

NOW LEASING



The
LUMBER
Building

205 NORTH 400 WEST
SALT LAKE CITY, UT



**CUSHMAN &
WAKEFIELD**



VanTrust®

PROPERTY HIGHLIGHTS

2 Blocks

from the Gateway Center. Shopping, dining, entertainment, hospitality.

Freeway Access

less than 1 mile from 600 North, I-15 freeway interchange.

Light Rail Access

½ block from the North Temple TRAX station.

Rare historic building with original elements

Built in 1909, this creative office space features 11' exposed wood ceilings, exposed brick & stone walls, structural reinforced flooring, heavy timber post & beam construction.

27,100 RSF

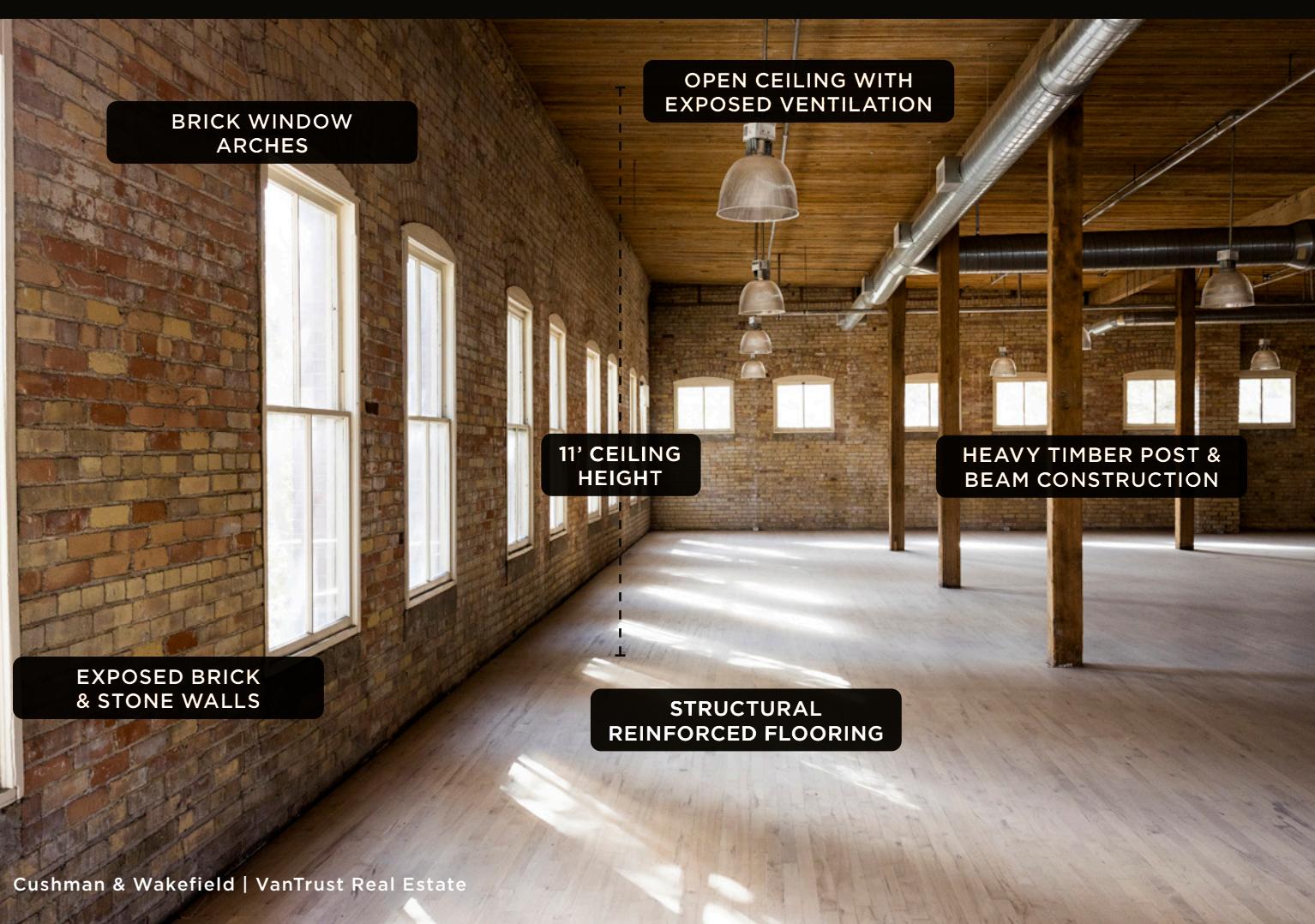
across 4-floors, garden level will three above grade floors.

Amenities

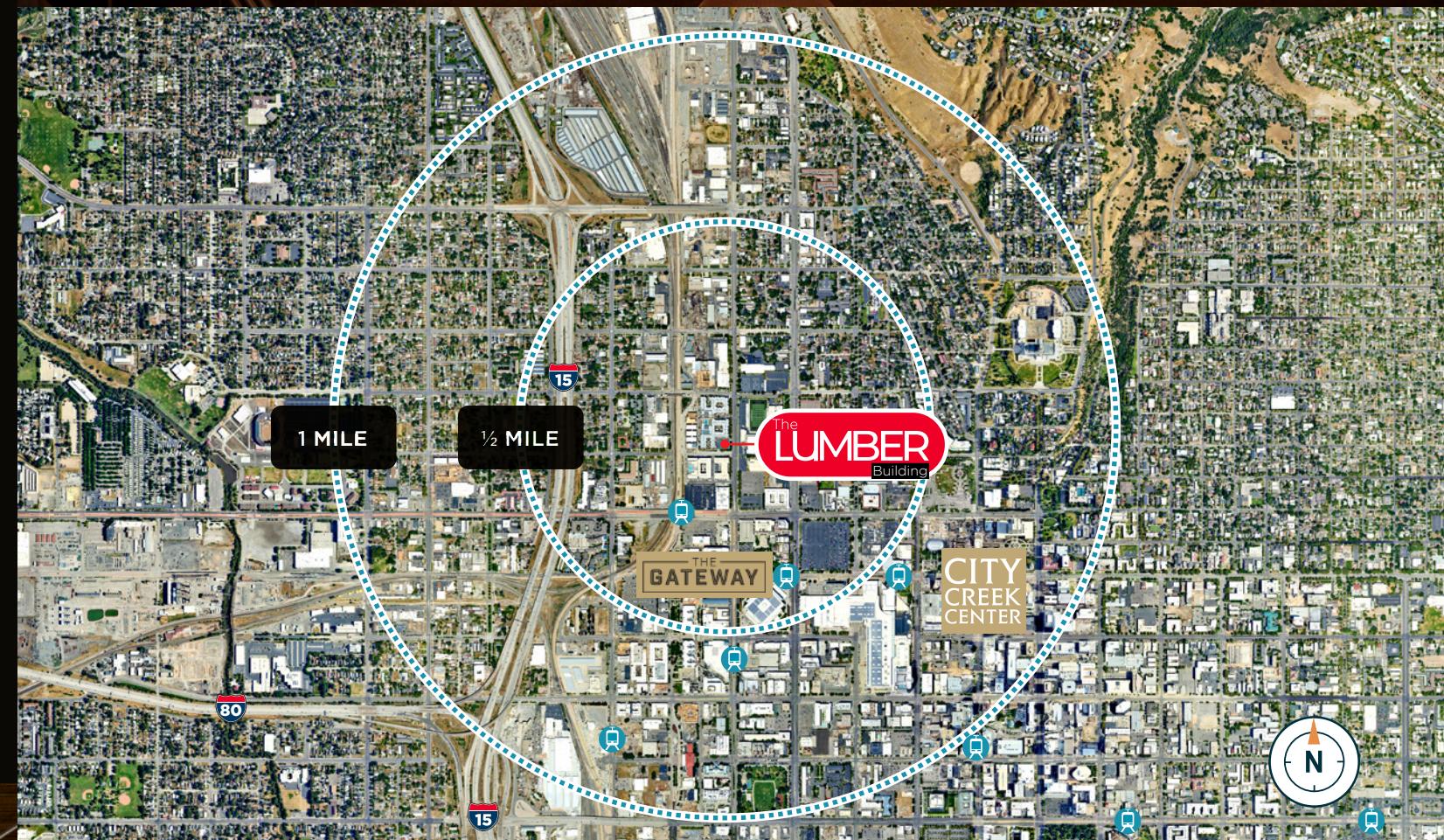
DAS, Electrical 408V, Fitness Center, High-Speed Fiber Internet, upgraded HVAC Systems.

2:1,000

parking ratio plus ability to obtain additional parking in lots adjacent to the building.



SALT LAKE LUMBER LOCATION



DINING	AMENITIES	RETAIL
<p>1/2 MILE</p> <ul style="list-style-type: none"> Bout Time Pub & Grub Bruges Waffles & Frites Caputo's Market & Deli Carlucci's Bakery City Café Chile-Tepin Costa Vida Cucina Toscano Crown Burger Dave & Busters Finca Fleming's Prime Steakhouse La Barba Coffee Laan Na Thai MidiCi Panda Express Pallet Bistro Pallet Bistro Tacos Hidalgo The Rose Establishment Tucanos Brazilian Grill <p>1 MILE</p> <ul style="list-style-type: none"> Bambara Benihana Blue Iguana Bocata Brio Tuscan Grille BTG Wine Bar Buca di Beppo Caffe Molise Cheesecake Factory Chunga's Copper Canyon Grill Cucina Toscana Jimmy John's Lake Effect McDonald's Melting Pot P.F. Chang's Poplar Street Pub R&R BBQ Red Iguana Red Rock Brewing Co Ruth's Chris Steakhouse Settebello Pizzeria Simply Sushi Squatters Pub Starbucks The Cheesecake Factory The Red Iguana Takashi Valter's Osteria Zest Kitchen & Bar <p>1/2 MILE</p> <ul style="list-style-type: none"> Children's Museum Clark Planetarium Delta Center Discovery Gateway In the Venue Kiln Megaplex Theatres Metro Fitness Mystery Escape Room Olympic Legacy Plaza Rio Grande Depot Museum Sanctuary Day Spa The Complex The Depot The Sun Trapp Urban Arts Gallery Wasatch Theatre Wiseguys Comedy Club <p>1 MILE</p> <ul style="list-style-type: none"> 801 Event Center Abravanel Hall Avant Groove Jazz Club Caputo's Market & Deli Dollar Tree Firestone Homewood Suites by Hilton Lee's Market Place Delta Center Eccles Theater Gallivan Center Getout Games Marmalade Public Library Rose Wagner Performing Arts Center Salt Palace Convention Center Sky SLC Temple Square Utah Museum of Contemporary Art Utah Opera 	<p>1/2 MILE</p> <ul style="list-style-type: none"> Bambara Benihana Blue Iguana Bocata Brio Tuscan Grille BTG Wine Bar Buca di Beppo Caffe Molise Cheesecake Factory Chunga's Copper Canyon Grill Cucina Toscana Jimmy John's Lake Effect McDonald's Melting Pot P.F. Chang's Poplar Street Pub R&R BBQ Red Iguana Red Rock Brewing Co Ruth's Chris Steakhouse Settebello Pizzeria Simply Sushi Squatters Pub Starbucks The Cheesecake Factory The Red Iguana Takashi Valter's Osteria Zest Kitchen & Bar <p>1 MILE</p> <ul style="list-style-type: none"> Children's Museum Clark Planetarium Delta Center Discovery Gateway In the Venue Kiln Megaplex Theatres Metro Fitness Mystery Escape Room Olympic Legacy Plaza Rio Grande Depot Museum Sanctuary Day Spa The Complex The Depot The Sun Trapp Urban Arts Gallery Wasatch Theatre Wiseguys Comedy Club <p>1/2 MILE</p> <ul style="list-style-type: none"> 801 Event Center Abravanel Hall Avant Groove Jazz Club Caputo's Market & Deli Dollar Tree Firestone Homewood Suites by Hilton Lee's Market Place Delta Center Eccles Theater Gallivan Center Getout Games Marmalade Public Library Rose Wagner Performing Arts Center Salt Palace Convention Center Sky SLC Temple Square Utah Museum of Contemporary Art Utah Opera 	<p>1/2 MILE</p> <ul style="list-style-type: none"> Atelier Barbiere Barber Shop Bingham Clery Caputo's Market & Deli Dollar Tree Firestone Homewood Suites by Hilton Lee's Market Place Delta Center Eccles Theater Gallivan Center Getout Games Marmalade Public Library Rose Wagner Performing Arts Center Salt Palace Convention Center Sky SLC Temple Square Utah Museum of Contemporary Art Utah Opera <p>1 MILE</p> <ul style="list-style-type: none"> Atelier Big O Tires City Creek Center Crossroads Guitar Shop Dollar Tree Family Dollar FedEx Office Gateway Bridal & Prom Harmon's Grocery Hilton Garden Inn House of Guitars Maverik O'Reilly's Residence Inn by Marriott Rite Aid Rocky Mountain Diamond Co. Roots Flowers Smith's UPS Store Uptown Cheapskate Western Nut Company



WALKING DISTANCE RETAIL

THE GATEWAY

- ATT
- The Red Balloon
- The Nerd Store
- The Store
- Tresor Jewelers
- White Agent Bridal
- WOSB
- Costa Vida
- Dave & Busters
- Flanker
- Flemings
- Hallpass
- La Barba Coffee
- Lupessa
- Mr. Shabu
- Neptune's Palace
- Panda Express
- Pearl
- Pop
- Seabird
- Six Sailor Cider
- Sweet Rolled Tacos
- The Bruce
- The Lounge at Wiseguys
- Tucanos
- Clark Planetarium
- Discovery Gateway
- Dreamscapes
- Hawaii Fluid Art
- Megaplex Theaters
- Mestizo Institute of Culture & Arts
- Mystery Escape Room
- The Depot
- Urban Arts Gallery
- WTC
- Wiseguys

CITY CREEK CENTER

- Albion
- Allen Edmonds
- ALO
- American First CU
- American Eagle Outfitters
- Anthropologie
- Apparel Depot
- Apple
- Arc'teryx
- Athleta
- Banana Republic
- Bennion Jewelers
- BO Beauty Studios
- Bocata
- Bohme
- Banobos
- Boss
- Brio
- Bronxton+
- BYLT
- Cafe Rio
- Chick-Fil-A
- Claire's
- Coach
- Copper Pearl
- Costa Vida
- Cotton: On
- Deseret Book
- Downeast
- Earthbound Trading Co.
- Eclair
- Express
- Fabletics
- Foot Locker
- Form Spa
- Freepeople
- Freebird
- GAP
- Garage
- The Gem Studio
- Geometry
- Gorjana
- Great Steak
- H&M
- Haagen-Dazs
- J.Crew
- J.Dawgs
- Jeeva's Greek Cafe
- Johnny Rockets
- Journeys
- Kendra Scott
- KeyBank
- Kneaders
- Lens Crafters
- Lids
- Louis Vuitton
- Lovisa
- Lululemon
- Lush
- Luxor Fragrances
- Macy's
- Madewell
- McDonalds
- Morgan Jewelers
- Mr. Mac
- Nordstrom
- Osaka Japan
- Pandora
- Psycho Bunny
- RH
- Rocket Fizz
- Roxberry
- SBarro
- Sephora
- Sevenbrothers
- Stance
- State & Liberty
- Subway
- Swarovski
- TMobile
- Taste of Red Iguana
- Tecovas
- The Capital Grill
- The Cheesecake Factory
- The Red Balloon
- Thread
- Tiffany & Co.
- TUMI
- Utah Sports Hall of Fame
- Vans
- Verizon
- Vitality Bowls
- Vuori
- West Elm
- Zimbu
- Zions Bank
- Zumiez

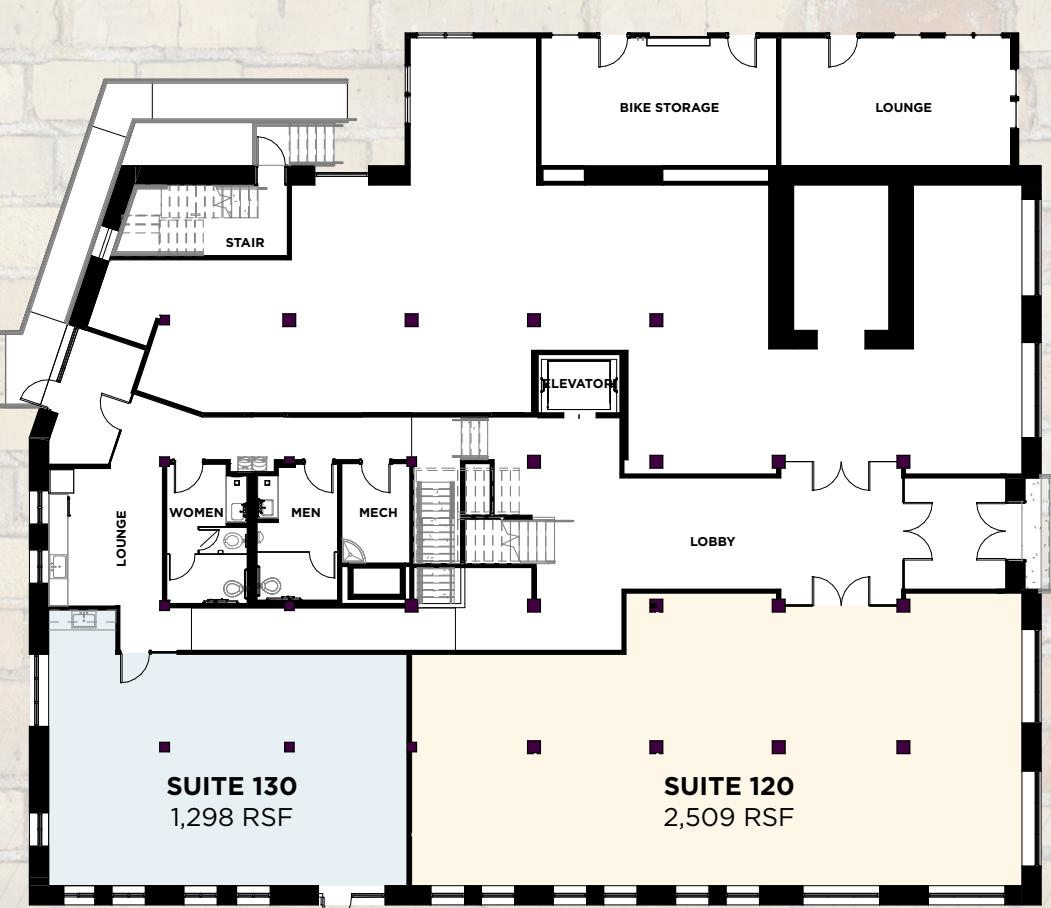
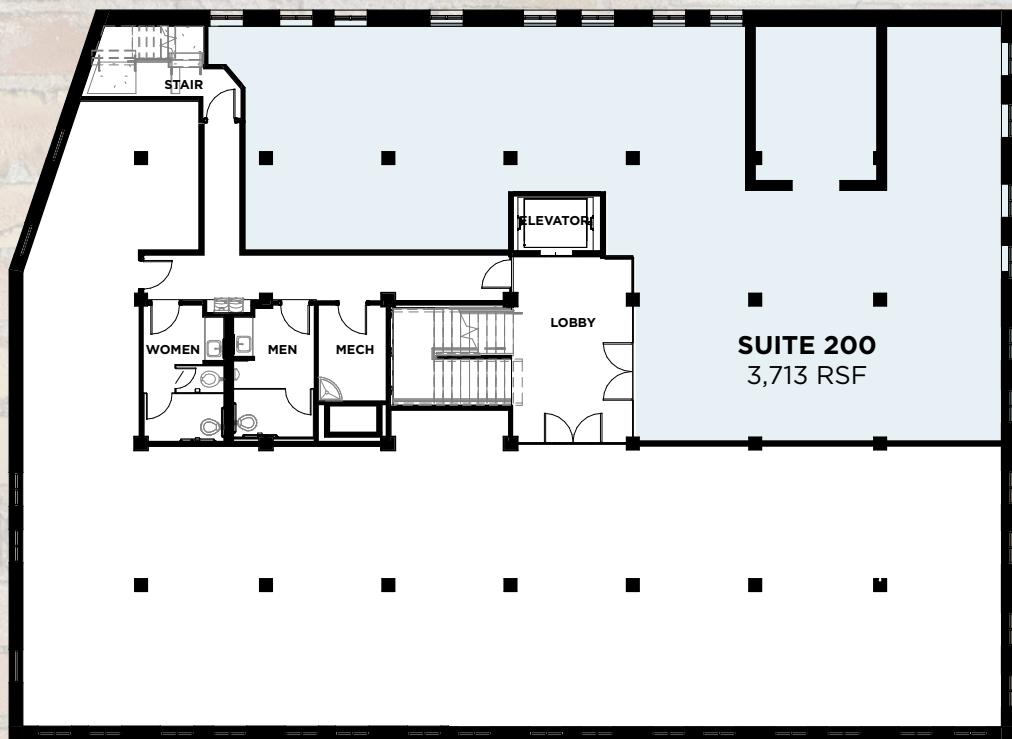
FLOOR PLANS



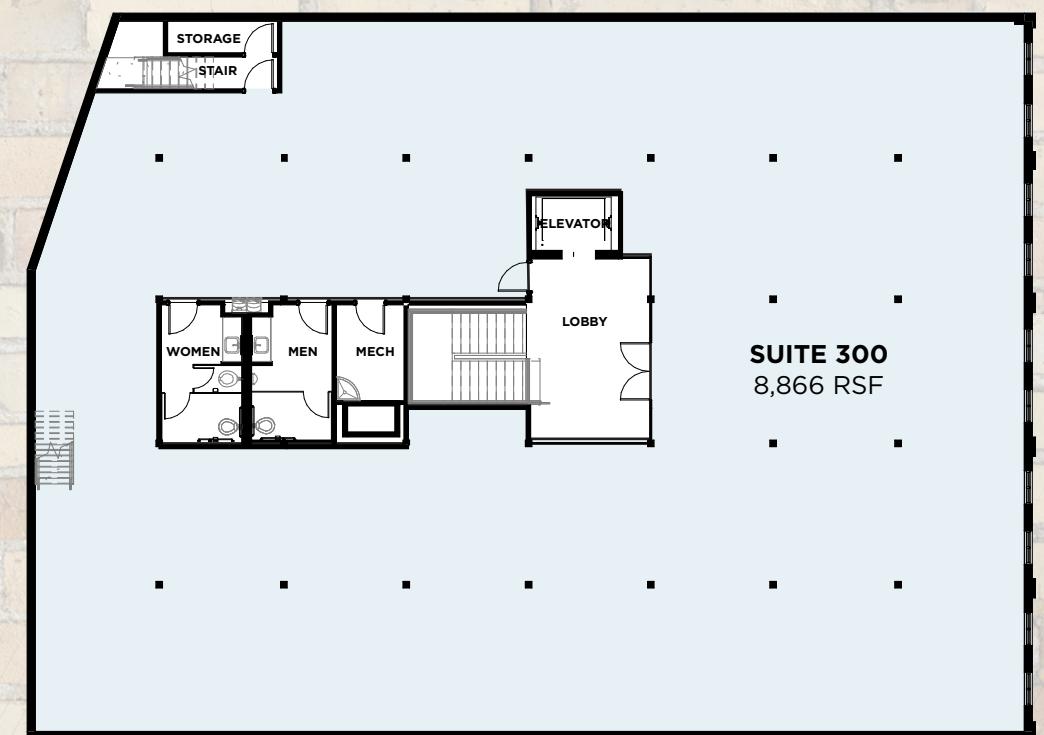
BASEMENT LEVEL



LEVEL TWO



400 WEST ENTRANCE



LEVEL THREE



CONTACT

MIKE RICHMOND

Executive Managing Director

+1 801 303 5434

mike.richmond@cushwake.com

DANA BAIRD, CCIM

Executive Managing Director

+1 801 303 5526

dana.baird@cushwake.com

The LUMBER Building

©2024 Cushman & Wakefield. All rights reserved. The material in this presentation has been prepared solely for information purposes, and is strictly confidential. Any disclosure, use, copying or circulation of this presentation (or the information contained within it) is strictly prohibited, unless you have obtained Cushman & Wakefield's prior written consent. The views expressed in this presentation are the views of the author and do not necessarily reflect the views of Cushman & Wakefield. Neither this presentation nor any part of it shall form the basis of, or be relied upon in connection with any offer, or act as an inducement to enter into any contract or commitment whatsoever. NO REPRESENTATION OR WARRANTY IS GIVEN, EXPRESS OR IMPLIED, AS TO THE ACCURACY OF THE INFORMATION CONTAINED WITHIN THIS PRESENTATION, AND CUSHMAN & WAKEFIELD IS UNDER NO OBLIGATION TO SUBSEQUENTLY CORRECT IT IN THE EVENT OF ERRORS.

G:\SL1\Shared\Apps\Gigas\1 - Projects\Richmond, Mike\1 - Flyers\LumberBuilding



**CUSHMAN &
WAKEFIELD**



VanTrust®