

# Lindon Legacy Office Condo

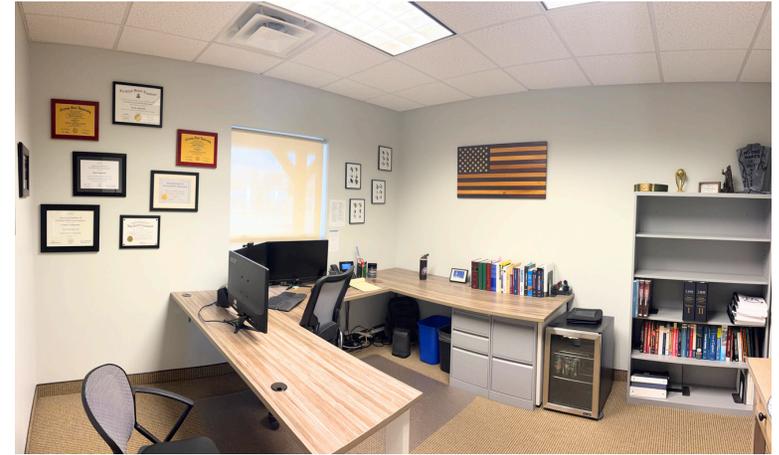
PRIME LOCATION | EASY I-15 ACCESS | BEAUTIFUL OFFICE



189 N 290 W Lindon, Utah

# PRIME OFFICE CONDO AVAILABLE

- Well-maintained Office Space
- Owner-user opportunity
- Easy Access off Lindon State Street
- Rare chance to purchase an office condo under 2,000 SqFt
- 4 Private offices (can easily use one as a conference room)
- Open area for cubicles
- Reception area
- 2 Bathrooms
- Year Built: 2009
- Walking Trail directly behind the property
- Furniture in-place is all negotiable for a buyer to acquire and use



# PROPERTY HIGHLIGHTS



- Sale Price: \$316,800
- Square Feet: 1,440
- 4 Private Offices
- Kitchen/Break room
- 2 Restrooms
- First Digital Internet Available
- Vivint Alarm System
- 4/1000 SqFt

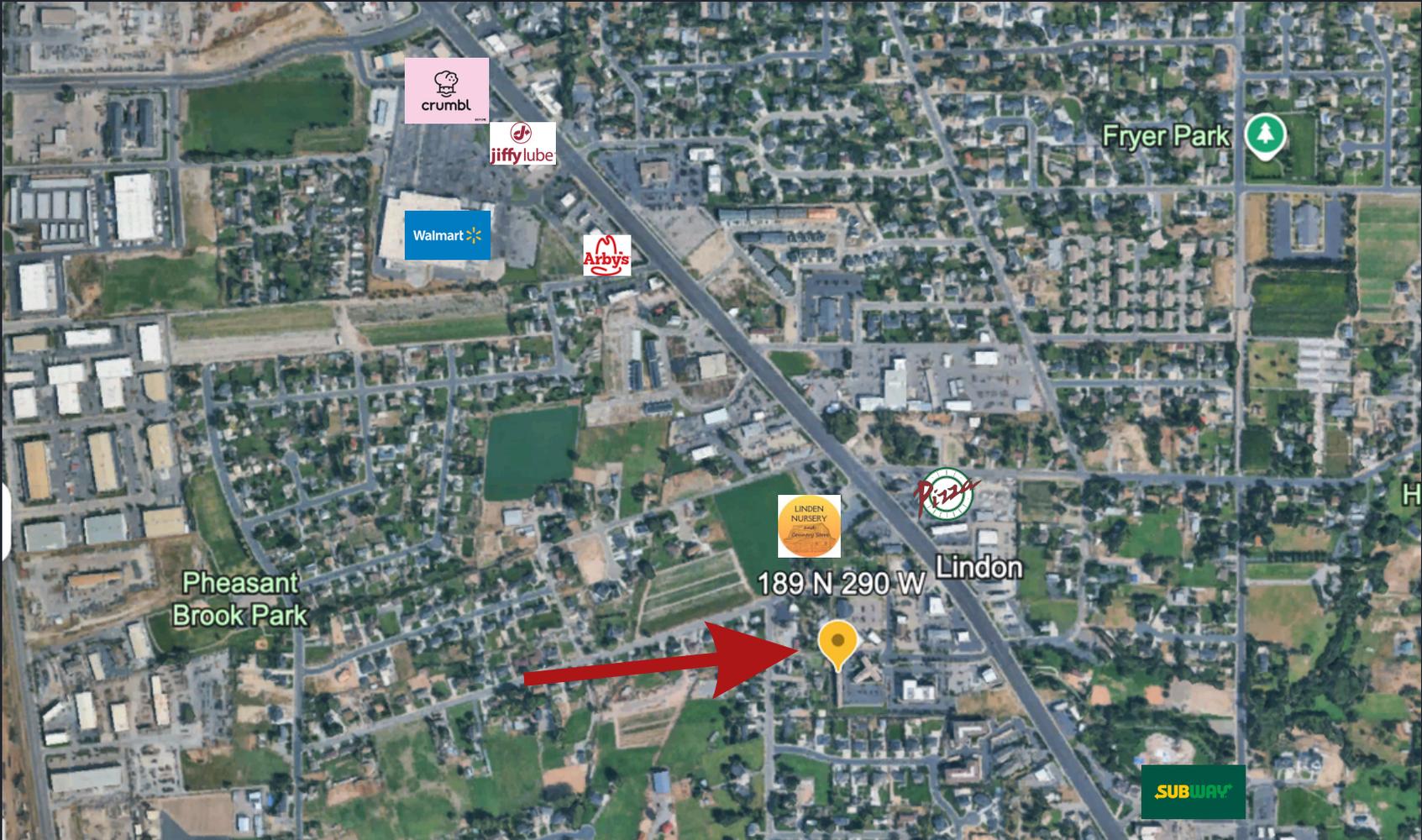
## LAYOUT

This well-maintained office condo offers a functional and efficient layout ideal for an owner-user, featuring a welcoming reception area that opens into an open workspace suitable for cubicles, complemented by four private offices, one of which can easily serve as a conference room. The space includes two restrooms for convenience and was built in 2009, providing a modern yet established setting. Located with easy access off Lindon State Street, the property also benefits from a peaceful walking trail directly behind the building, and all existing furniture is negotiable, offering a turnkey opportunity for a buyer seeking a professional space under 2,000 square feet.

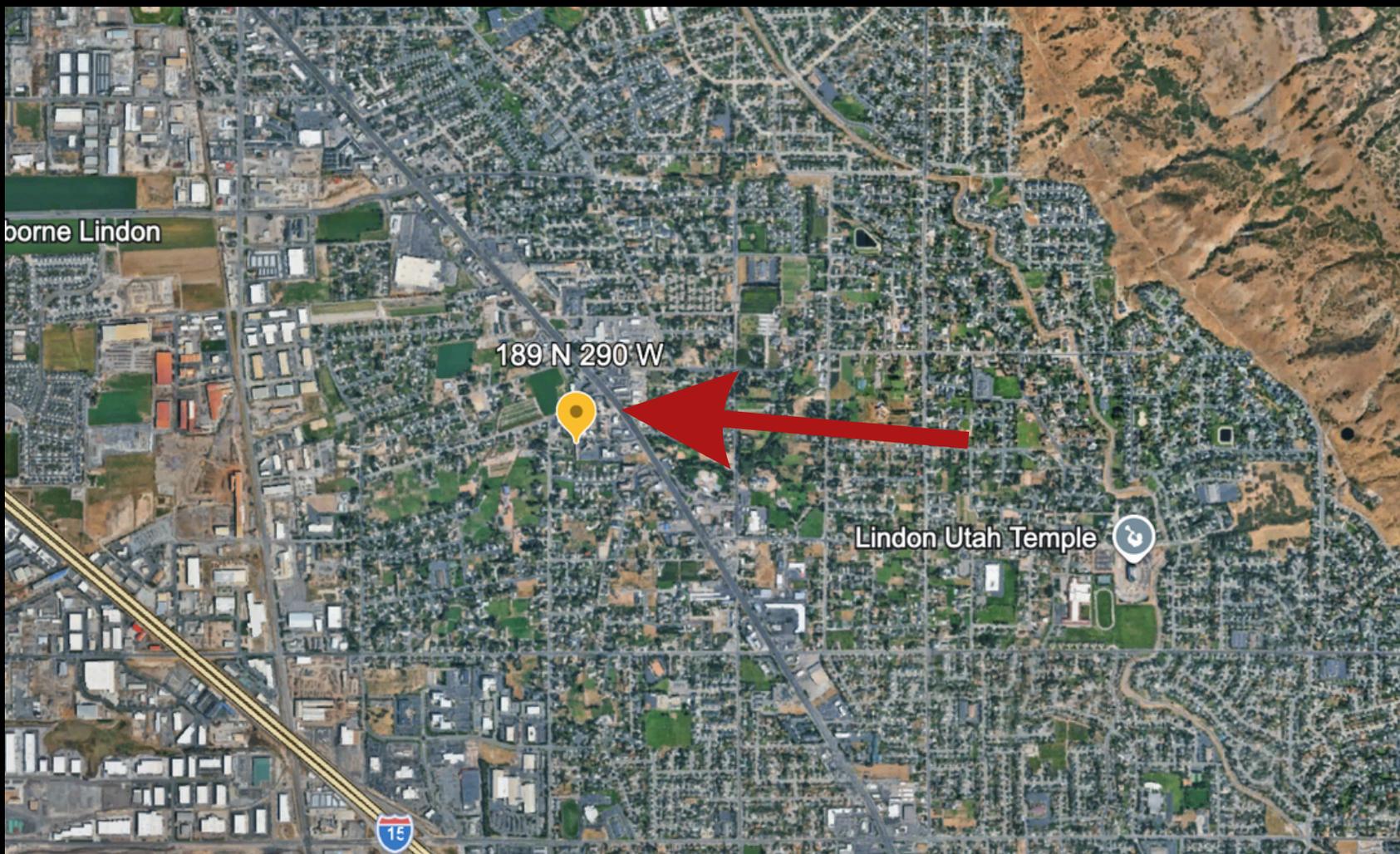




# AERIAL VIEW



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**CONTACT US TODAY  
FOR A PRIVATE TOUR!**

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