



Beltway West

Interstate 215 at 2700 West
Taylorsville, UT 84129



SJPI.COM/UTAH | 801.899.7991

About Beltway West

Beltway West is a 19-acre business community located at Interstate 215 and 2700 West in Salt Lake County, Utah just minutes from downtown Salt Lake City and Salt Lake International Airport.

The unified architecture of St. John Properties' five buildings, totaling nearly 273,000 square feet of office space, provides Beltway West a campus-like business environment. Tenant sizes are available up to 154,190 square feet of space and offer businesses straight-forward, economical and high-utility space in a covenant-protected, well-maintained atmosphere.

Single-Story Office Buildings

4237–4261 South 2700 West	30,842 SF
4289–4313 South 2700 West	30,842 SF
Building I	28,560 SF
Building III	28,560 SF

Single-Story Office Specifications

LEED	Designed
Suite Sizes	Up to 30,842 SF
Ceiling Height	10-14 ft. clear minimum
Offices	Built to suit
Parking	5 per 1,000 SF

Six-Story Office Building

Building V	154,190 SF
------------	------------

Six-Story Office Specifications

LEED	Designed
Suite Sizes	Up to 154,190 SF
Ceiling Height	10-13 ft. clear minimum
Offices	Built to suit
Parking	5 per 1,000 SF

For more information on Beltway West, visit: sjpi.com/beltwaywestutah





Beltway West | Site Plan



DUTCH DRAW

BUILDING I 28,560 SF

BUILDING V
154,190 SF

BUILDING III 28,560 SF

4237-4261 SOUTH 2700 WEST
30,842 SF

4289-4313 SOUTH 2700 WEST
30,842 SF

2700 W

19,000 AADT



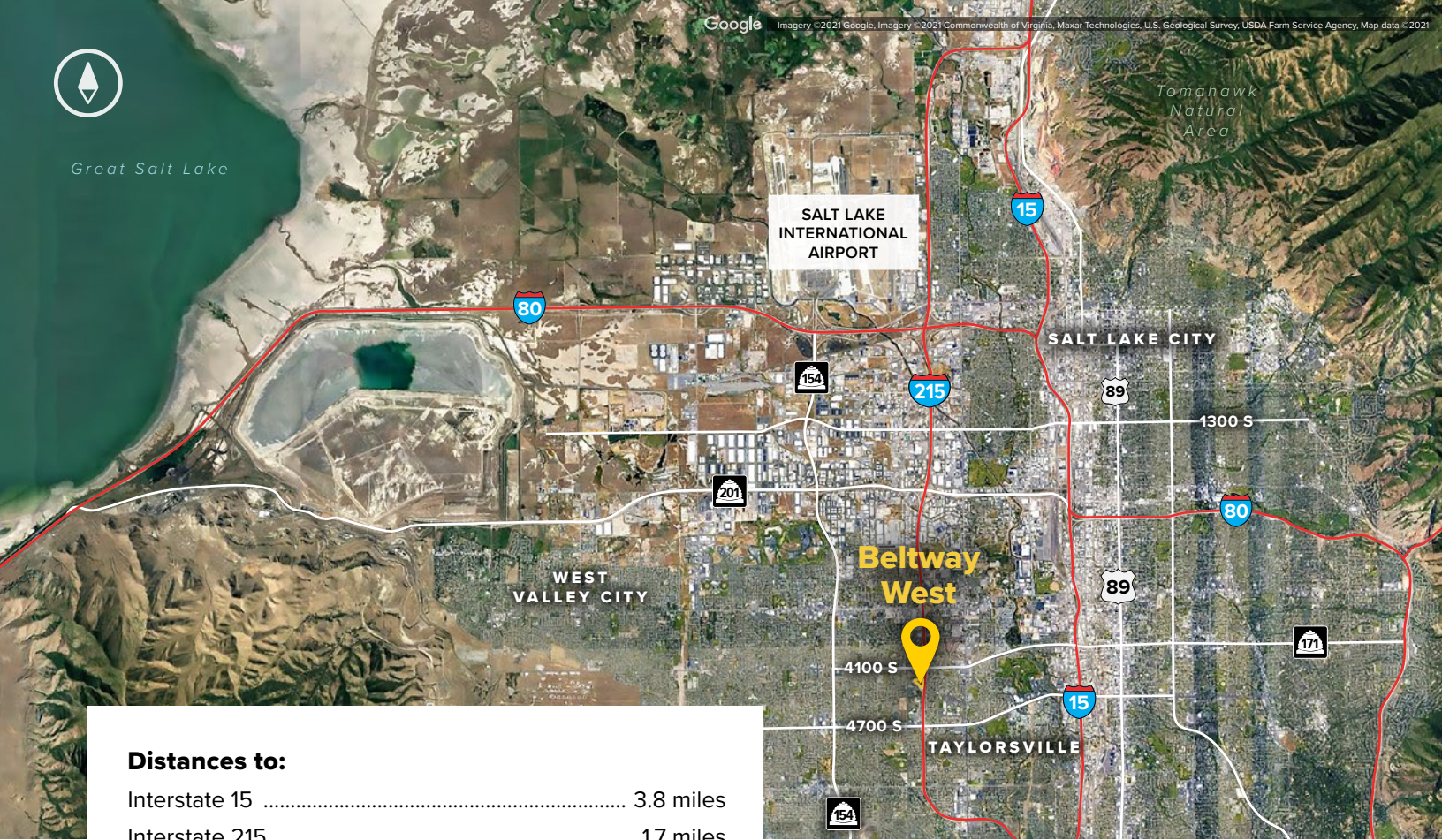
215

127,000 AADT





Great Salt Lake



Distances to:

- Interstate 15 3.8 miles
- Interstate 215 1.7 miles
- Provo, UT (Downtown) 40 miles
- Salt Lake City, UT (Downtown) 9 miles
- Salt Lake City International Airport 9 miles
- Spanish Fork, UT 48 miles



Scan with your mobile device to take a virtual tour, download floor plans and more!

Contact Us

Scott Gifford
Assistant Vice President of Leasing
sgifford@sjpi.com | 801.899.7991

Daniel Thomas
Regional Partner
dthomas@sjpi.com | 801.899.7991

Utah Office:
1064 S North County Boulevard | Suite 190
Pleasant Grove, Utah 84062

801.899.7991 | SJPI.COM/UTAH

About St. John Properties
St. John Properties, Inc. is one of the nation's largest and most successful privately held commercial real estate firms. Founded in 1971, the vertically-integrated company develops, owns and manages office, flex/ research and development, warehouse, retail and residential space nationwide.

Connect with us @stjohnprop



This information contained in this publication has been obtained from sources believed to be reliable. St. John Properties makes no guarantee, warranty or representation about this information. Any projections, opinions, assumptions or estimates used here are for example only and do not represent the current or future performance of the property. Interested parties should conduct an independent investigation to determine whether the property suits their needs. REV 08/24