



MERIDIAN POINT

2745 West 600 North | Lindon, Utah 84042
(I-15 Exit 275)

MERIDIAN POINT



Meridian Point presents a distinctive headquarters opportunity in one of Utah County's most established and dynamic business corridors. The property offers a professional setting, immediate access to I-15, and proximity to major employment centers, dining, retail, and lifestyle amenities including On-Site Full Fitness Center with Showers and Locker Facilities. The building also features a new 3-story Parking Structure.

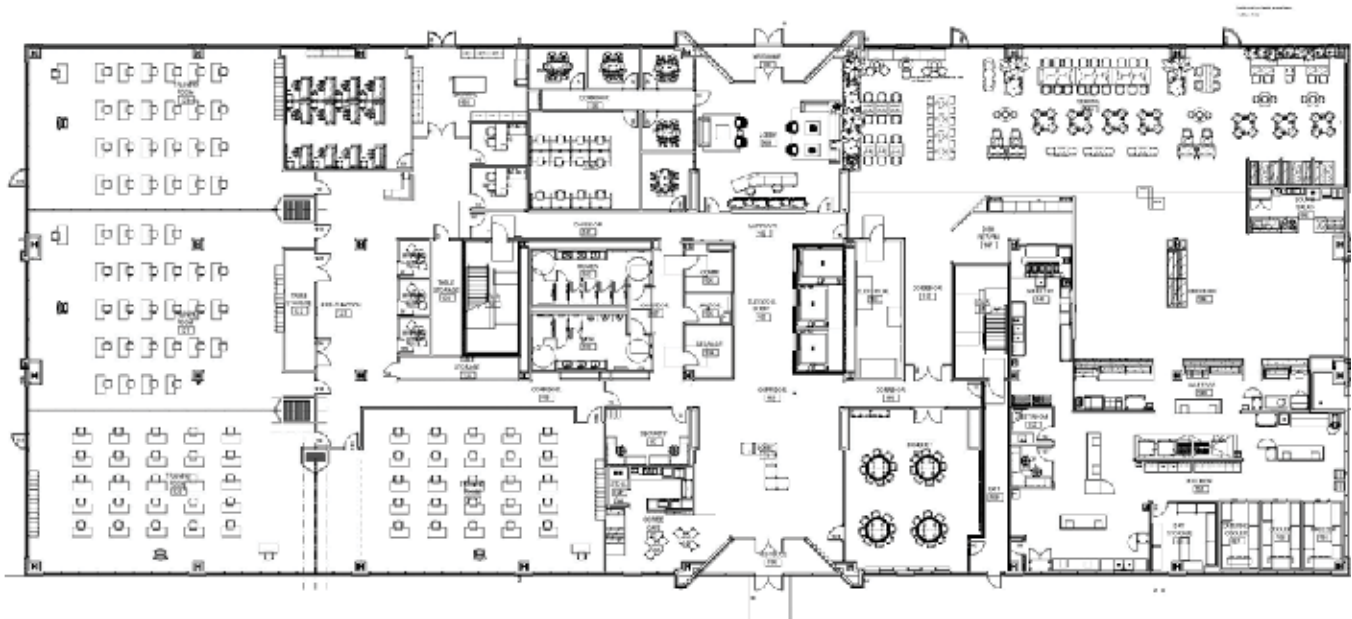
With the scale and presence to accommodate a corporate headquarters, Meridian Point provides companies with an opportunity to establish a prominent Utah County presence, create a destination workplace, and position their organization for continued growth and expansion. Its strategic location and strong corporate setting make Meridian Point an ideal choice for companies seeking a headquarters that combines accessibility, visibility, and long-term value.

- 89,437 Square Feet Total Available
- Lease Rate: \$26.50-\$28.50 Per Sq. Ft. Full Service
- Extraordinary Parking Ratio: 7/1000 with 3 level secure parking structure – included free of charge
- Building Crown Signage Available facing I-15
- Full Fitness Center with Showers and Locker Facilities – included free of charge
- Premier Office Location in Lindon
- Strategic Utah County Location
- Convenient Access to I-15
- Modern, Professional Office Environment
- Excellent Access to Dining, Retail & Amenities
- Located in Utah County's Established Technology Corridor
- Close Proximity to Major Employment Centers
- Highly Accessible Location for Employees & Clients
- Surrounded by a Strong Corporate & Technology Presence
- Exceptional Location for Business Growth & Employee Attraction

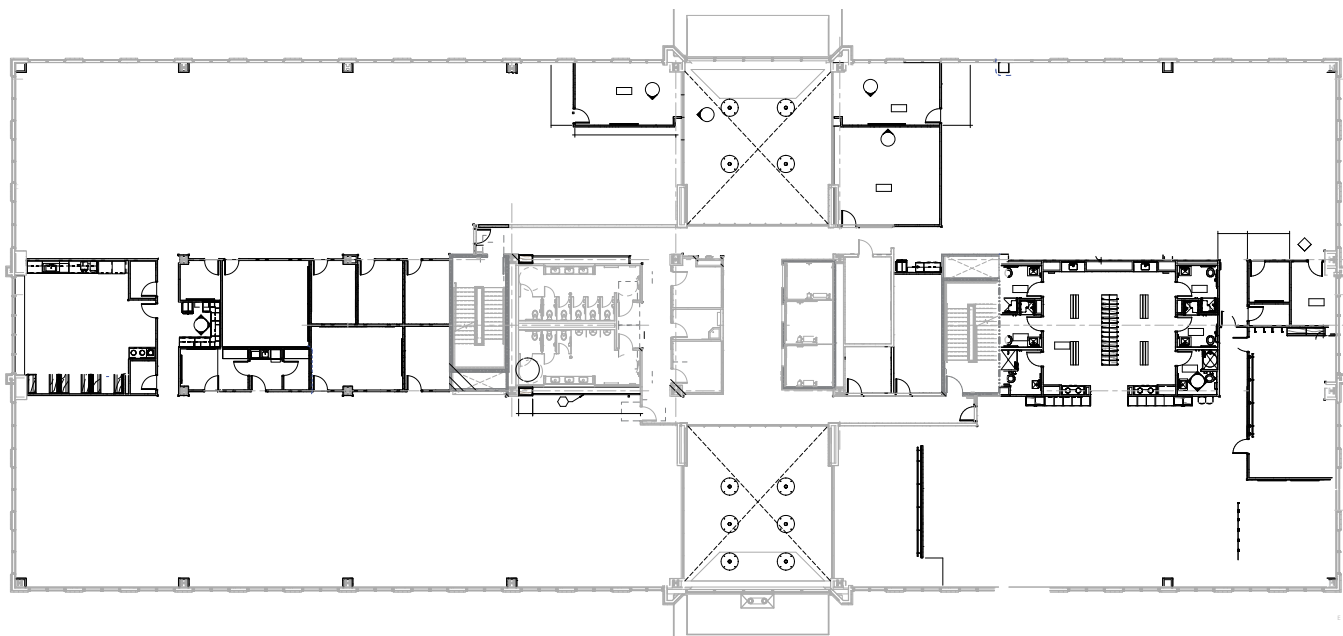


Available Space:

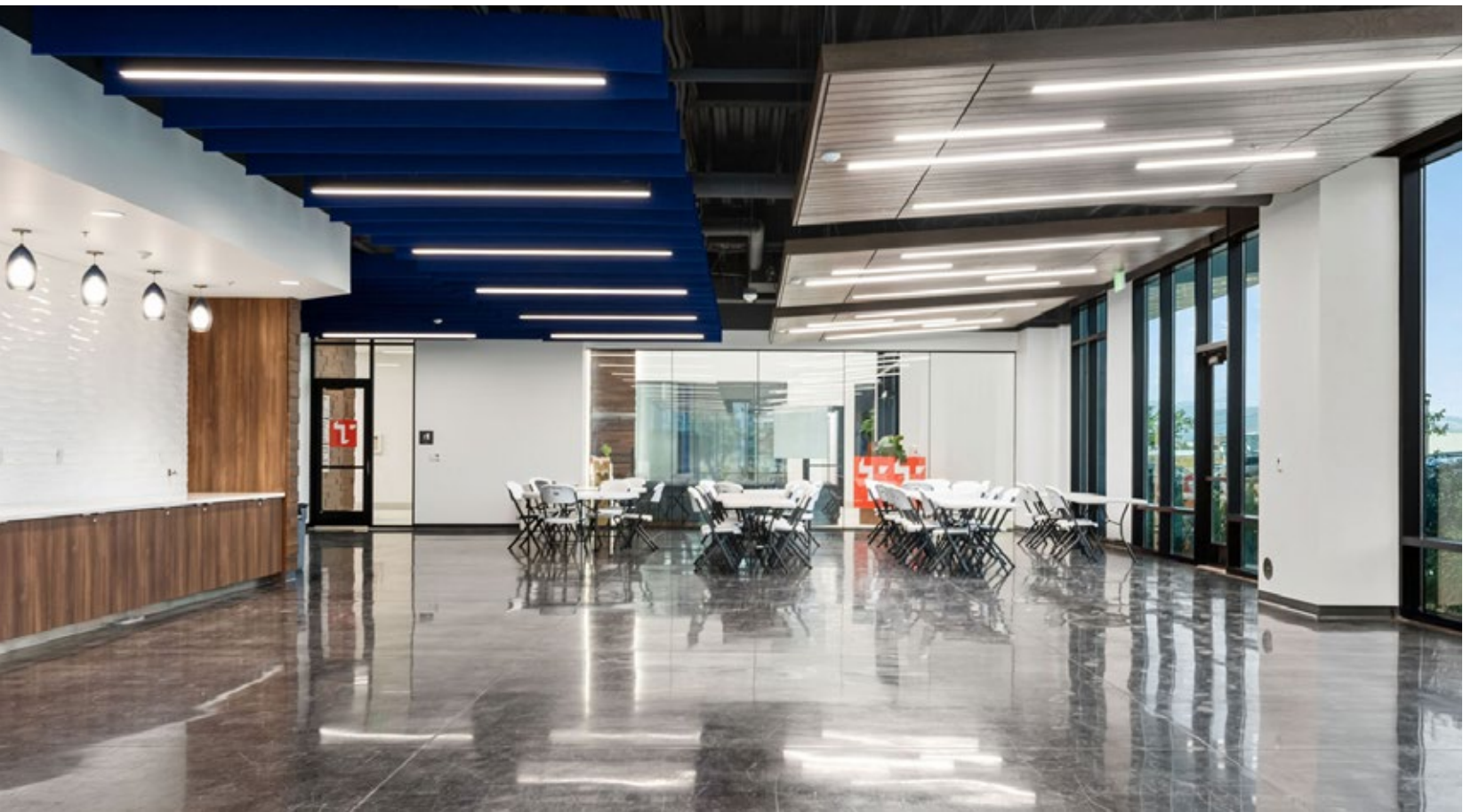
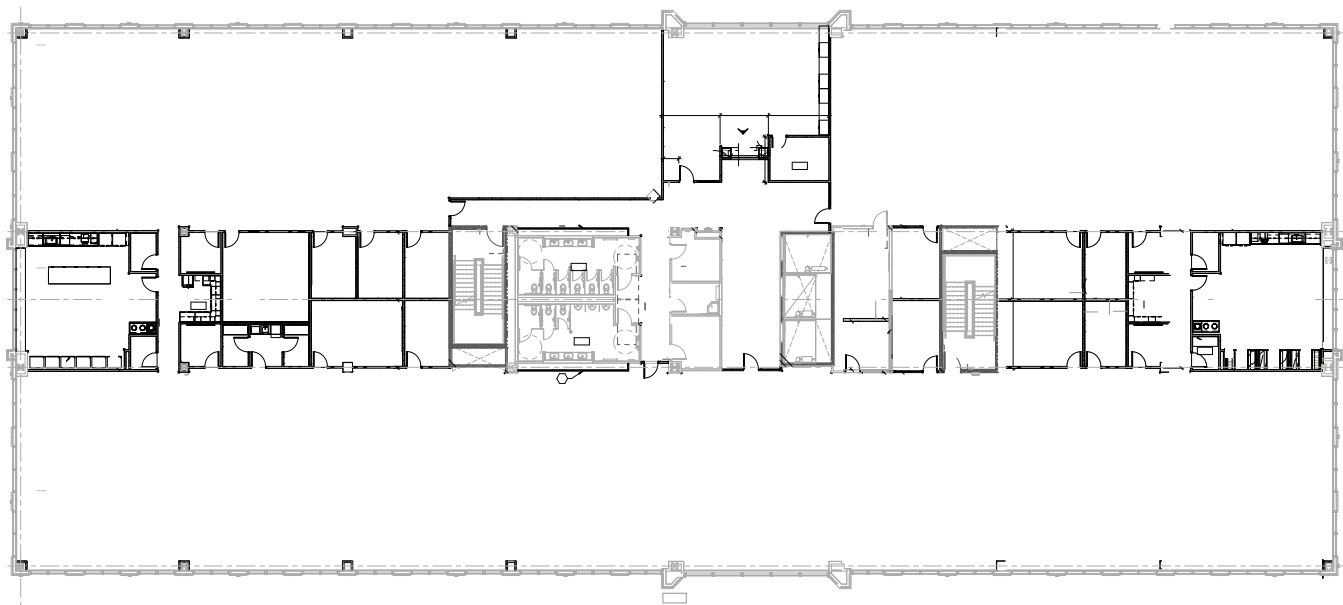
1st Floor | 28,659 RSF



2nd Floor | 29,090 RSF



3rd Floor | 31,688 RSF





2nd Floor



3rd Floor



Silicon Slopes *Utah's Business Powerhouse*

Located in the heart of Utah's thriving tech corridor, Lindon offers office tenants a dynamic, future-forward environment built for business growth. Positioned within Silicon Slopes, this nationally recognized innovation hub is home to a dense cluster of high-performing startups, unicorns, and Fortune 500 companies, supported by a deep talent pool and pro-business climate. With access to a highly educated workforce, modern infrastructure, and exceptional quality of life—including nearby shopping, dining, transit, and recreation—Lindon puts businesses at the center of opportunity while offering the accessibility and lifestyle today's workforce demands. More than a location, Lindon is a strategic advantage for forward-thinking companies.

Accolades:

- Top 5 Fastest-Growing Tech Markets – Forbes
- #1 State for Economic Outlook – Rich States, Poor States Report
- Pro-Business Environment – Ranked among the best states for business by CNBC
- Home to Tech Leaders – Adobe, Qualtrics, Lucid, Entrata, and more
- Access to Talent – 6 major universities within 45 miles
- Among the Highest Rates of STEM Job Growth in the Nation
- High Office Demand & Corporate Relocations
- Vibrant Live-Work-Play Lifestyle in a Scenic Mountain Setting

Thriving Companies

Unmatched Location



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

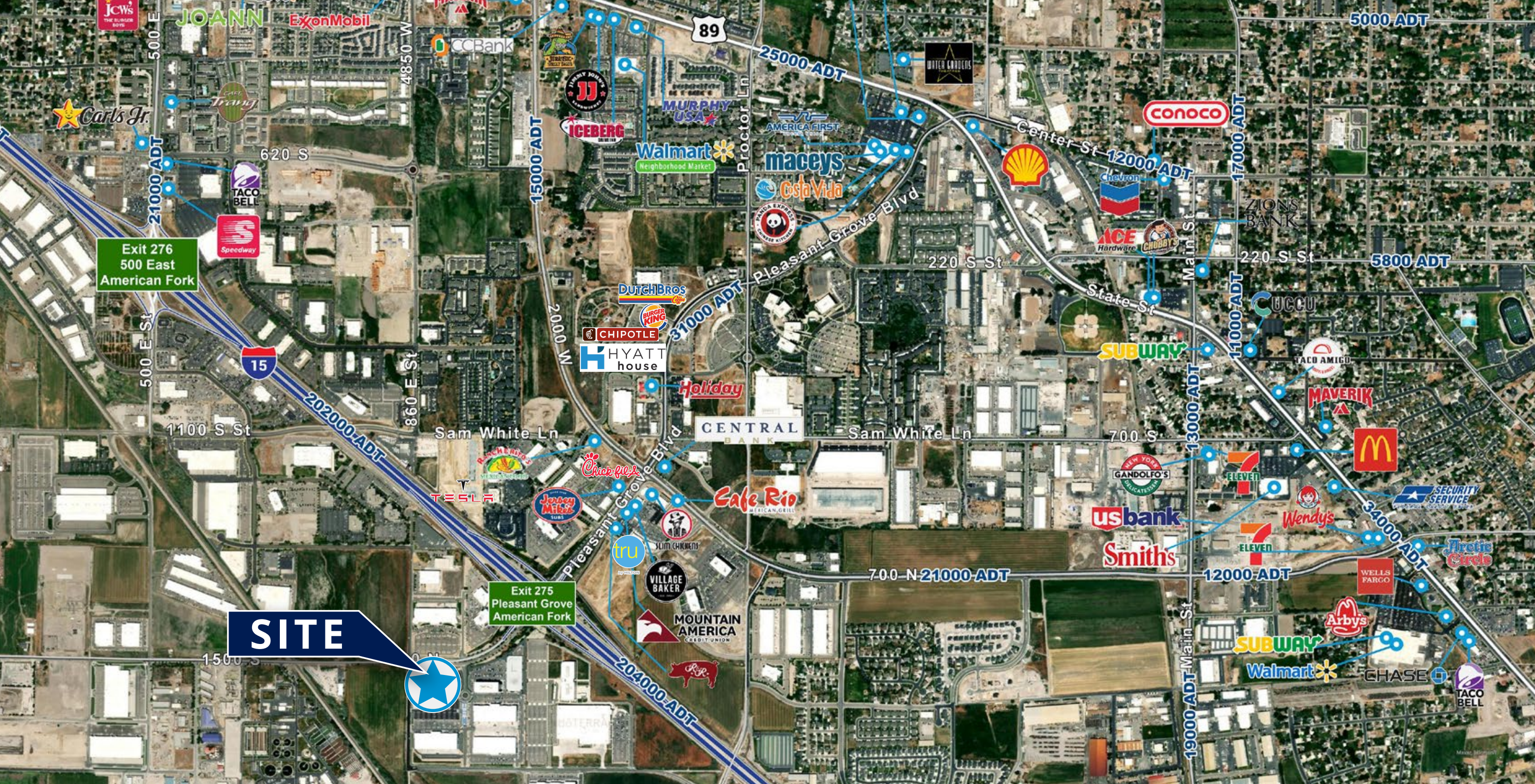
Utah's Mighty 5 National Parks are Arches, Bryce Canyon, Capitol Reef, Canyonlands, and Zions.



3,400+

Dedicated Trails

For hiking, mountain biking, backpacking and more.



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