

UNDER CONSTRUCTION - READY FOR IMPROVEMENTS MAY 2026



WonderBlock

OGDEN, UTAH



J·FISHER  
COMPANIES

Colliers



UNDER CONSTRUCTION - READY FOR IMPROVEMENTS MAY 2026

## WONDERBLOCK OVERVIEW

WonderBlock is a vibrant mixed-used community that will forever change downtown Ogden. The development features 101,000 square feet of Class A office space in addition to retail, residential, grocery and a boutique hotel connecting directly to Historic 25th Street. WonderBlock, which is easily accessed from FrontRunner will not only help spark a downtown revitalization but create a sense of place that will draw people throughout the region.

Ogden is a city on the rise. It's vibrant downtown, growing economy, and abundance of outdoor activities, make Ogden and the Wonderblock a great place to live, work, and raise a family.

- 101,148 square feet of market changing Class A office space.
- 350+ residential units, high amenity, within walking distance of Arts/Culture/Events
- New dining, grocery, shopping and service concepts within 70,000+ square feet of retail space.
- 100 room boutique hotel connected to Historic 25th Street.
- Curated public amenity space featuring pedestrian paseos and outdoor amenities, including plazas, gardens, fountains, and spaces to gather.
- Convenient structured/covered public parking



101,148 Square Feet

Class A office space  
available



Project Timing

WonderBlock will open in  
2026



Parking

Over 1,100 onsite structured  
parking stalls



FrontRunner

3-5 minute walk from  
FrontRunner station.



Amenities

Restaurants, Grocery,  
Hospitality, and other retail  
on-site



Panoramic Views

5th floor panoramic  
outdoor patios with  
breathtaking mountain views

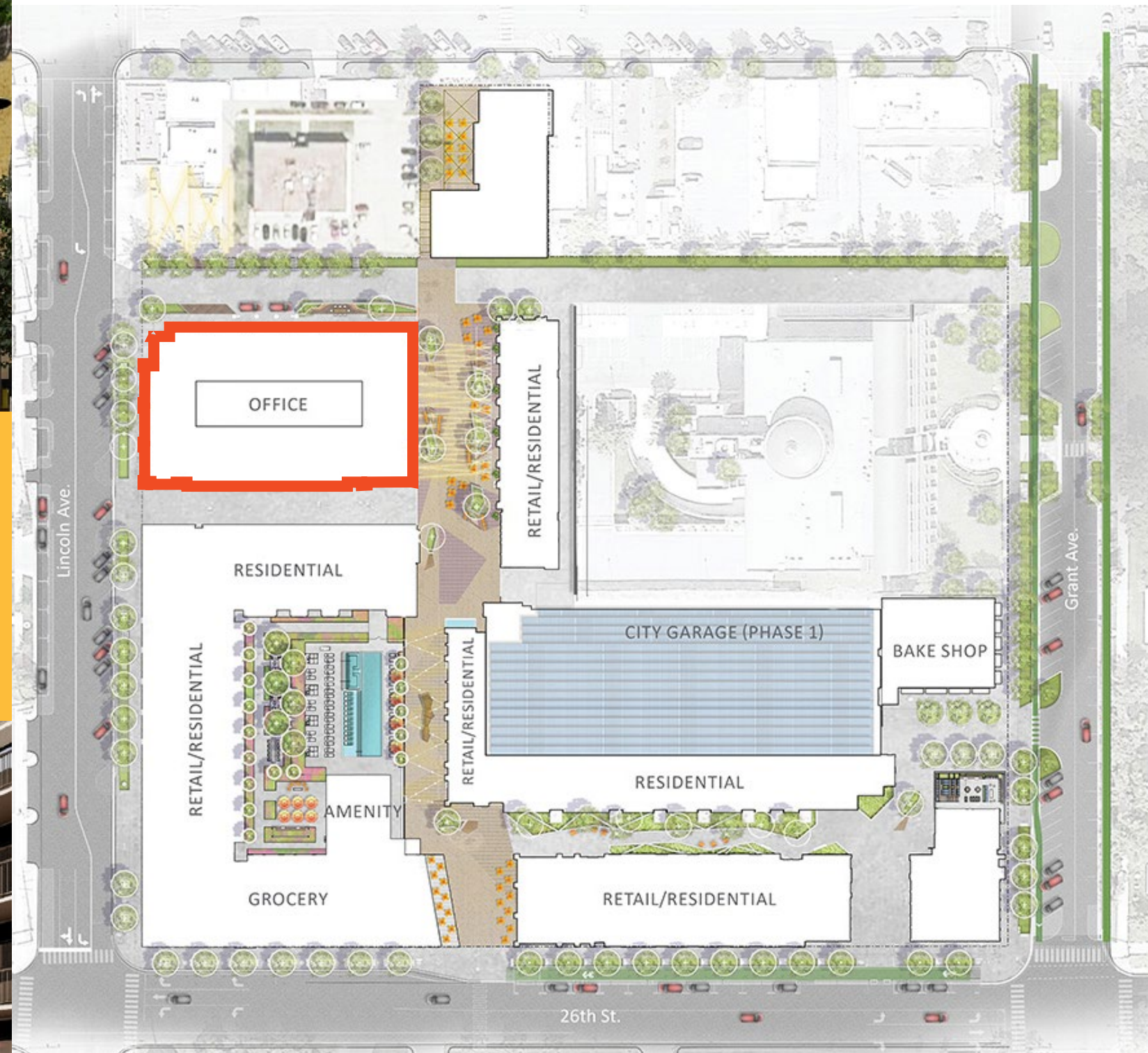


### DOWNTOWN REVITALIZED

WonderBlock will not only help spark a downtown revitalization, but create a sense of place that will draw people throughout the region to the city.

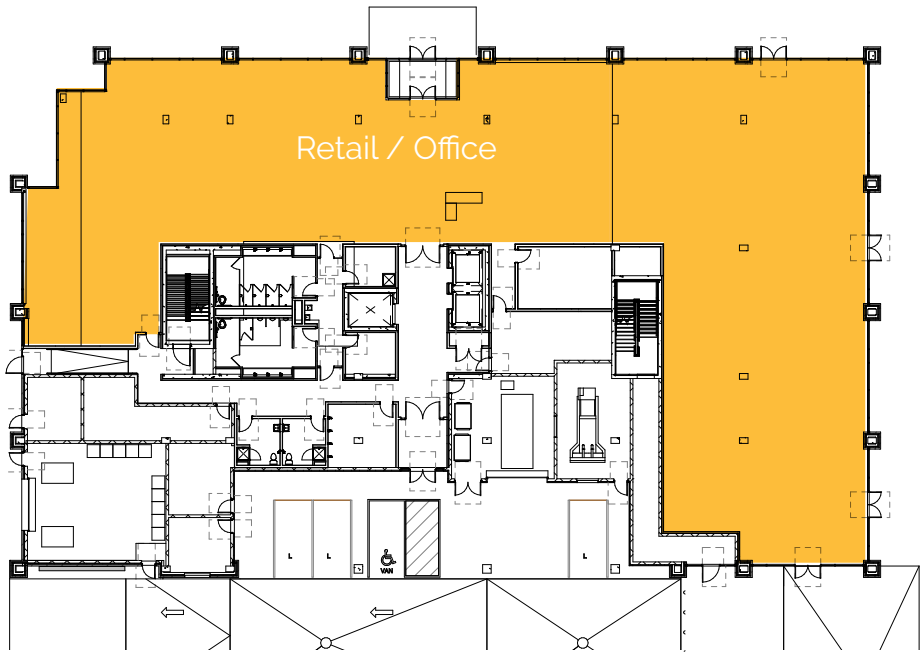


## SITE PLAN

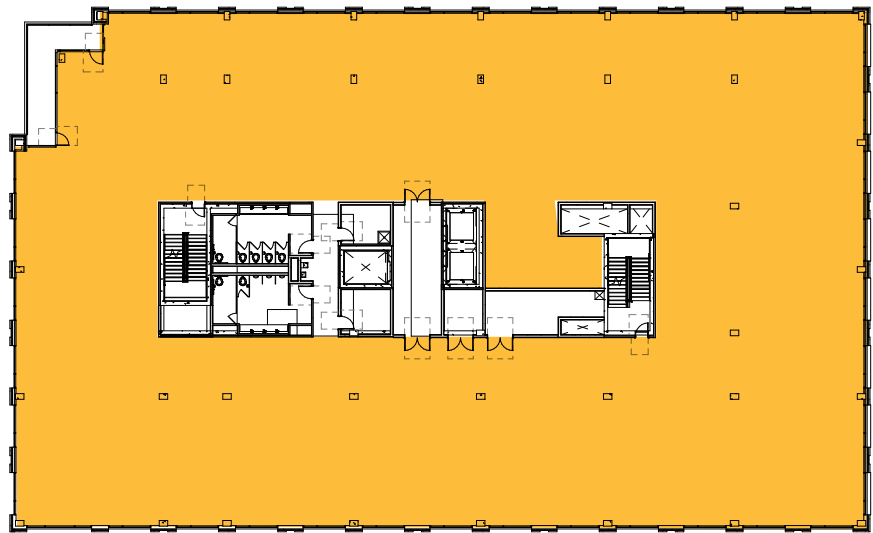


# OFFICE FLOOR PLANS

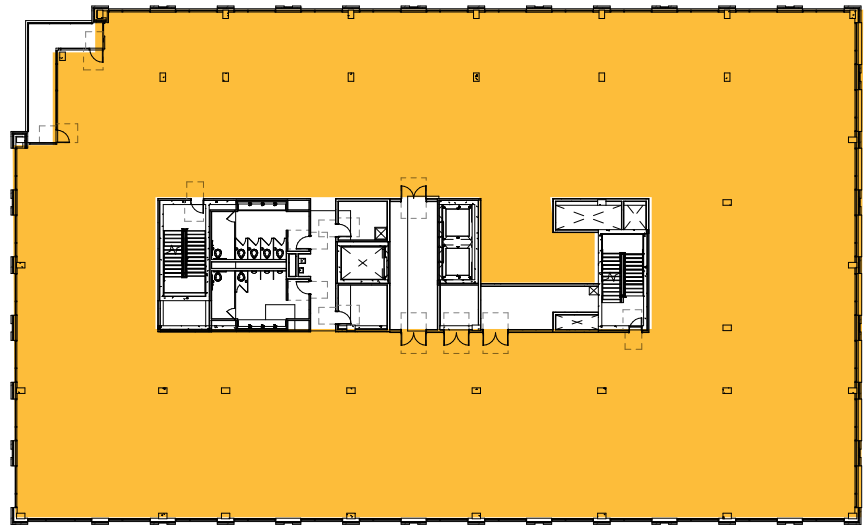
1st Floor - 11,916 RSF



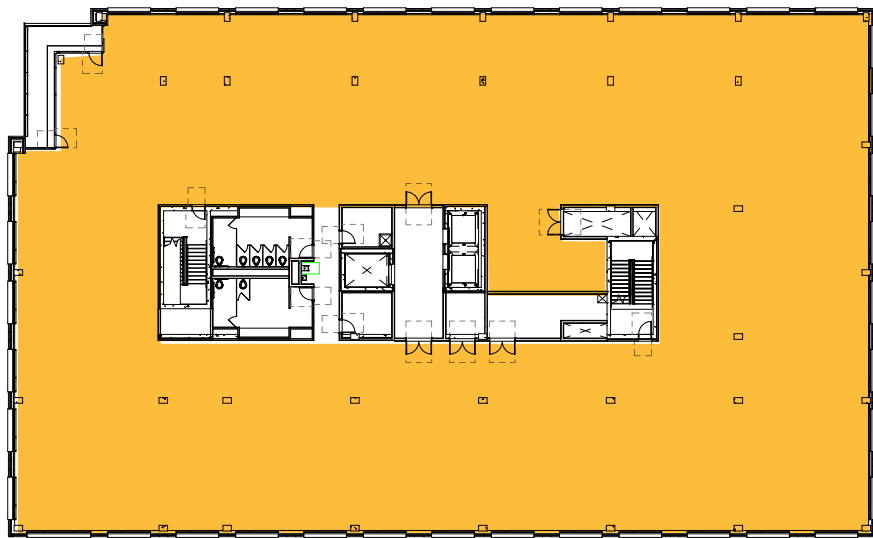
2nd Floor - 23,135 RSF



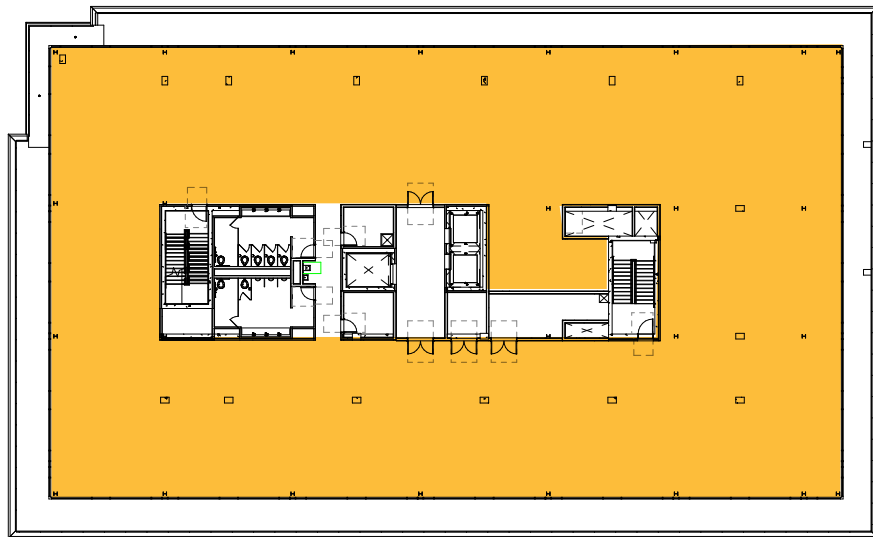
3rd Floor - 23,135 RSF



4th Floor - 23,135 RSF



5th Floor - 19,827 RSF



# AREA OVERVIEW

If you are looking for a great place to locate your business, Weber County and Ogden, Utah is a great option. The city has a lot to offer businesses, including a low cost of living, a strong economy, an excellent quality of life, and a strategic location. Just a short 35-minute drive from the Salt Lake City International Airport, Ogden is the community center of Weber County with over 265,000 residents within the larger Wasatch Front metropolitan area that extends from Ogden to Salt Lake City, to Provo. Ogden is Northern Utah's regional center for employment, education, healthcare, and government.

The community offers access to all the advantages of a major metropolitan area, while maintaining an affordable cost of business and living, high quality of life, and unparalleled access to the outdoors.

Here are some additional reasons why you should consider locating a business in Ogden:

- Business-friendly environment: Ogden has a business-friendly environment, with a strong focus on economic development. The city offers a variety of resources and incentives to help businesses succeed.
- Highly skilled workforce: Ogden has a highly skilled workforce, with a strong focus on STEM education. This makes it easy for businesses to find the talent they need to grow.



WEBER STATE UNIVERSITY



HILL AIR FORCE BASE



HISTORIC 25TH STREET

## INDUSTRY CLUSTERS

- Advanced Materials & Manufacturing: Ogden is home to a number of advanced materials and manufacturing companies, including aerospace, defense, and medical device manufacturers. These companies are attracted to Ogden by the city's skilled workforce, its proximity to major markets, and its business-friendly environment.
- Aerospace & Defense: The Ogden area is home to a number of aerospace and defense companies, including Northrop Grumman, BAE Systems, and ATK. These companies are attracted to Ogden by the city's proximity to Hill Air Force Base, its skilled workforce, and its business-friendly environment.
- Outdoor Products: Ogden is home to a number of outdoor product companies, including Lifetime Products and Rossignol. These companies are attracted to Ogden by the city's proximity to the Wasatch Mountains, its skilled workforce, and its business-friendly environment.
- Life Sciences: Ogden is home to a number of life sciences companies, including Fresenius Medical Care and Nutraceutical. These companies are attracted to Ogden by the city's skilled workforce, its proximity to major markets, and its business-friendly environment.
- Software & Technology: Ogden is home to a number of software and technology companies. The area is also the beneficiary of over 2,000+ high level software engineers/developers employed at Hill Air Force Base.

# AMENITIES

## RESTAURANTS

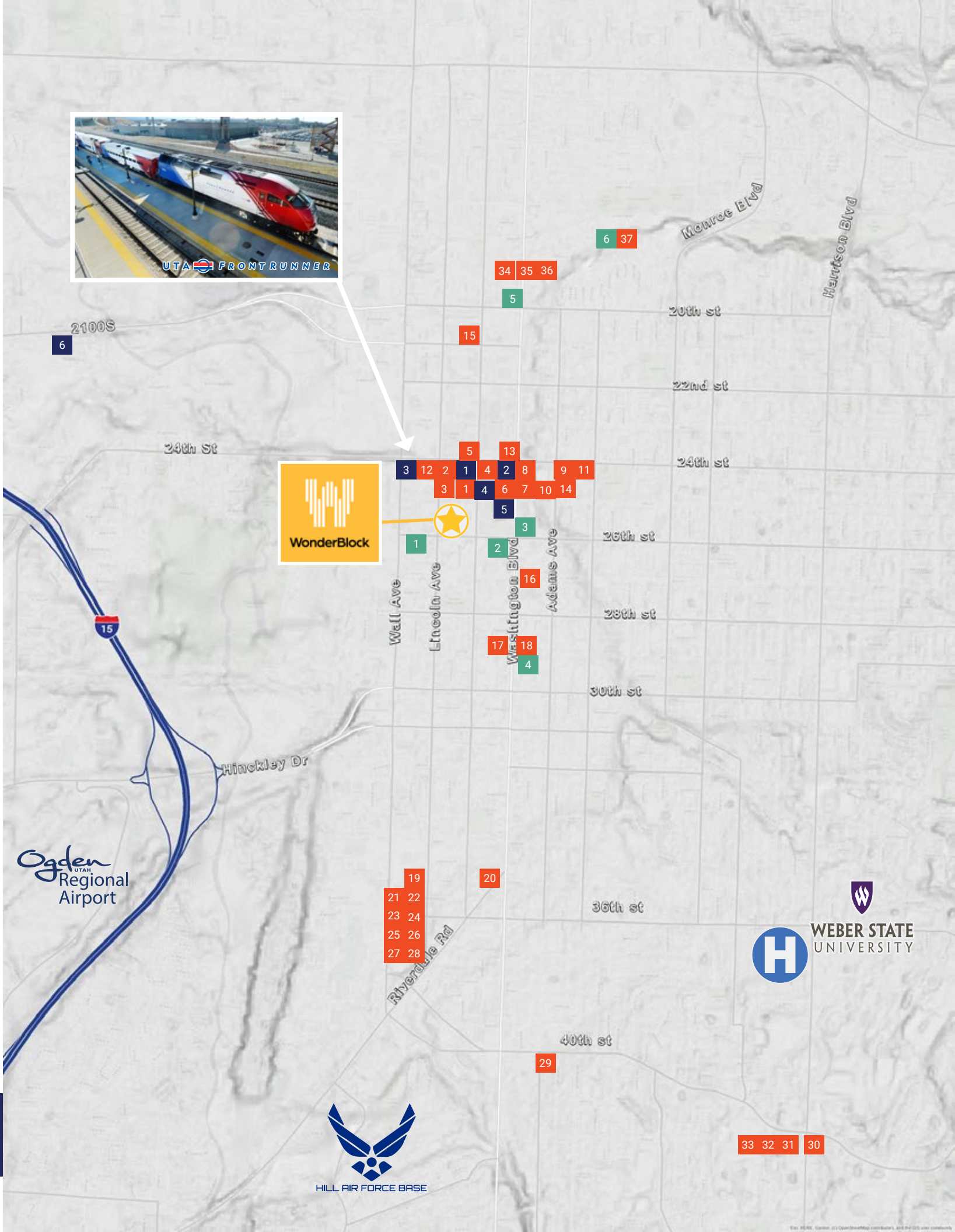
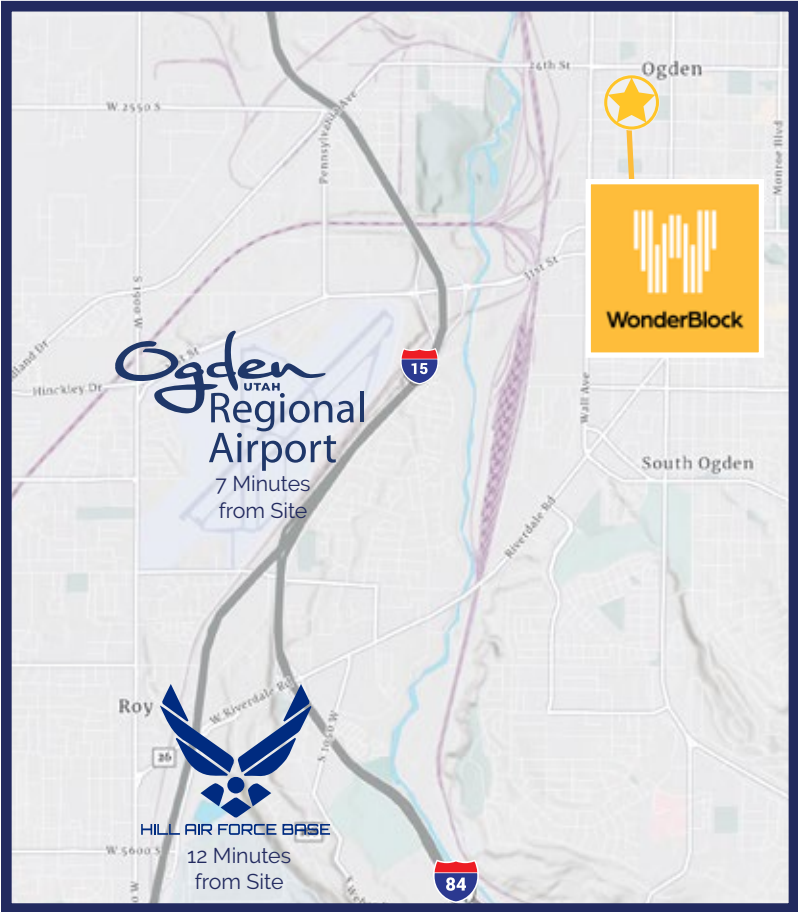
1. Roosters Brewing
2. Slackwater
3. Tona Sushi Bar
4. Union Grill
5. Jaun Pablos Grill
6. Tacos La Tapatia
7. The Angry Goat
8. Costa del Sol
9. Kamikazes grill
10. WB's Eatery
11. The Lotus Café
12. Cuppa
13. Waffle Love
14. Tokyo Station
15. Farr Better Ice Cream
16. Rosa's Cafe
17. Daily Rise Coffee
18. Lee's Mongolian BBQ
19. LongHorn Steakhouse
20. So Delicious Japanese Wasabi
21. Texas Roadhouse
22. Chick-fil-A
23. Olive Garden Italian
24. Raising Cane's
25. Costa Vida
26. Café Zupas
27. Tony's Pizza
28. Ruby River
29. Grounds for Coffee
30. The Pie Pizzeria
31. Einstein Brothers Bagels
32. Sushi Pro
33. Steiny's Sports Bar
34. Kneaders Bakery
35. Ogden Beer Company
36. Dirty Bird
37. Prairy Schooler Steakhouse

## SERVICE

1. Goldenwest Credit Union
2. Bank of Utah
3. U.S. Bank
4. Chase Bank
5. America First Credit Union
6. Mountain America Credit Union
7. D.L. Evans

## HOTELS

1. Courtyard Marriot
2. Hampton Inn
3. Tru by Hilton
4. Bigelow/Ascend
5. Hilton Garden
6. Extended Stay





# WonderBlock

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