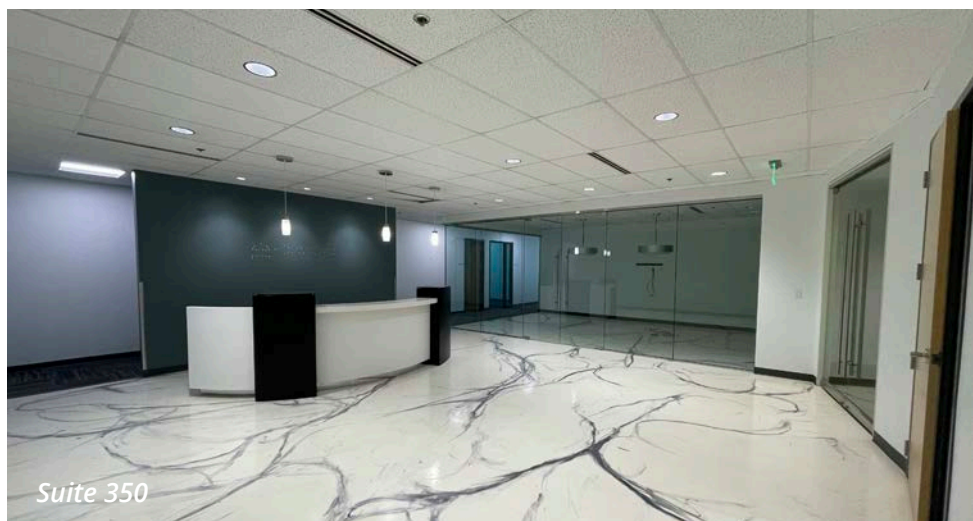
Suite 325



Suite 350



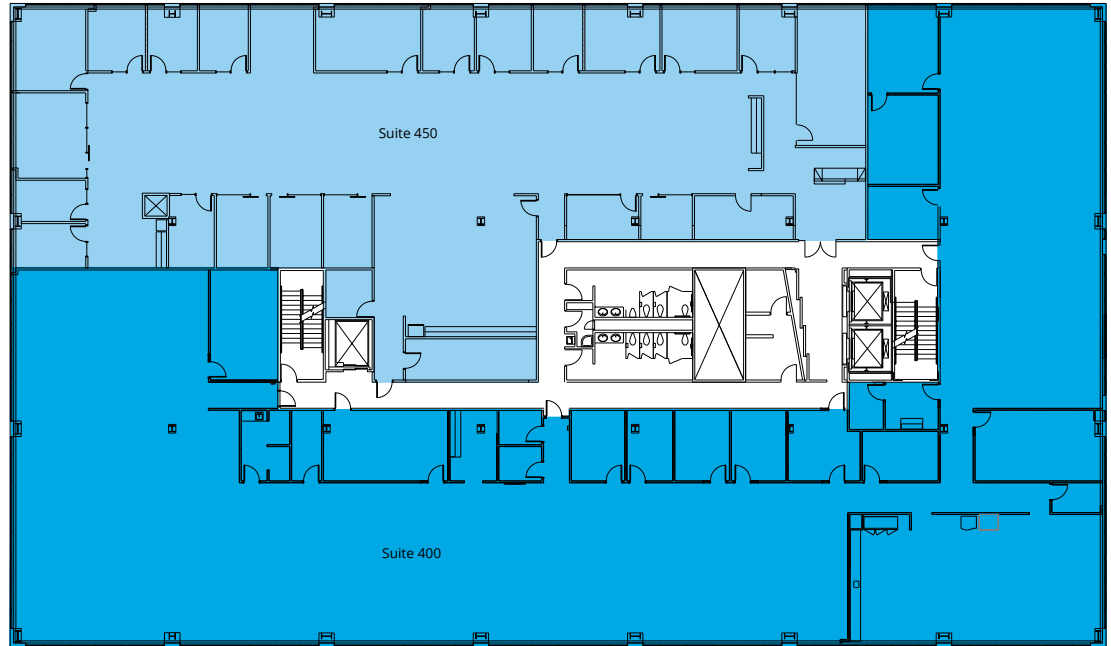
Suite 325



Suite 350

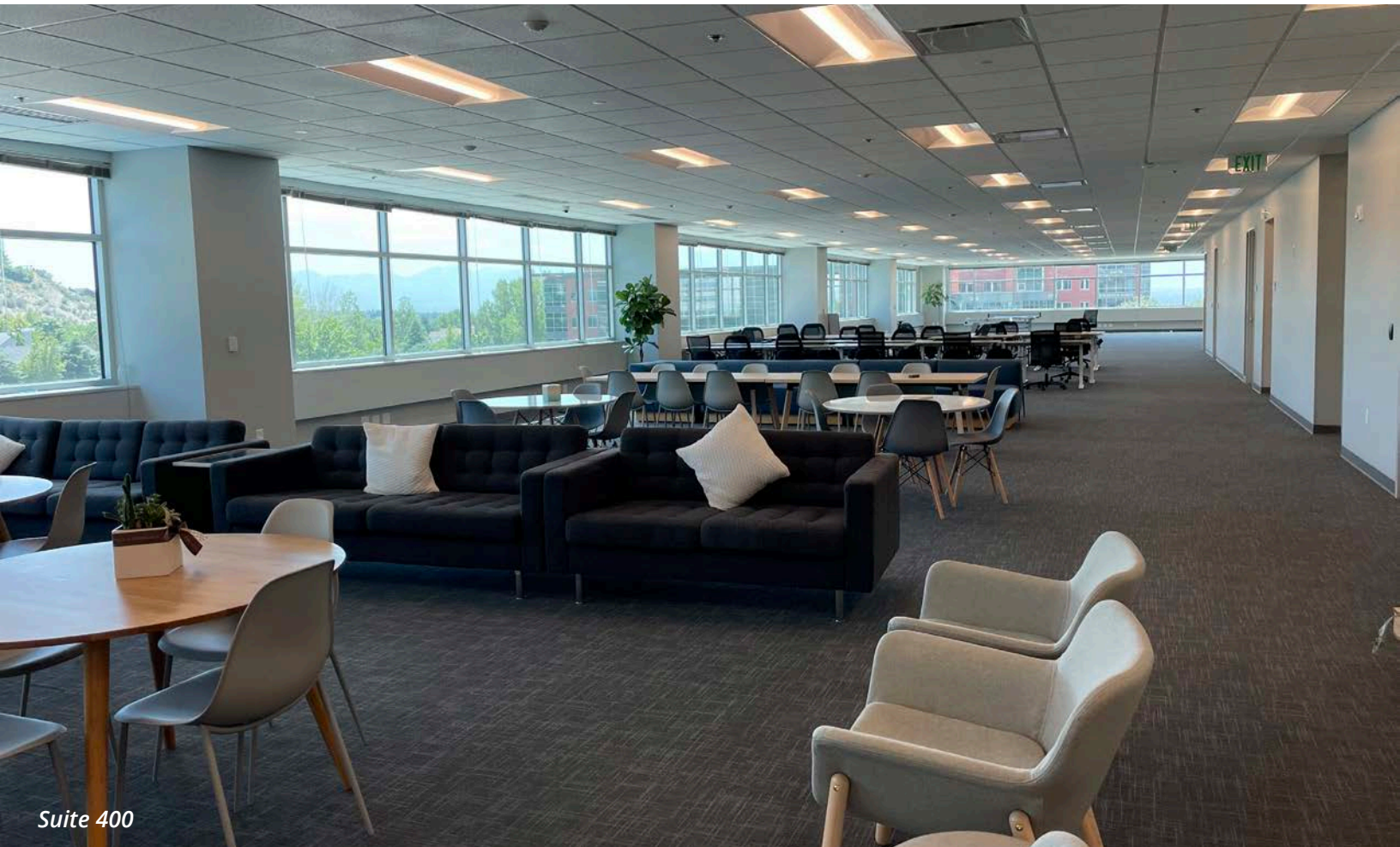
# WEST BUILDING 4TH FLOOR

Total West Building Available - 61,258 RSF



■ Suite 400 - 17,399 RSF

■ Suite 450 - 10,534 RSF



Suite 400



**Colliers**  
 6440 S. Millrock Dr., Suite 500  
 Salt Lake City, UT 84121  
 Main: +1 801 947 8300  
 colliers.com

**Vic Galanis, S10R**  
 Executive Vice President  
 +1 801 441 5923  
 vic.galanis@colliers.com

**Alisha Knapp**  
 Associate  
 +1 503 881 7302  
 alisha.knapp@colliers.com

**Travis Yates**  
 Vice President  
 +1 801 947 8336  
 travis.yates@colliers.com