



LEGACY AT LAKE PARK NOW LEASING

WEST VALLEY CITY, UTAH



LEGACY AT LAKE PARK NOW LEASING



BUILDING 1
4225 LAKE PARK BLVD.



BUILDING 2
4255 LAKE PARK BLVD.



and expansive window lines that showcase stunning mountain views. This professionally managed property combines elegance, functionality, and accessibility—ideal for businesses seeking a prestigious and well-connected location.

Legacy at Lake Park is a premier office campus featuring two Class A mid-rise buildings totaling approximately 198,465 square feet. Strategically located in the heart of West Valley City, the property offers unmatched access to major interstates and highways, making it highly convenient for the Salt Lake Valley workforce. Set within a 260-acre master-planned community adjacent to a 27-hole golf course, Legacy at Lake Park boasts dramatic two-story lobbies, high-end finishes,

Property Highlights

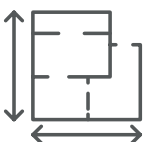
- Two buildings conveniently located just off Bangerter Highway, with close proximity to Salt Lake City International Airport
- Individual suites and full floor opportunities
- 9' ceilings
- Dramatic two-story lobbies
- 4/1,000 parking ratio
- Ample window lines
- Spectacular mountain views
- 1st floor shower/lockers - Building 1
- Area amenities include shopping, dining and entertainment options
- Lease Rates Starting at \$21.00/RSF, FS

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LOCATION
JUST OFF BANGERTER HIGHWAY

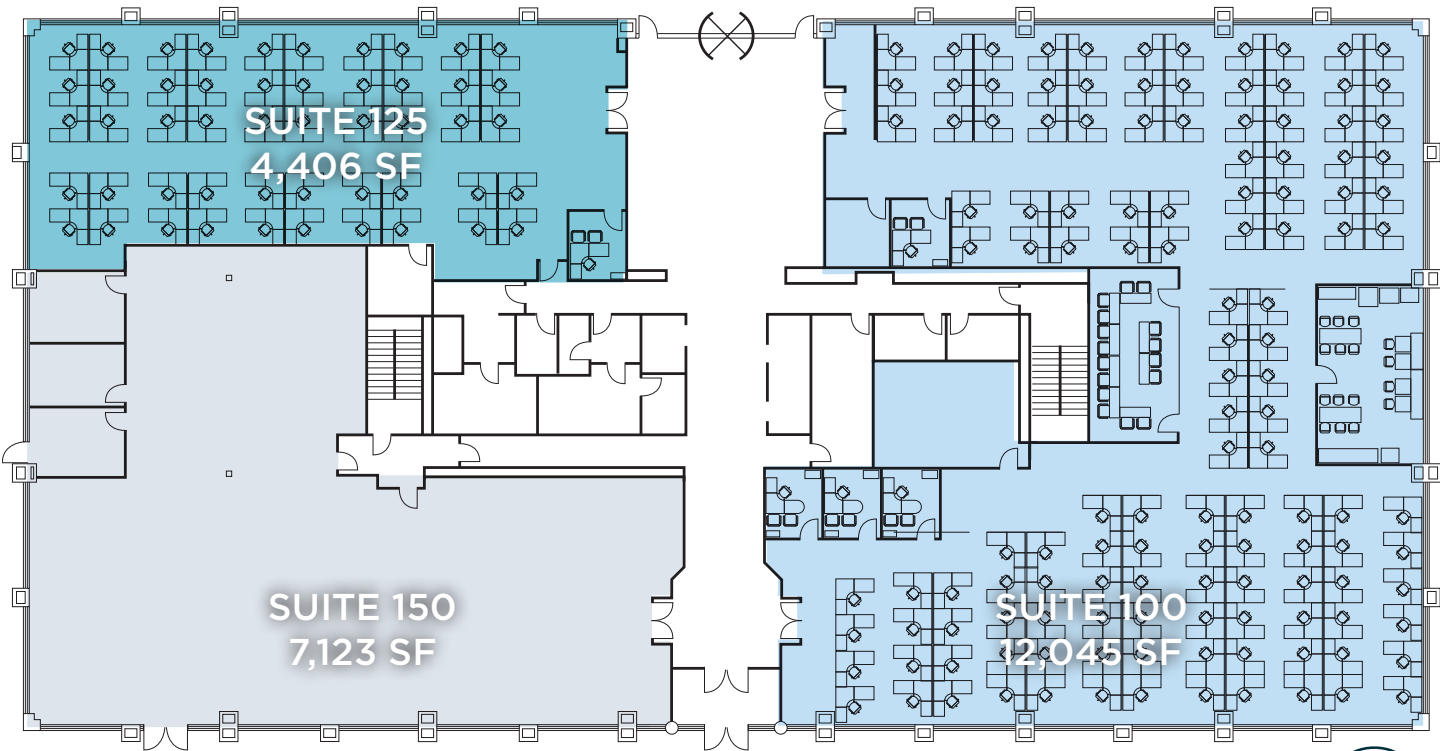


FULL FLOORS
AVAILABLE



9' CEILINGS
AMPLE WINDOW LINES

LEGACY AT LAKE PARK BUILDING 1 • 4225 LAKE PARK BLVD • FLOOR 1



SUITE 100 | 12,045 SF | AVAILABLE IMMEDIATELY
CONFERENCE ROOM, BREAK ROOM, PRIVATE OFFICES, FURNITURE AVAILABLE



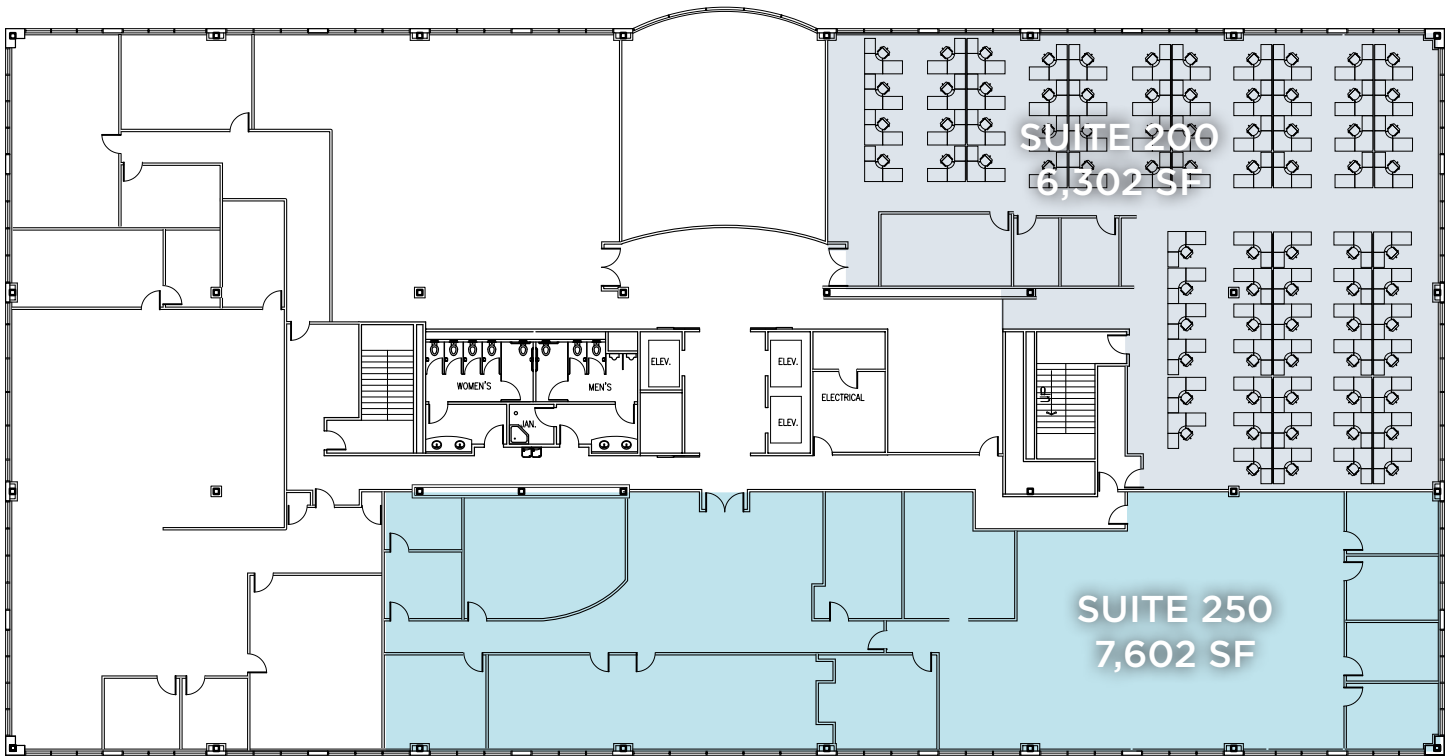
SUITE 125 | 4,406 SF | AVAILABLE IMMEDIATELY
PRIVATE OFFICE, FURNITURE AVAILABLE



SUITE 150 | 7,123 SF | AVAILABLE IMMEDIATELY
SMALL BREAK ROOM, PRIVATE OFFICES

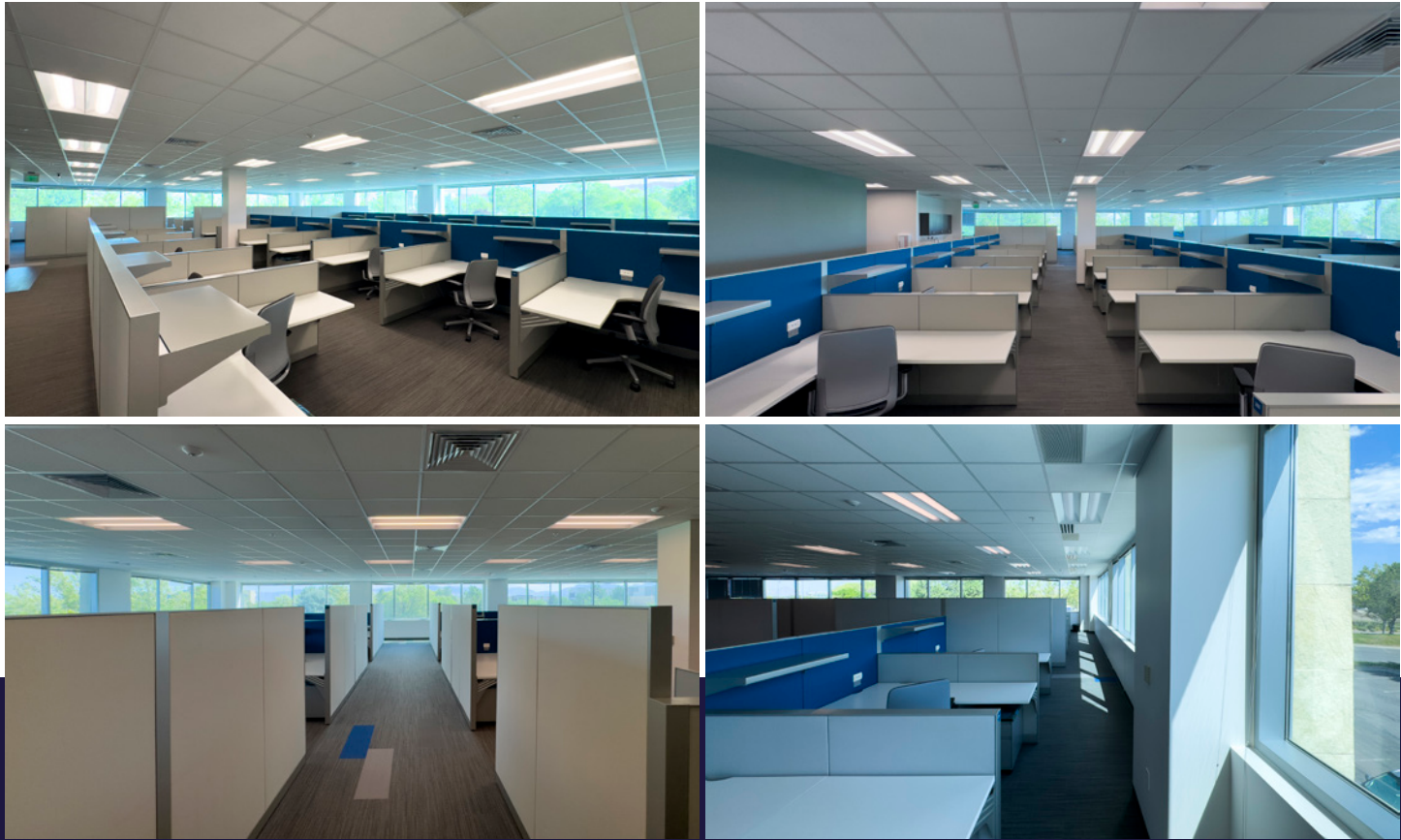


LEGACY AT LAKE PARK BUILDING 1 • 4225 LAKE PARK BLVD • FLOOR 2

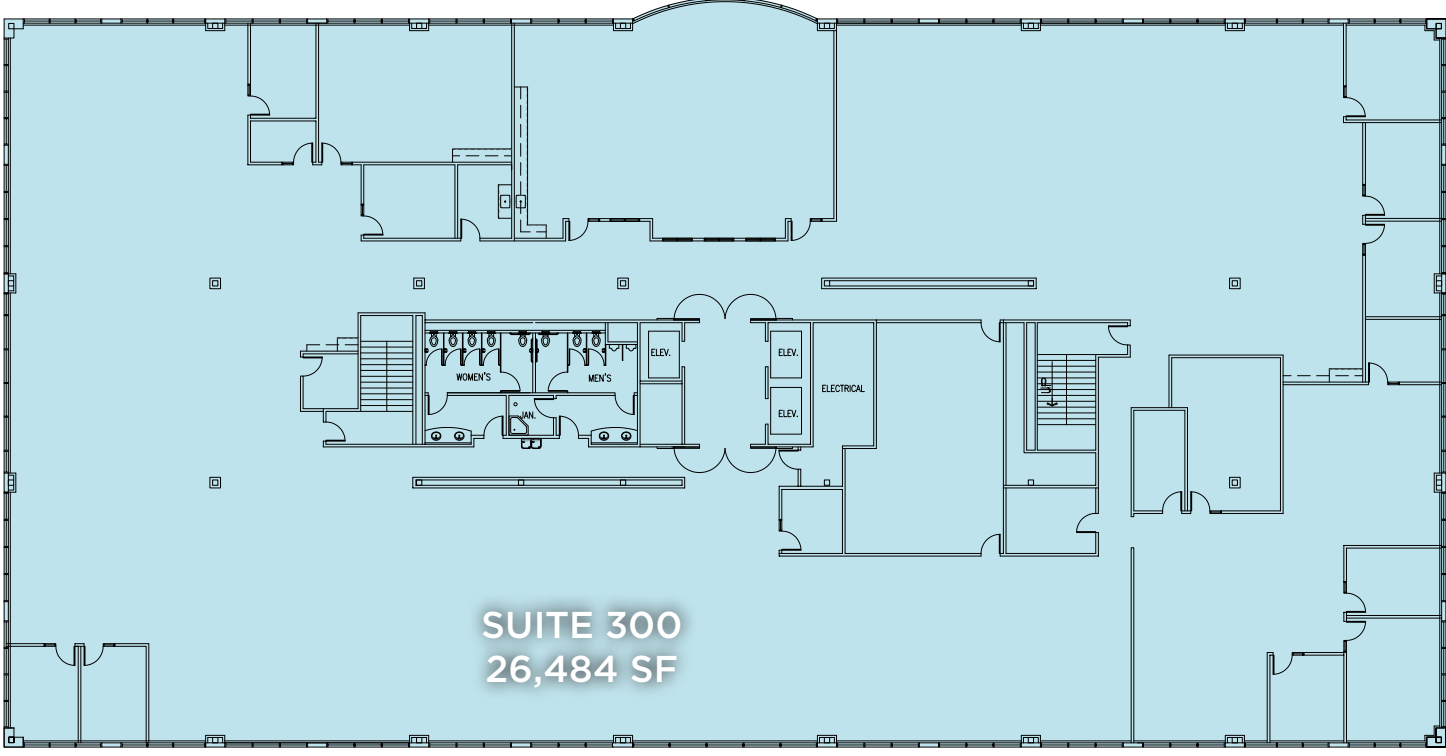


SUITE 200 | 6,302 SF | AVAILABLE IMMEDIATELY
LARGE BULL PEN AREA, PRIVATE OFFICES, FURNITURE AVAILABLE

SUITE 250 | 7,605 SF | AVAILABLE APRIL 1, 2026



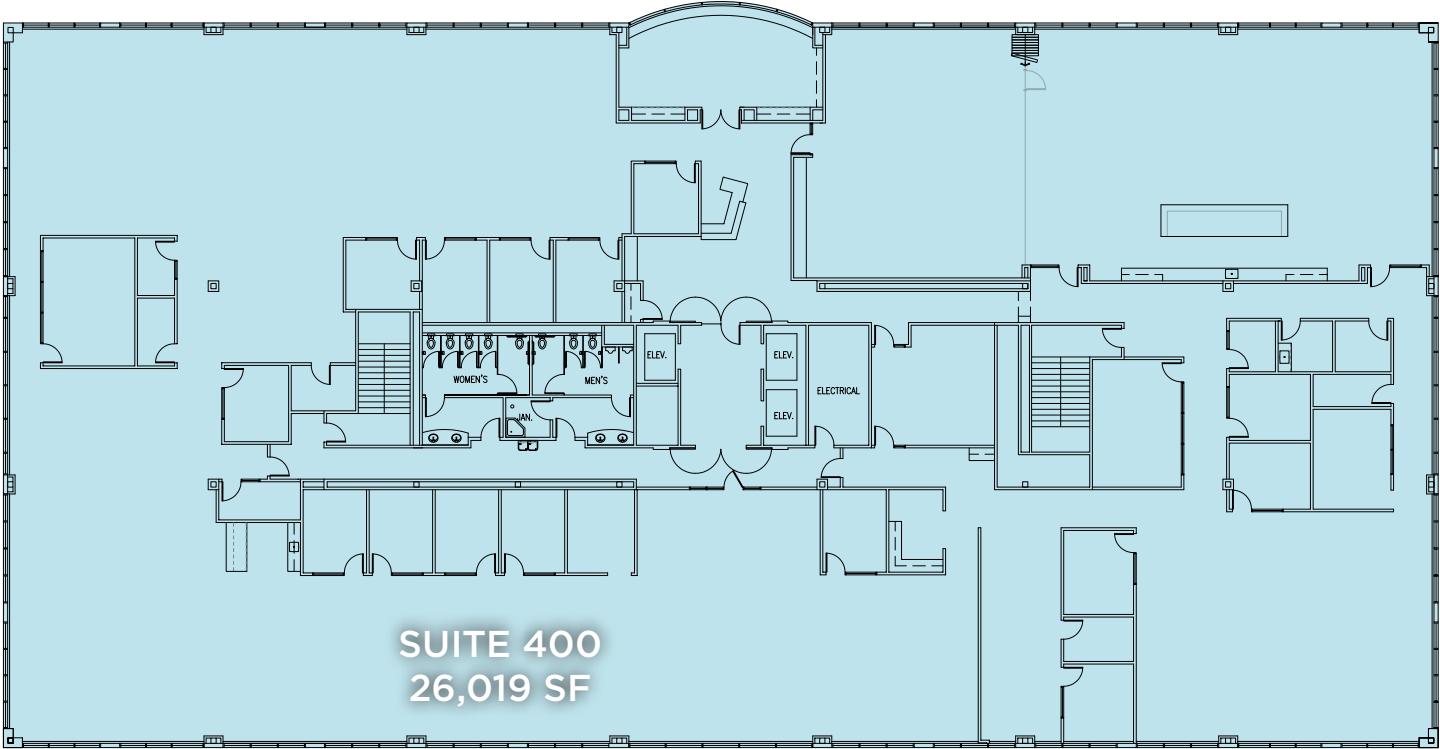
LEGACY AT LAKE PARK BUILDING 1 • 4225 LAKE PARK BLVD • FLOOR 3



SUITE 300 | 26,484 SF | AVAILABLE IMMEDIATELY
CONFERENCE ROOMS, PRIVATE OFFICES, BREAK ROOM



LEGACY AT LAKE PARK BUILDING 1 • 4225 LAKE PARK BLVD • FLOOR 4

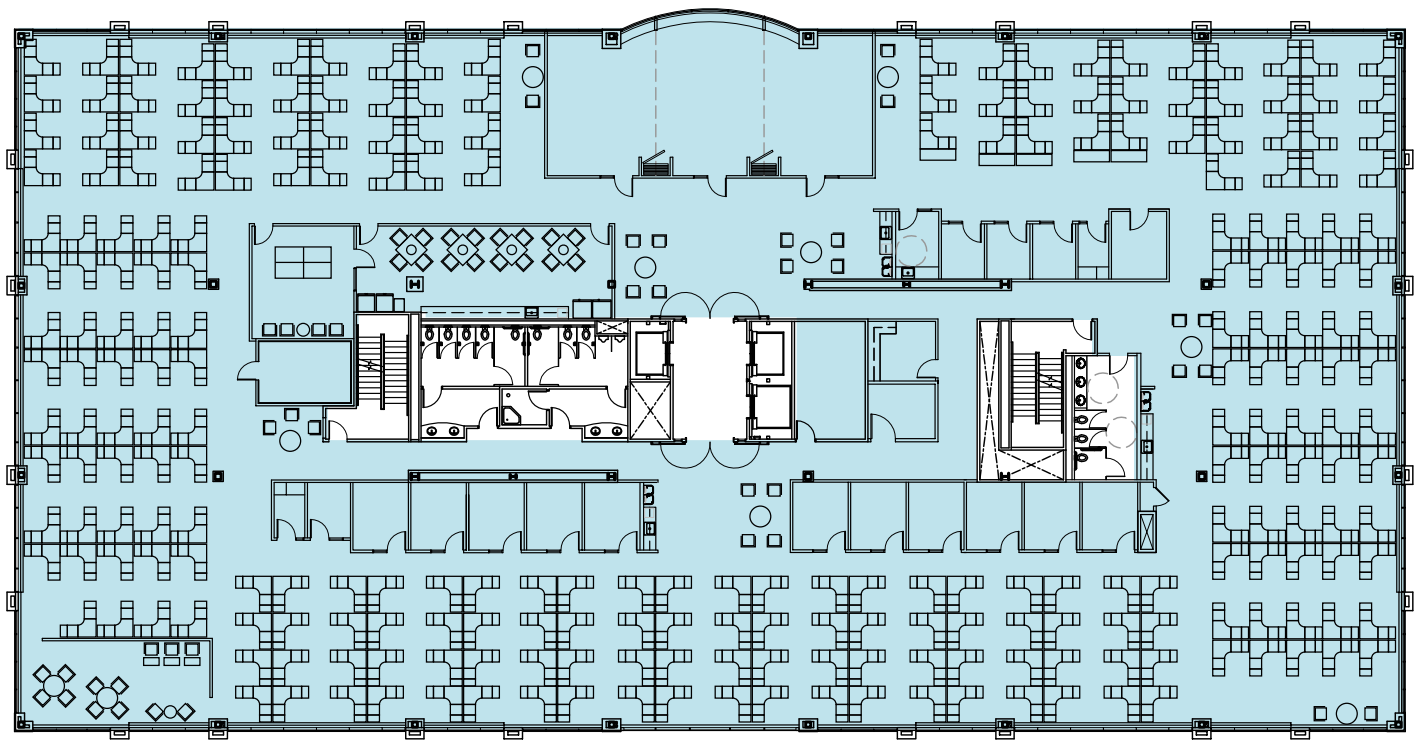


SUITE 400
26,019 SF

SUITE 400 | 26,019 SF | AVAILABLE IMMEDIATELY
CONFERENCE ROOMS, BREAK ROOM, PRIVATE OFFICES



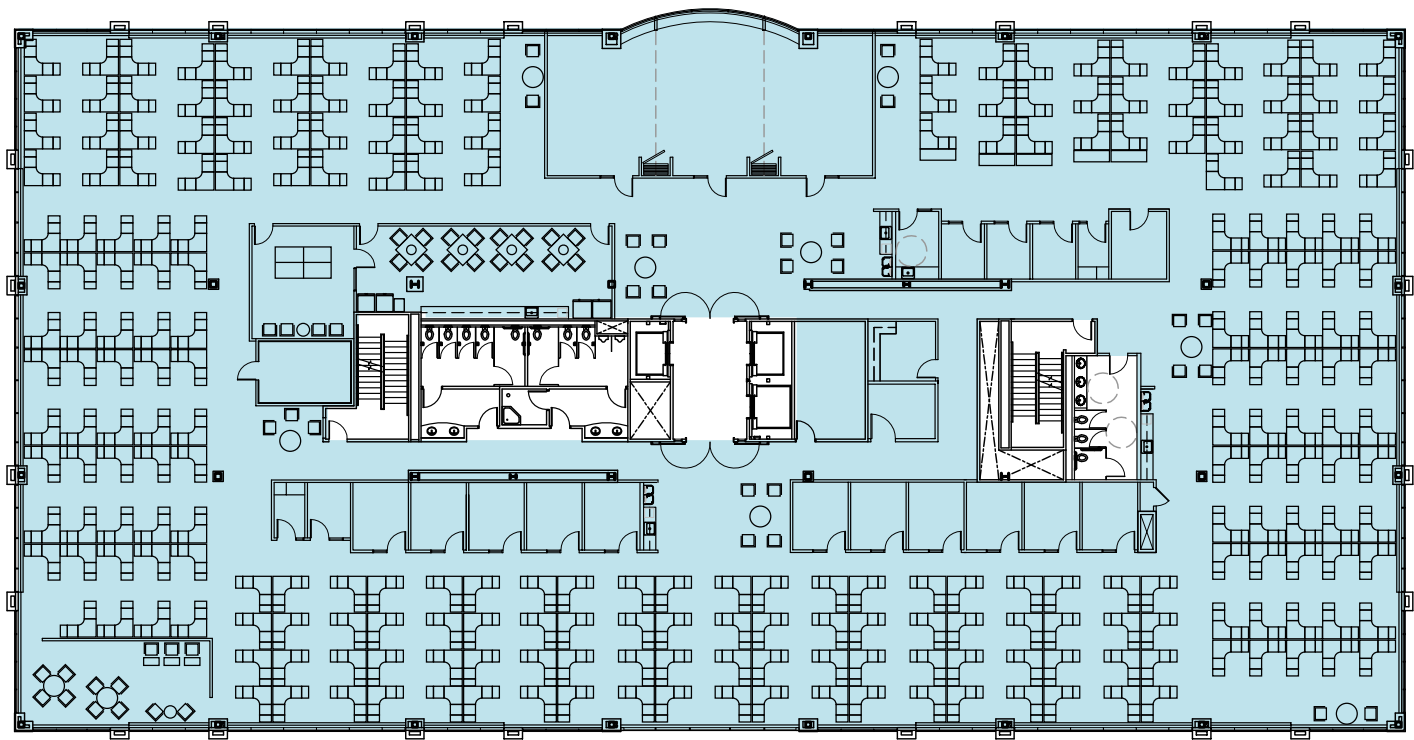
LEGACY AT LAKE PARK BUILDING 2 • 4255 LAKE PARK BLVD • FLOOR 3



SUITE 300 | 24,970 SF | AVAILABLE IMMEDIATELY
CONFERENCE ROOMS, BREAK ROOM, PRIVATE OFFICES, FULLY FURNISHED



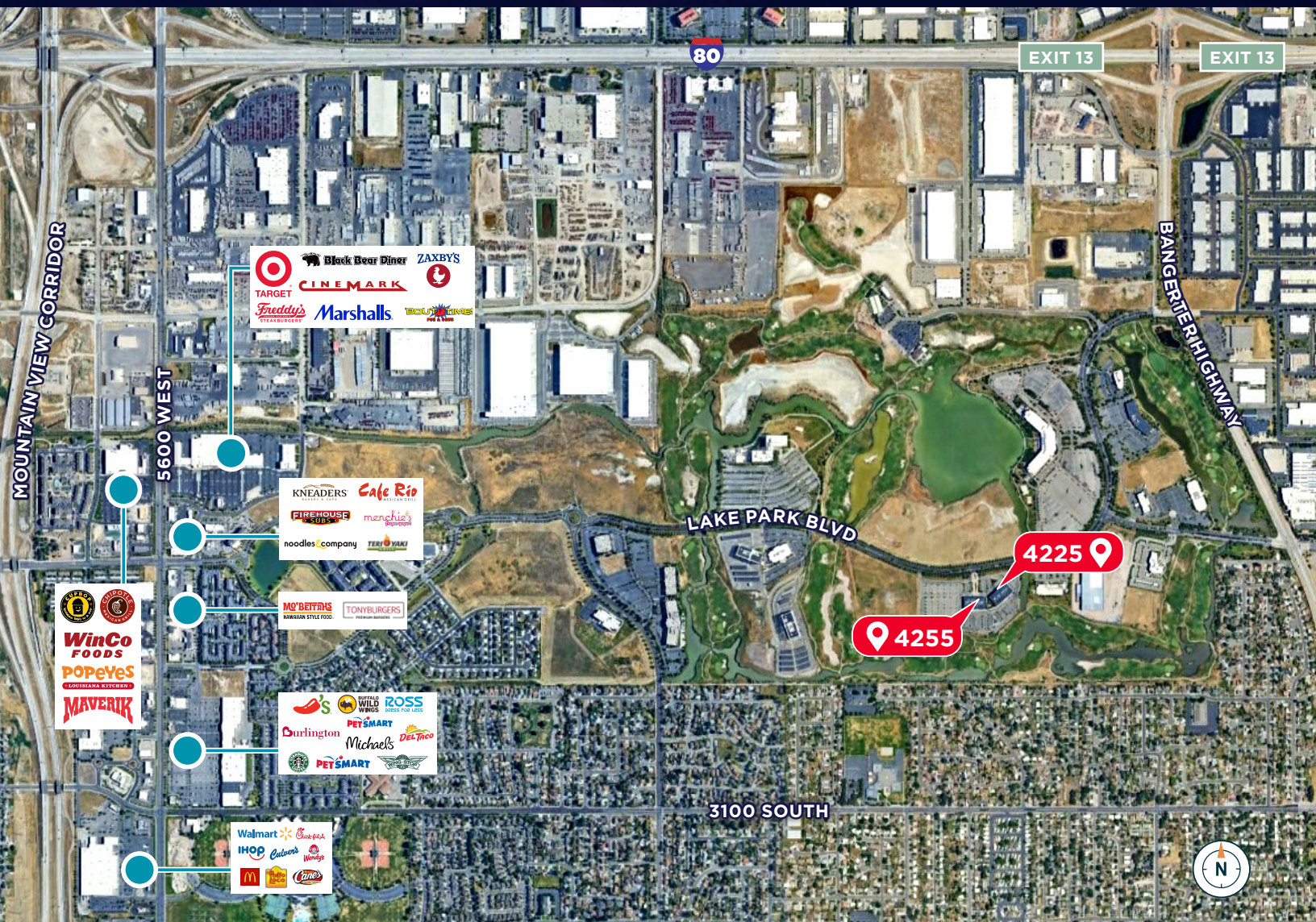
LEGACY AT LAKE PARK BUILDING 2 • 4255 LAKE PARK BLVD • FLOOR 4



SUITE 400 | 24,970 SF | AVAILABLE IMMEDIATELY
CONFERENCE ROOMS, BREAK ROOM, PRIVATE OFFICES, FULLY FURNISHED



LEGACY AT LAKE PARK NOW LEASING 4225 & 4255 LAKE PARK BLVD. WEST VALLEY CITY, UTAH



I-80, I-15,
Bangerter Highway and
Mountain View Corridor
access within minutes.



Several Dining,
Shopping and
Entertainment options
directly west.



Salt Lake City
International Airport
9 minutes/5 miles.



Downtown
Salt Lake City
17 minutes/9 miles.

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