

# Ideal Corporate Headquarters Available Immediately

savills

FOR LEASE & SALE

2525 Lake Park Boulevard Salt Lake City, UT 84120



## BUILDING PROFILE

125,130 SF

Total SF

Call Broker for Pricing

Rental rate & Sale price

Immediate

Availability

5.45 / 1,000 SF

Parking

## KEY HIGHLIGHTS

- Located in an opportunity zone
- Adjacent to Stonebridge Golf Course
- Walking trails, courtyard, and waterfront views
- Equipped with a back-up generator

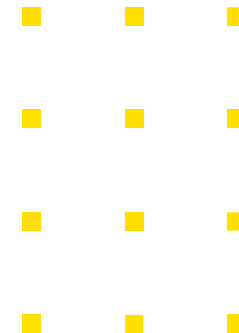


## PROPERTY OVERVIEW

Discover this exceptional 125,130 sq. ft. Class A office building nestled within a thriving, master-planned community. Surrounded by lush greenery and a wealth of amenities, it offers a unique escape from the urban bustle.

This prime location boasts a vibrant mix of residential, retail, dining, hotel, and entertainment options, creating an ideal environment to attract and retain top talent.

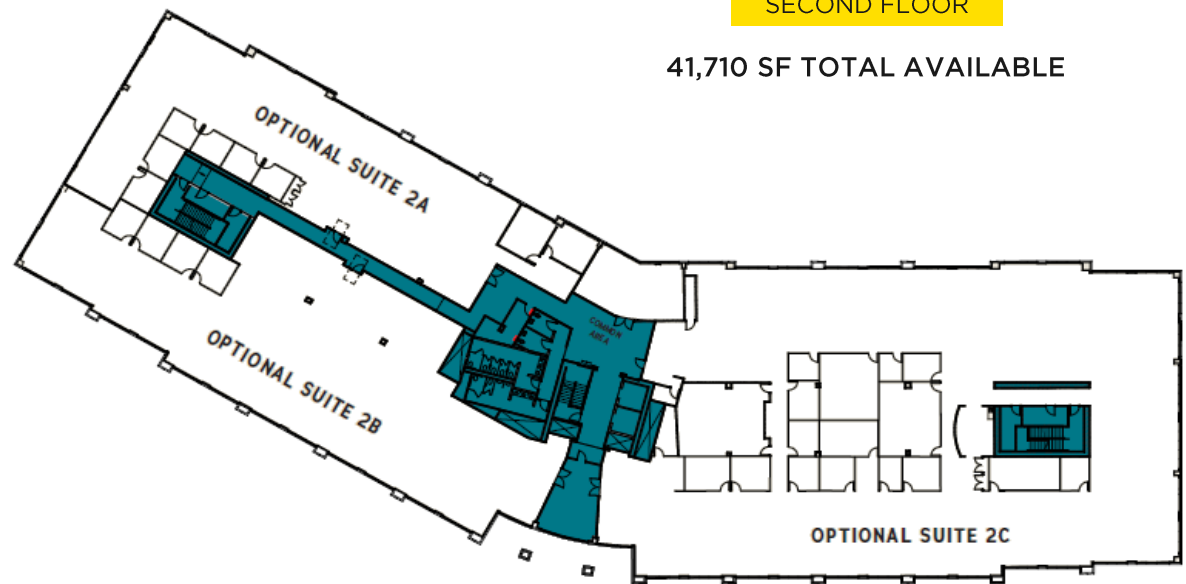
Equipped with cutting-edge infrastructure, including an in-house data center, back-up generator, 12-inch raised floors, and a UPS system, this property presents a rare opportunity for tech, financial services, insurance, and healthcare companies seeking a sophisticated and reliable workspace.





## FIRST FLOOR

41,710 SF TOTAL AVAILABLE



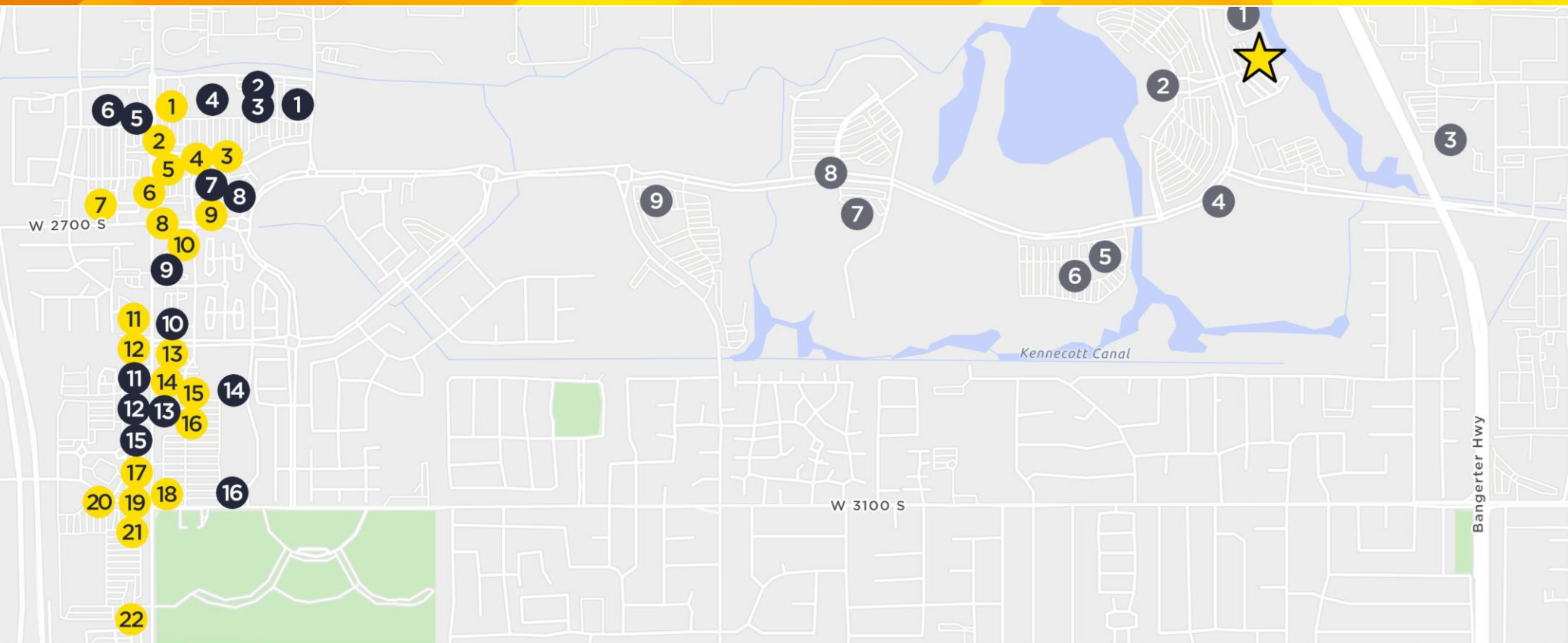
## SECOND FLOOR

41,710 SF TOTAL AVAILABLE



THIRD FLOOR

41,710 SF TOTAL AVAILABLE



## Retail

- |                     |                         |
|---------------------|-------------------------|
| 1 Cinemark          | 9 Cyprus CU             |
| 2 Maurice           | 10 T-Mobile             |
| 3 Marshalls         | 11 Verizon              |
| 4 Target            | 12 Mountain American CU |
| 5 Great Clips       | 13 Ross                 |
| 6 Winco Foods       | 14 Burlington           |
| 7 Hampton Inn       | 15 Discount Tire        |
| 8 Town Place Suites | 16 Petsmart             |

## Food & Drink

- |                    |                       |
|--------------------|-----------------------|
| 1 Black Bear Diner | 12 Five Guys          |
| 2 Cafe Rio         | 13 Wing Stop          |
| 3 Freddy's         | 14 Buffalo Wild Wings |
| 4 Kneaders         | 15 Pizza Rev          |
| 5 Firehouse Subs   | 16 Del Taco           |
| 6 Dunkin' Donuts   | 17 Panda Express      |
| 7 Popeyes          | 18 Chilis             |
| 8 Potbelly         | 19 Beans & brew       |
| 9 Zaxby's          | 20 ElPollo Loco       |
| 10 MoBettah        | 21 IHOP               |

## Major Tenants

- |   |
|---|
| 1 Utah Housing Corp                     |
| 2 Discover Financial Services           |
| 3 Usana                                 |
| 4 SOLEIL Tech Park (Under Construction) |
| 5 Carbonite                             |
| 6 Sutter Shared Services                |
| 7 Motorola                              |
| 8 Intermountain Healthcare              |
| 9 Fiserv                                |

 **2525 Lake Park Blvd**



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