



# THE POINT

DRAPER, UTAH



Colliers



## CREATIVE WORKSPACE THAT INSPIRES

The Point is destined to become a beacon of innovation, a central hub location where a diverse and dynamic urban population thrives. This expansive development promises a holistic approach to living, working, shopping and seamlessly connecting residents to elevated experiences.

Fueled by innovation, this development boasts modern office spaces designed to inspire. Imagine working in a dynamic environment with floor-to-ceiling glass, offering breathtaking views and fostering a connection to the vibrant community outside. Curated open space experiences and amenity-rich facilities encourage collaboration and a sense of belonging. Here, a young, highly educated, and diverse workforce thrives, drawing talent from the six universities within a 45-Minute radius. This isn't just an office space; it's a hub for the next generation of groundbreaking ideas.

**6.3M**  
SQUARE FEET  
PHASE 1 TOTAL

**360K**  
SQUARE FEET  
RETAIL & ENTERTAINMENT

**2.3M**  
SQUARE FEET  
OFFICE

**380K**  
SQUARE FEET  
HOSPITALITY

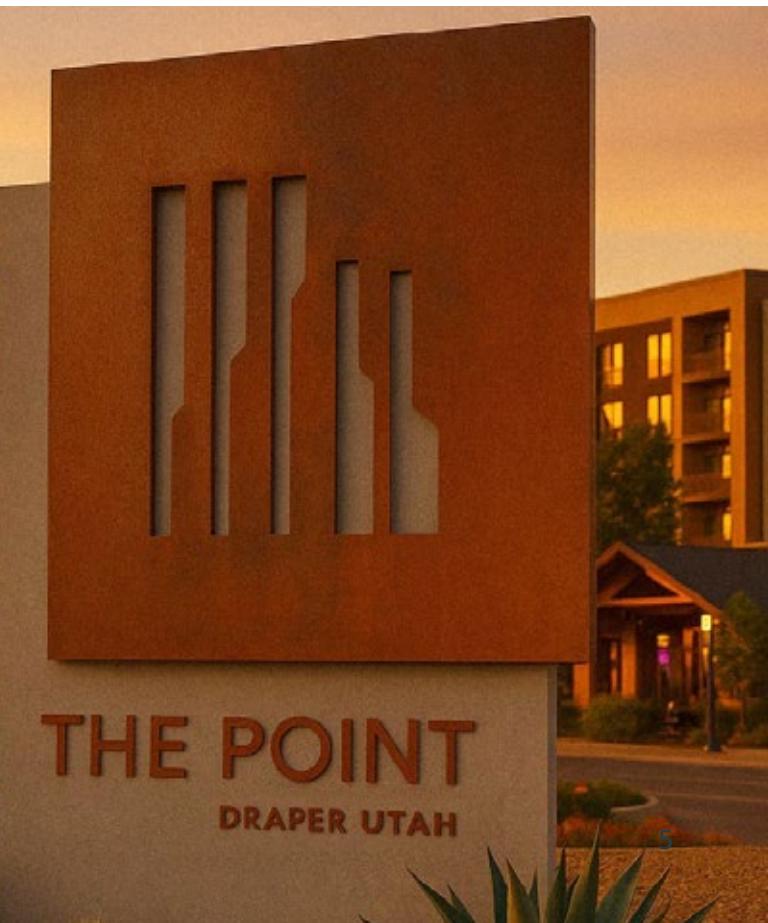
**3.2K**  
MULTIFAMILY  
UNITS

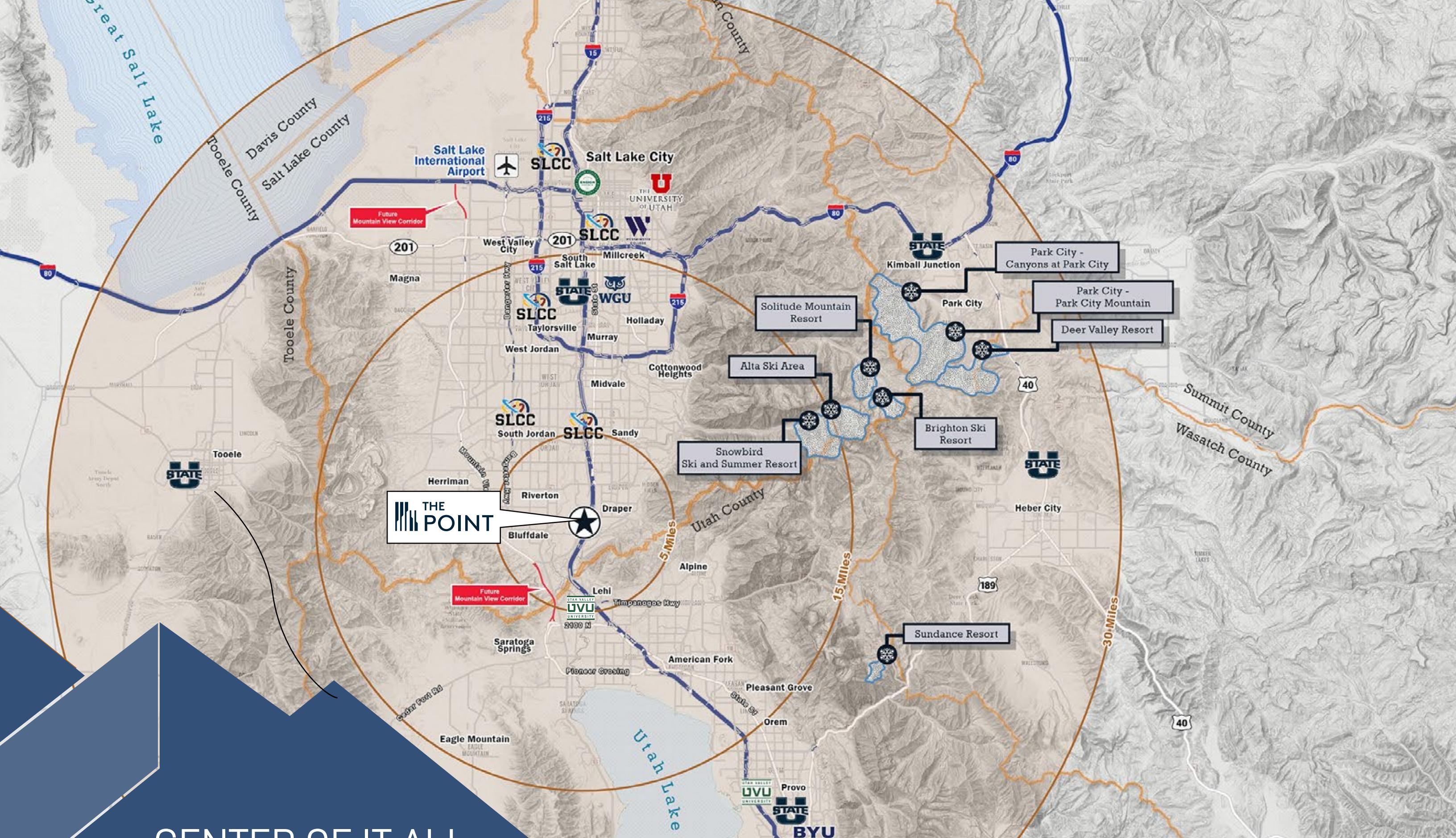




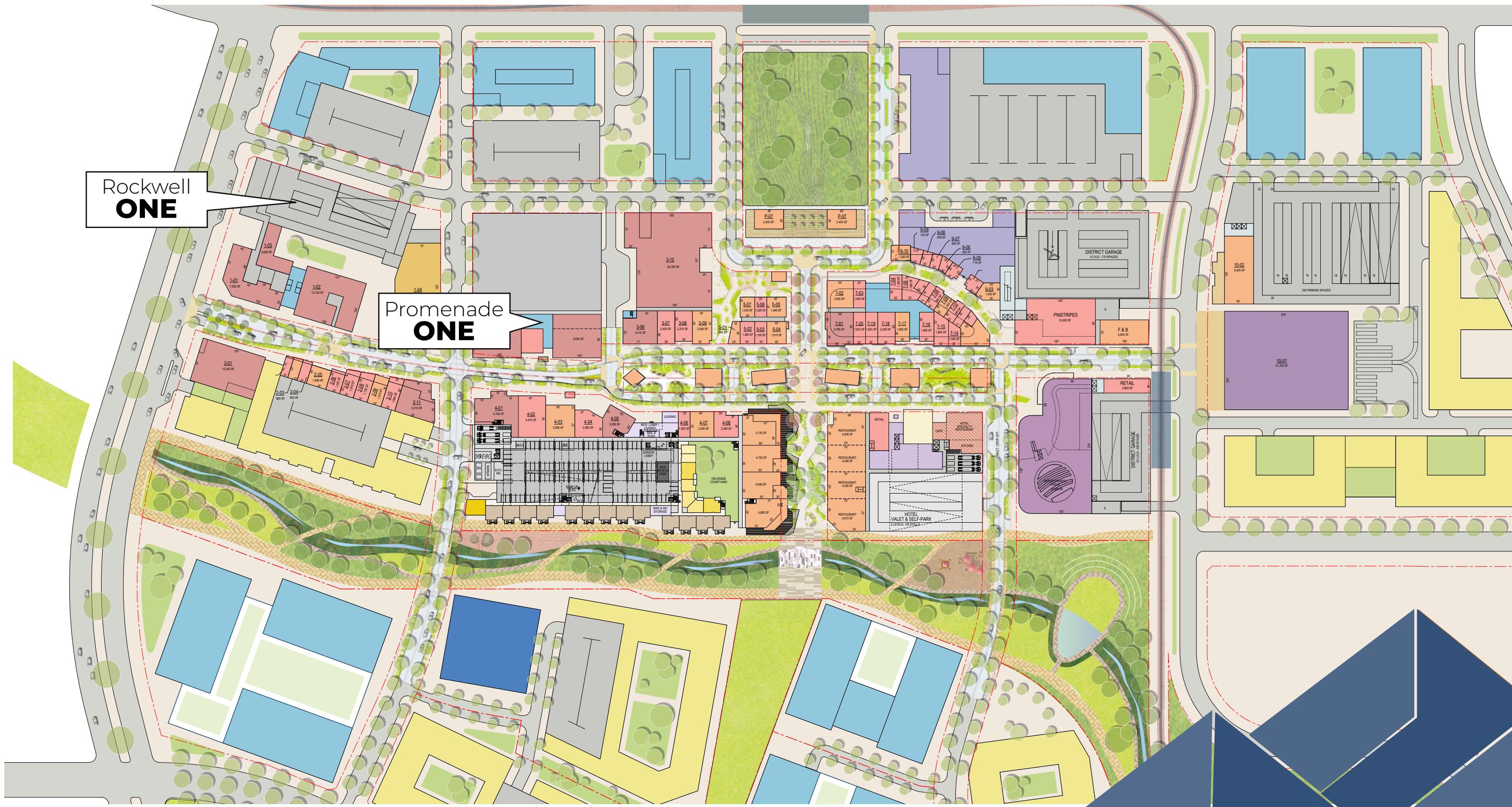
**A VIBRANT HUB FOR ALL**

Imagine a network of activated streets and walkways, infused with the irresistible energy of world-class shopping and a diverse array of dining options. Sustainable practices will be woven throughout, creating a rare and significant achievement in quality place making. Expansive open spaces will provide a sanctuary for nature lovers, while stunning mountain views grace the backdrop.





CENTER OF IT ALL





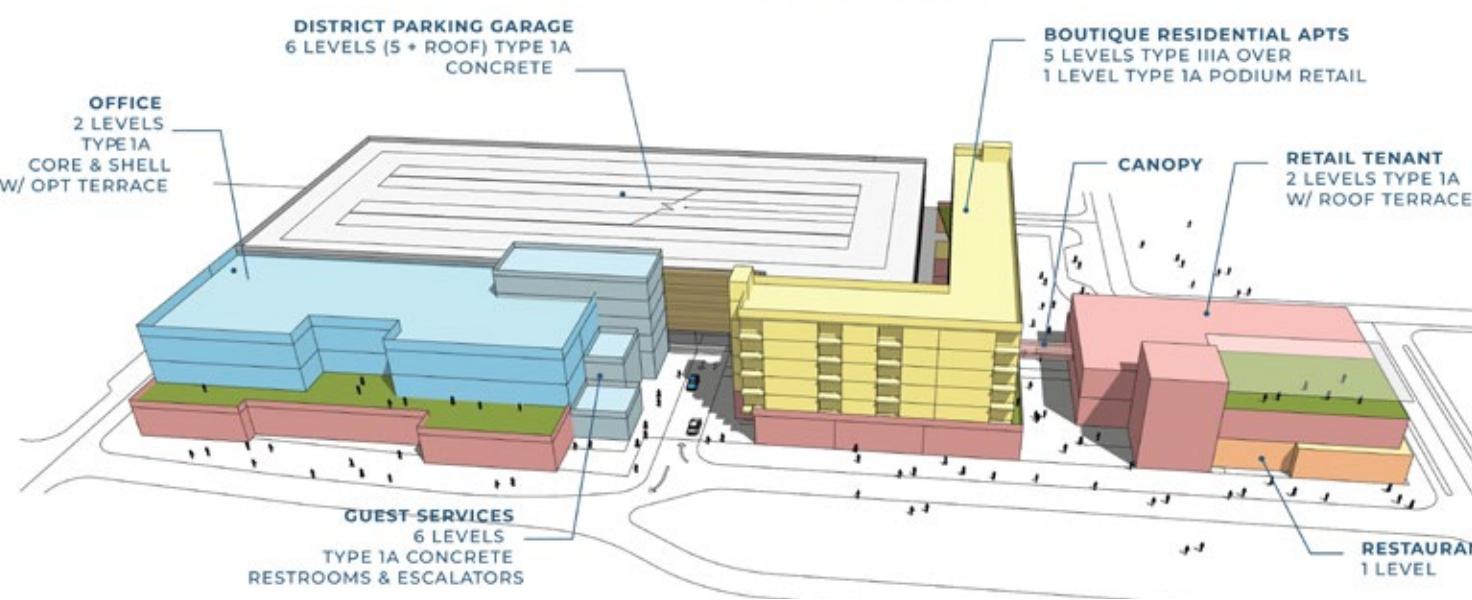
 **THE  
POINT**  
PROMENADE ONE

4  
STORY  
BUILDING

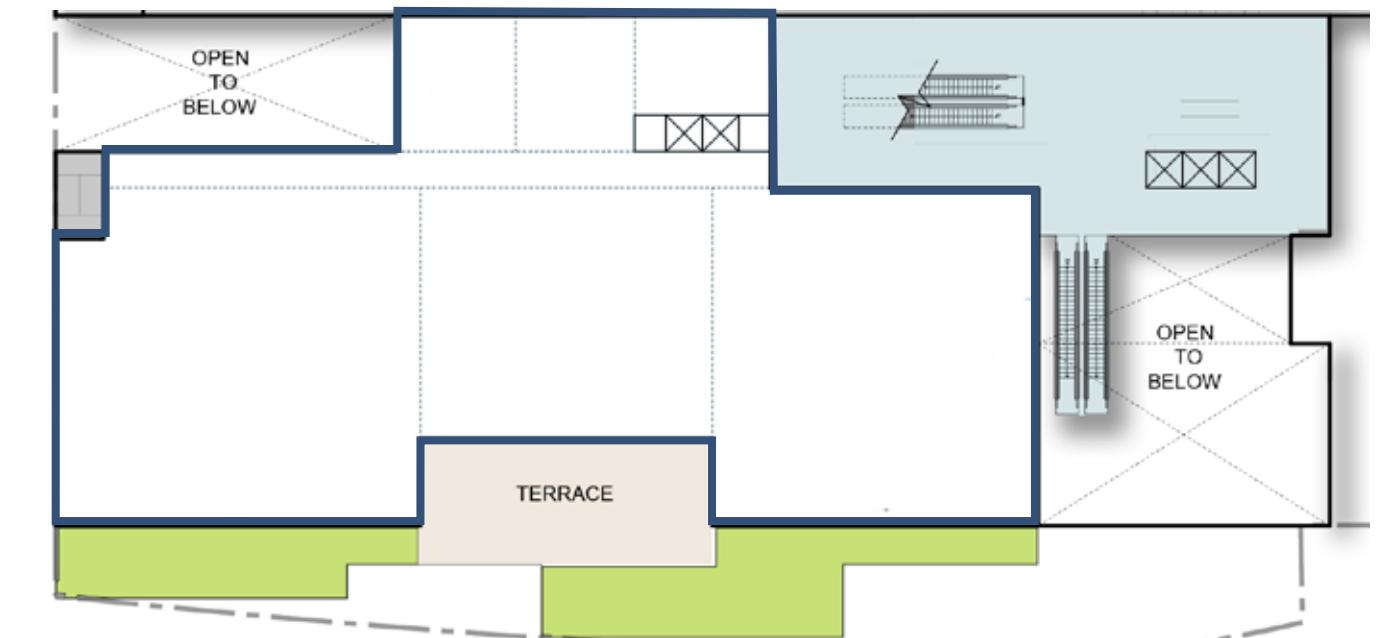
2  
STORIES  
OFFICE

**36K**  
SQUARE FEET  
OFFICE

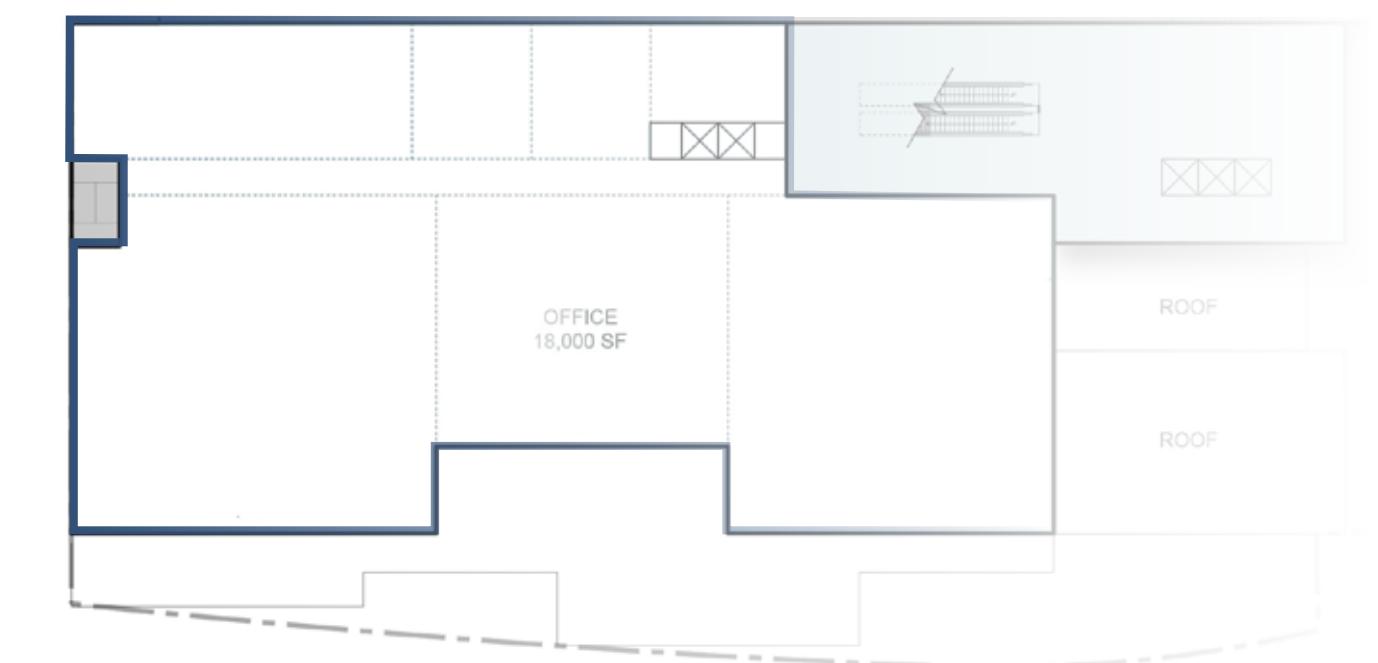
**18K**  
FLOOR  
PLATE SF



Floor 2



Floor 3



N



 **THE  
POINT**  
ROCKWELL ONE

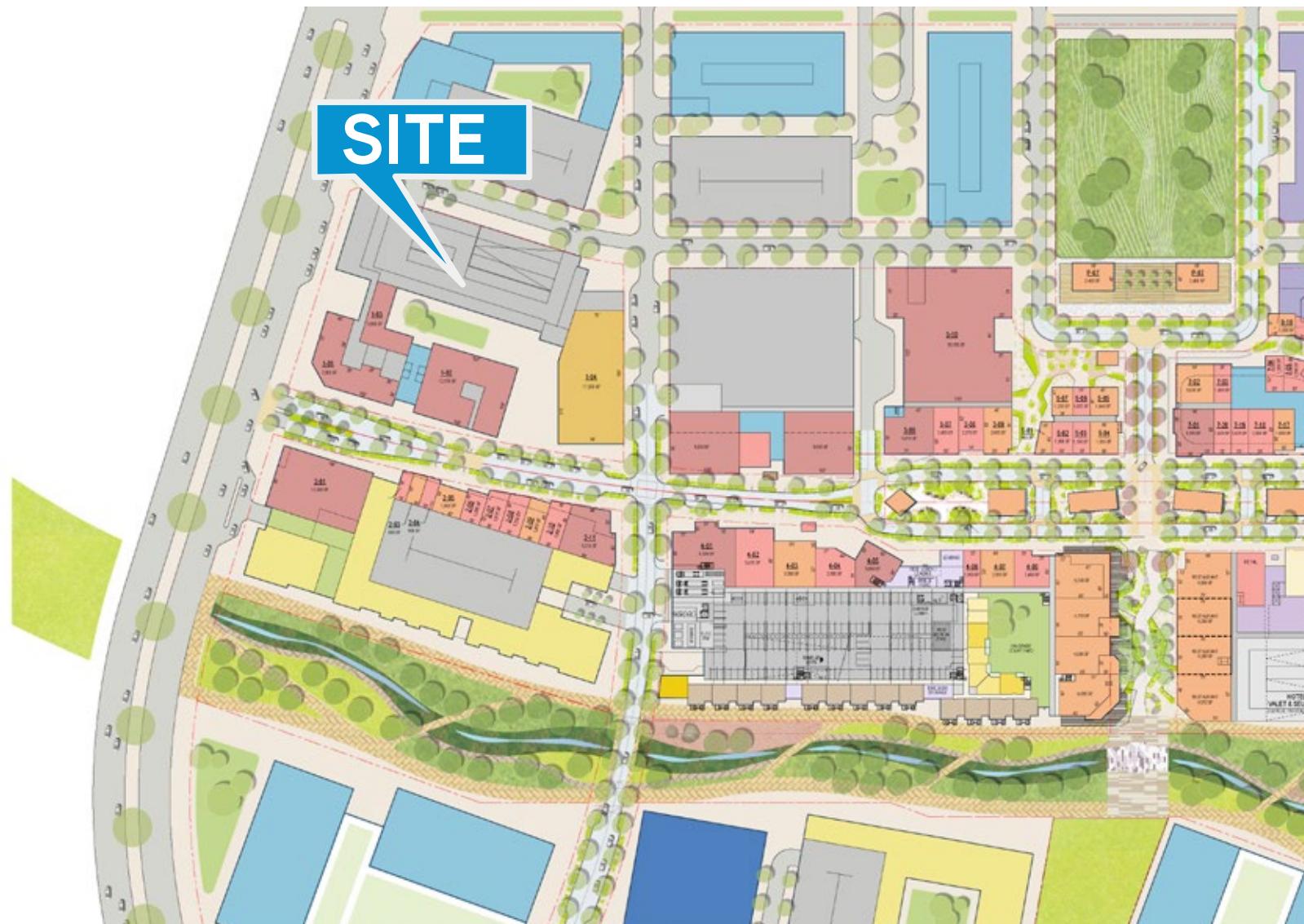
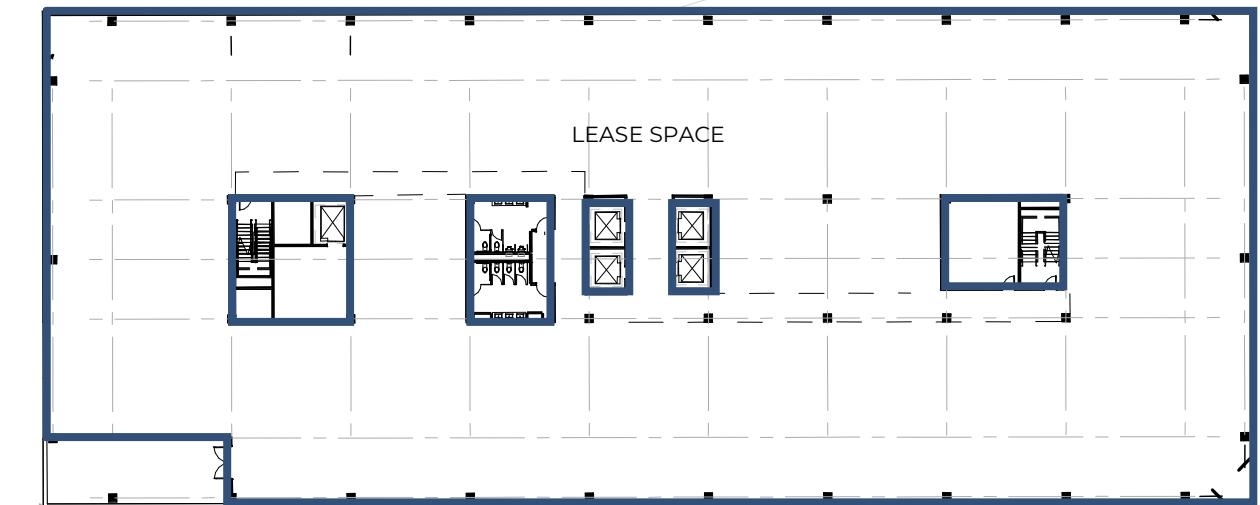
8  
STORY  
BUILDING

6  
STORIES  
OFFICE

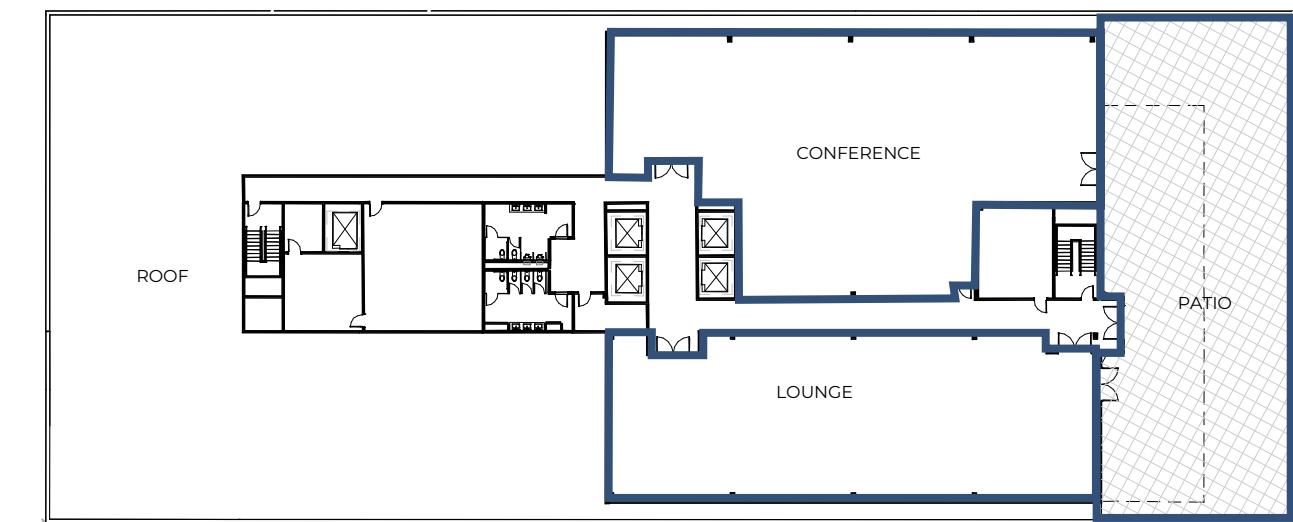
**225K** **37.5K**  
SQUARE FEET  
FLOOR  
PLATE SF



Floors 3-7



Floor 8  
Amenities only



# THE POINT IS THE CENTER OF SILICON SLOPES

Utah's Point of the Mountain also known as "Silicon Slopes" refers to the cluster of information technology, software development, hardware manufacturing and research firms that have emerged along the Wasatch Front. Utah is nationally recognized as a leading technology hub. In fact, the demand for workers among the growing list of tech companies is out-pacing the supply of the Utah workforce.

Tech companies have flocked to Utah for its lower taxes, more flexible regulatory environment, and a well-educated, unmatched multilingual workforce. There is a strong mixture of local homegrown startups (Domo, Ancestry, Qualtrics, Pluralsight, etc.), as well as major Fortune 500 companies (Adobe, Microsoft, Oracle, ebay, etc.)



**bill**

Morgan Stanley

**TESLA**

**TEXAS  
INSTRUMENTS**

**ebay**

**Microsoft**

**SUNRUN**

**DELL EMC**

**VISA**

**Goldman  
Sachs**

**vivint.**

**1800 contacts**

**Verisk**

**proofpoint**

## Best Economic Outlook

Utah ranked No.1 for the 17th year in a row  
Rich States Poor States — April 2024



**11**

## World Class Ski Resorts

There are 11 ski resorts along the Wasatch Mountain Range. Less time in the car, more time on the mountain.



**5**

## National Parks

Utah's Mighty 5 national parks are Arches, Bryce Canyon, Capitol Reef, Canyonlands, and Zions.



**3,400+**

## Dedicated Trails

For hiking, mountain biking, backpacking and more.

## Most Affordable States 2024

Utah is the #6 most affordable state  
USA Today — March 2024

## Best State to Move to

Utah ranked the #1 best state to move to  
ConsumerAffairs — August 2024



Developed by The Point Partners (TPP) - a joint venture between, Lincoln Property Company, Wadsworth Development Group, and Colmena Group, TPP is uniquely qualified to deliver a first-class build-to-suit office experience. Combining the experience and knowledge of a best-in-class national developer from LPC with local knowledge and expertise from WDG and CG. Each of these companies on their own have delivered multiple build-to-suit projects for a diverse set of users and clients.

**Lincoln**

 **COLMENA  
GROUP**

 **WADSWORTH  
DEVELOPMENT GROUP**

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