



Colliers

For Sale or Lease

BATTLE CREEK COMMERCIAL

338 South 670 West | Lindon, Utah

Accelerating success.



Property Information

Premier Commercial Condominiums

\$515,000 - \$652,000 | per unit
Sales Price

\$1.75 PSF | NNN
Lease Rate

1,399 SF - 42,102 SF
Available

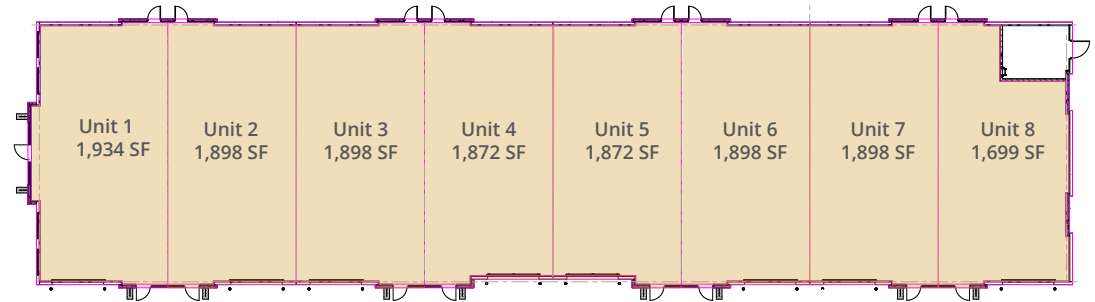
- **Construction started July 1, 2026.**
- **Estimated completion date: First quarter 2027**
- Centrally located directly off the 1600 North I-15 interchange, east side of the freeway
- Estimated NNN Fee (\$0.22 NNN)
- Clear Height: 26'
- 12' x 14' grade level doors
- 208 volts / 200 amps / 3 phase power
- Sprinklers: Wet
- One (1) finished office and one (1) ADA restroom
- Storage mezzanine with railing

Building A | Northwest Building

Total Building Size | 14,969 SF

Available: 14,969 SF

- | | |
|--------------------|--------------------|
| › Unit 1: 1,861 SF | › Unit 5: 1,791 SF |
| › Unit 2: 1,816 SF | › Unit 6: 1,816 SF |
| › Unit 3: 1,816 SF | › Unit 7: 1,816 SF |
| › Unit 4: 1,791 SF | › Unit 8: 1,635 SF |



Building B | Southwest Building

Available: 27,133 SF

Total Building Size | 27,133 SF

- | | |
|--------------------|---------------------|
| › Unit 1: 1,555 SF | › Unit 10: 1,555 SF |
| › Unit 2: 1,510 SF | › Unit 11: 1,510 SF |
| › Unit 3: 1,510 SF | › Unit 12: 1,510 SF |
| › Unit 4: 1,510 SF | › Unit 13: 1,501 SF |
| › Unit 5: 1,510 SF | › Unit 14: 1,501 SF |
| › Unit 6: 1,501 SF | › Unit 15: 1,510 SF |
| › Unit 7: 1,501 SF | › Unit 16: 1,510 SF |
| › Unit 8: 1,510 SF | › Unit 17: 1,510 SF |
| › Unit 9: 1,519 SF | › Unit 18: 1,399 SF |

