UVU UTAH VALLEY UNIVERSITY™

LEHI CAMPUS

OFFICE SPACE FOR LEASE



Colliers

UVU LEHI CAMPUS

Situated in the heart of Silicon Slopes, the campus is a true transit oriented development (TOD), located literally footsteps from the Lehi mass transit commuter rail station. The campus also offers excellent freeway access, and close proximity to numerous restaurants and services.

Utah Valley University is the largest institution in the state, and this location provides an ideal opportunity for recruitment and prestigious co-location.

- 52 stall secure parking garage next to the buildings, plus ample surface parking
- Fitness center on site
- Across from FrontRunner commuter rail North Utah County Hub
- Excellent I-15 and SR92 access
- Surrounded by restaurants, retail shops, hotels, Larry H. Miller Megaplex Theatre and Championship golf course

AMPLE PARKING
Structured / Underground

TRUE TRANSIT ORIENTED
Minutes from Lehi FrontRunner Station

FITNESS CENTER
On site







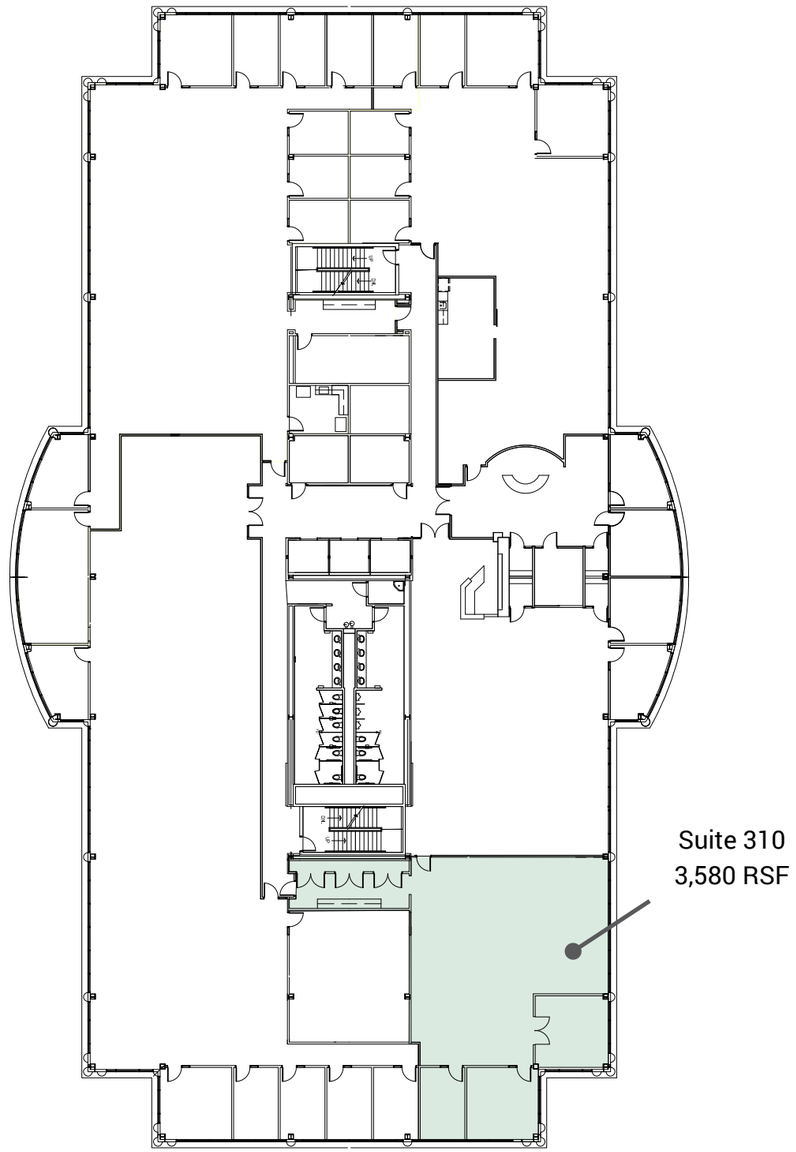
UVU LEHI CAMPUS 1

2912 EXECUTIVE PARKWAY | LEHI, UTAH, 84043

- **Lease rate: $24.00 per sq. ft. / Full Service**
- **3rd Floor: 3,580 square feet**
- **Class A finishes throughout**
- **52 stall secure parking garage next to the building, plus ample surface parking**
- **Fitness center on site**
- **Multiple fiber optic provider connectivity**
- **True Transit Oriented Location, within walking distance to Lehi FrontRunner Station**
- **Surrounded by restaurants, retail shops, hotels, Larry H. Miller Megaplex Theatre and Championship golf course**



3rd Floor



N

UVU LEHI CAMPUS 2

2889 ASHTON BOULEVARD | LEHI, UTAH, 84043

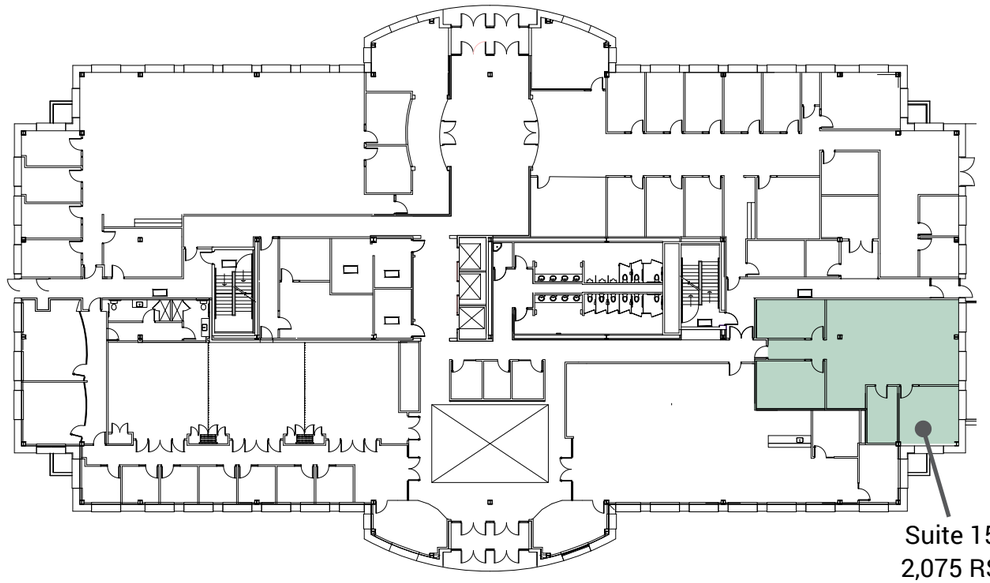
- **Lease Rate: $24.00 Per sq. ft. / Full Service**
- **Suite 150: 2,075 square feet**
- **Suite 325: 3,234 square feet**
- **Suite 350: 5,066 square feet**
- **Ample Parking - Underground Parking available**
- **Multiple fiber optic provider connectivity**
- **Generous tenant improvement allowance**
- **Backup generation and infrastructure for redundant power systems (2 Generac 750 KW/938 KVA Generators)**
- **True Transit Oriented Location, within walking distance to Lehi FrontRunner Station**
- **Surrounded by restaurants, retail shops, hotels, Larry H. Miller Megaplex Theatre and Championship golf course**



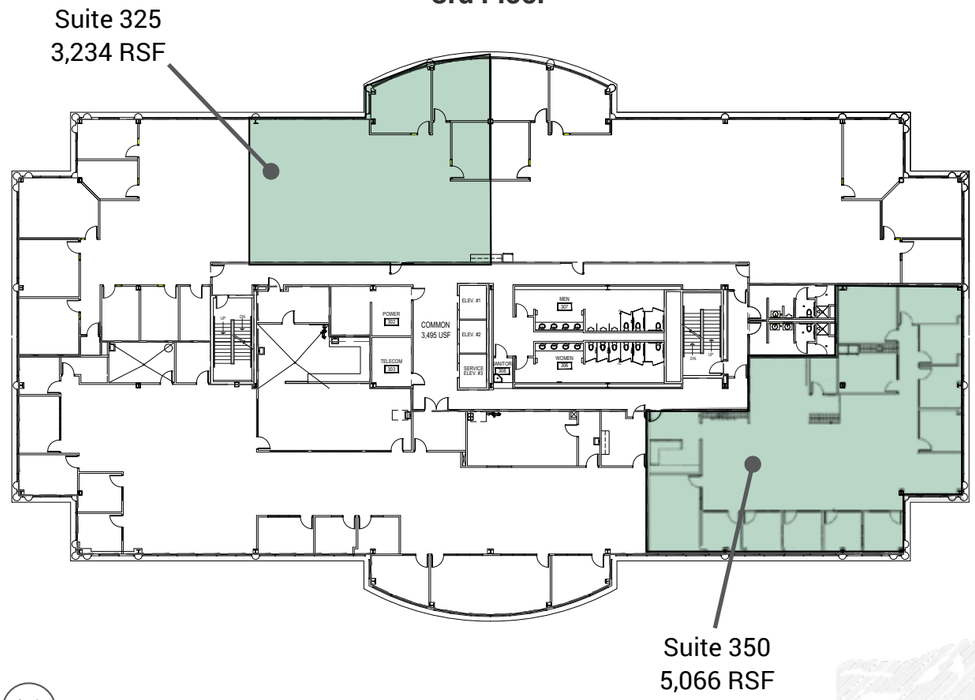




1st Floor



3rd Floor



SILICON SLOPES

Utah's "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.

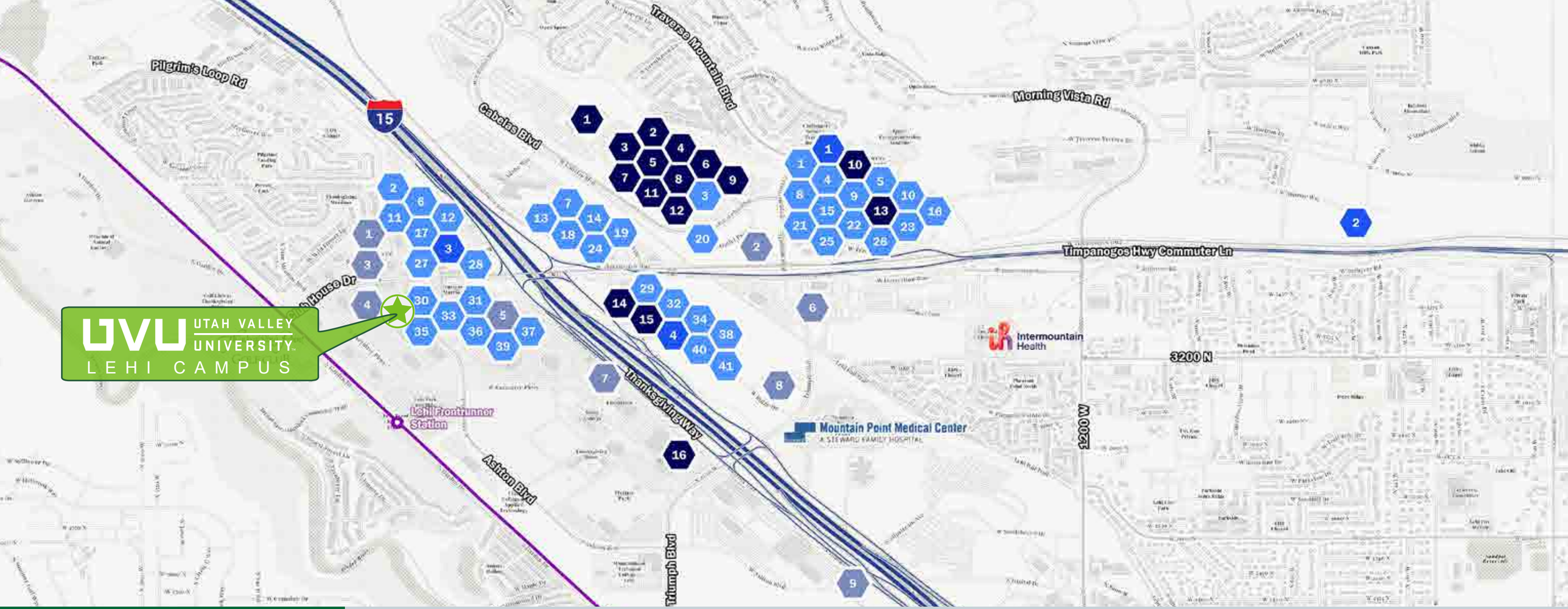
Utah is ranked #1 one in innovation and entrepreneurship, #2 in high-tech performance, and #3 in economic performance by the U.S. Chamber of Commerce Foundation.

Tech companies have flocked to Utah for its lower taxes, more flexible regulatory environment, and a well-educated, 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, Symantec, etc.)

- Forbes has ranked Utah as the Best State for Business 10 times since 2010
- Utah's tech workforce is fed by major technology and research universities: University of Utah, Brigham Young University, and Utah Valley University, all of which offer programs intended to develop young entrepreneurs
- Utah has high concentrations of Software Developers, Web Developers, Computer and Information Research Scientists, and many other IT related occupations
- Utah is one of the top states in the nation for software and information technology employment with an employee base of over 66,000 people
- According to Wallethub, Salt Lake City ranks 7th among the best U.S. cities for STEM (Science, Technology, Engineering, and Math) jobs, beating out Chicago, New York City, San Jose, and other prominent "tech forward" towns

NEARBY COMPANIES





AREA AMENITIES

BANKS

1. Chase Bank
2. Central Bank
3. Bank of America
4. Utah Community Credit Union

RESTAURANTS

1. Zao Asian Cafe
2. Cafe Zupas
3. Johnny Rockets
4. Cafe Trang
5. R&R BBQ
6. J Dawgs
7. Wingstop
8. Summit Pizza Co
9. Bout Time Pub & Grub
10. Taqueria 27
11. Smashburger
12. Costa Vida
13. Panda Express
14. Spitz
15. Capriotti's Sandwich Shop
16. Tsunami
17. Cubby's
18. Five Guys
19. Pieology
20. Strap Tank Brewery
21. Braza Grill
22. Cafe Rio
23. Original Pancake House
24. Chipotle Mexican Grill
25. Café Rio
26. Houston TX Hot Chicken
27. Popeyes
28. JCW's
29. Chick fil a
30. Firehouse Subs
31. Padeli's Street Greek
32. Taco Bell
33. Mo Bettahs
34. Teriyaki Grill
35. Starbucks
36. Zulu Piri Piri
37. SLAB Pizza
38. Blaze Pizza
39. Aubergine Kitchen
40. Village Baker
41. Slapfish

HOTELS

1. Holiday Inn Express
2. Hyatt Place
3. Hampton Inn by Hilton
4. Home2 Suites by Hilton
5. Courtyard by Marriott
6. Staybridge Suites
7. SpringHill Suites by Marriott
8. Hilton Garden Inn
9. Tru by Hilton

RETAIL

1. Cabelas
2. H&M
3. Coach Outlet
4. Banana Republic
5. Michael Kors Outlet
6. GAP
7. J.Crews
8. Polo Ralph Lauren
9. Columbia
10. Marshalls
11. Vans
12. Nike Outlet
13. Harmons
14. Audi
15. Porsche
16. Megaplex



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