

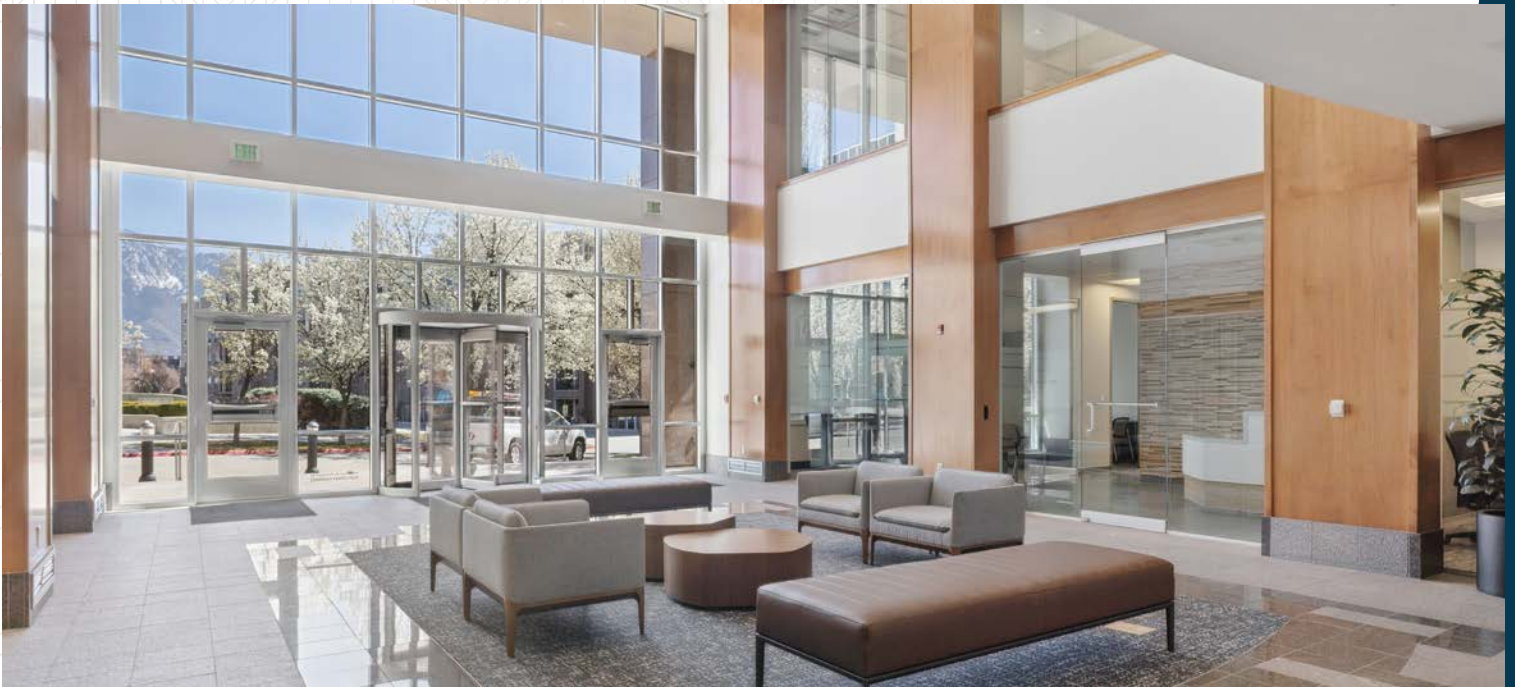
SOUTH TOWNE CORPORATE CENTER



WHERE BUSINESS PEAKS

SOUTH TOWNE CORPORATE CENTER

STCC features two state-of-the-art Class A office buildings situated in the heart of Sandy, a thriving suburban submarket of Salt Lake City.



CLASS A

OFFICE
BUILDING

262K+ SF

CAMPUS
SIZE

3,420 SF - 69,333 SF

SUITES



**ON-SITE PROPERTY
MANAGEMENT**



**FITNESS CENTER WITH
SHOWERS AND LOCKERS**



**SPECTACULAR VIEWS
FROM ALL FLOORS**



**NEW STATE OF THE ART 142
PERSON TRAINING CENTER
WITH KITCHEN AND LOUNGE**



**HIGH SPEED WIFI WITH
CENTURYLINK AND
COMCAST AVAILABLE**



**BACKUP GENERATOR
AND UPS SYSTEM**



**ENGINEER &
DAY-PORTER ON-SITE**



**ATTACHED COVERED
PARKING, 4.2/1,000, EV
CHARGING STATIONS**



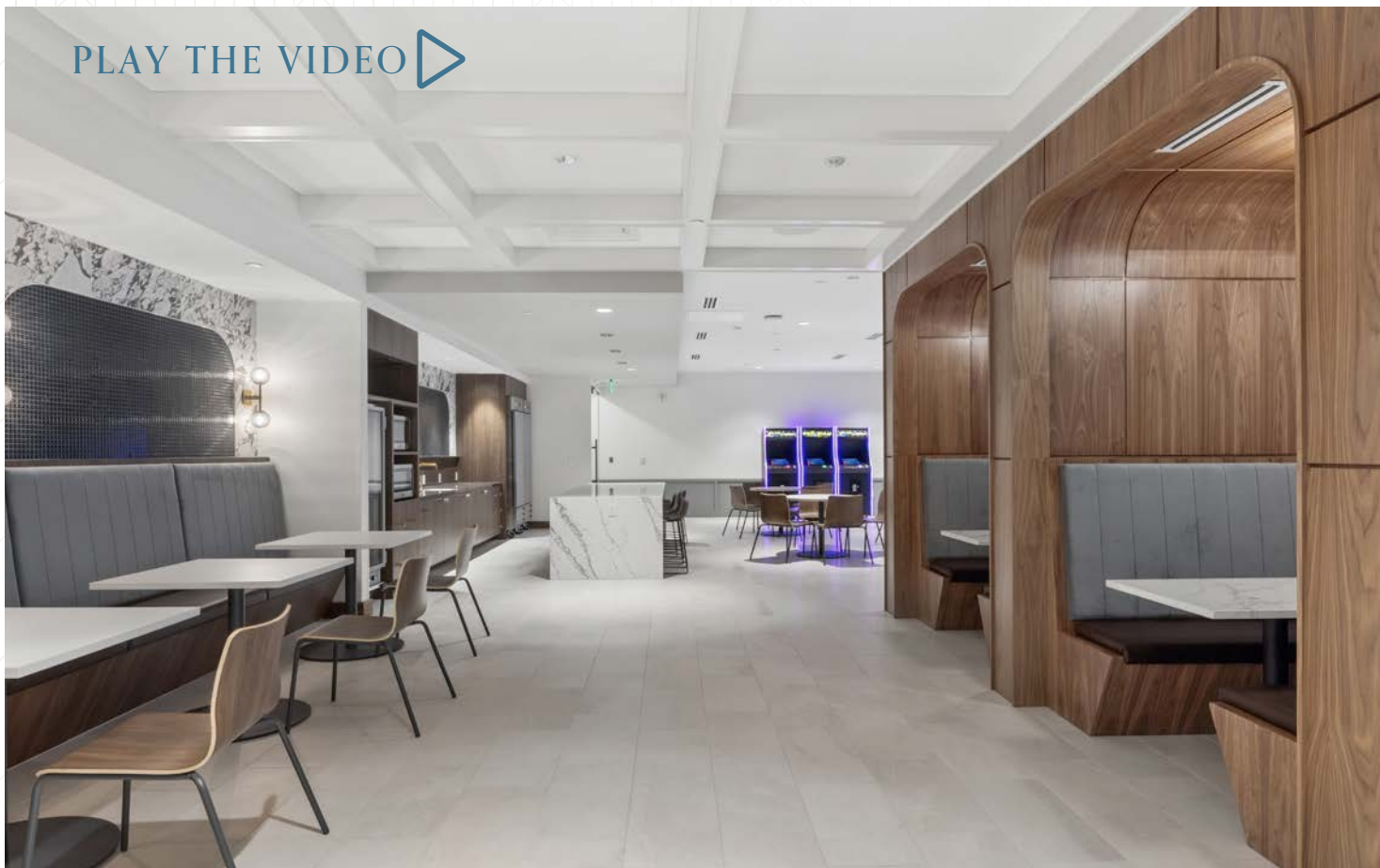
**ENERGY STAR
CERTIFIED**



**CROWN SIGNAGE AVAILABLE
FOR QUALIFIED TENANTS**

TENANT LOUNGE, CONFERENCE FACILITY, FITNESS CENTER
BRAND NEW AMENITIES

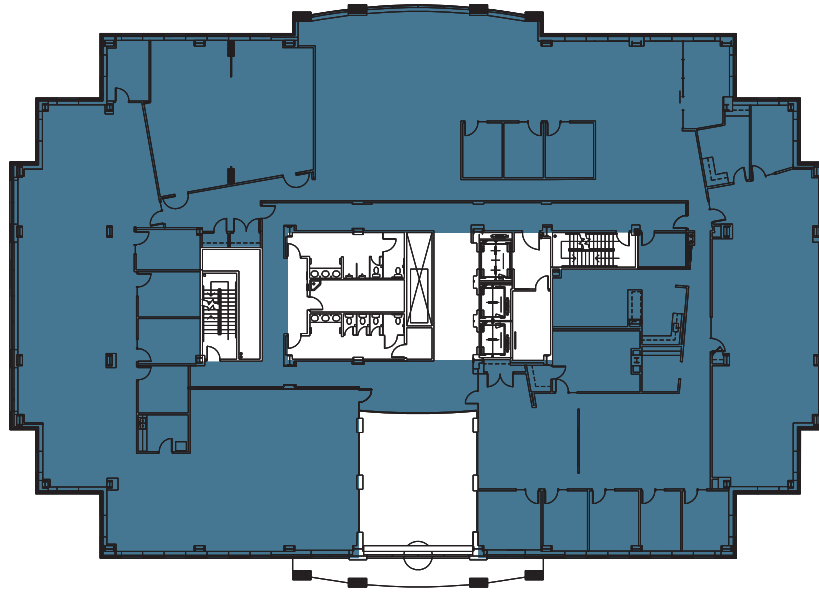
PLAY THE VIDEO 





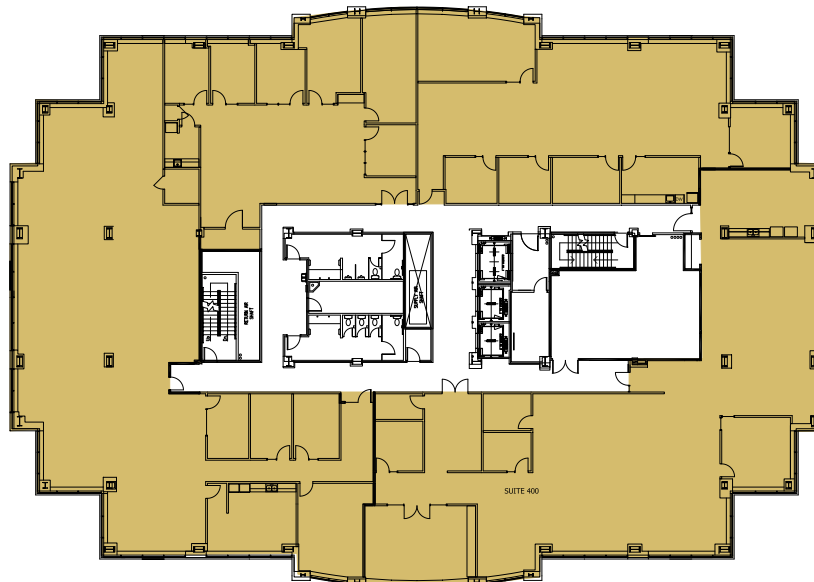
150 WEST

FLOORPLANS AND AVAILABILITIES



Second Floor

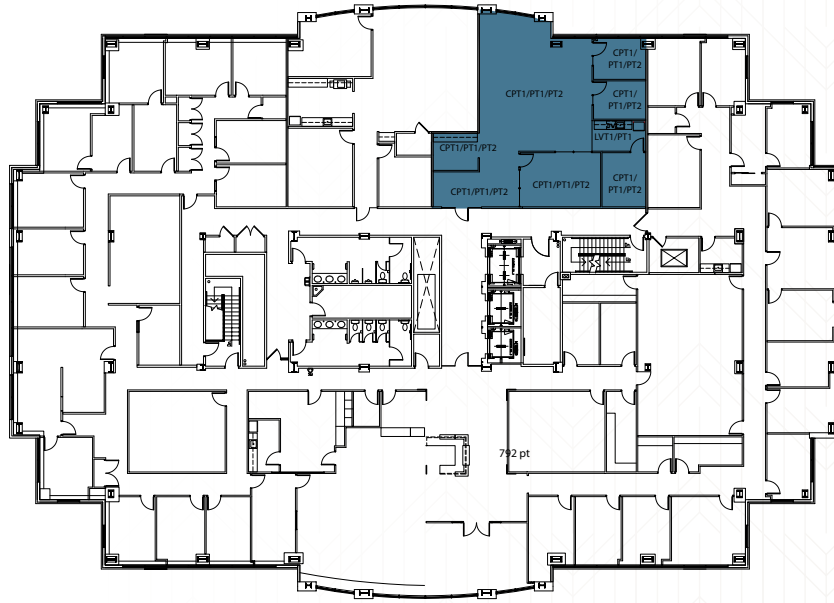
Suite	Size
■ 200	22,134 SF



Fourth Floor

Suite	Size
■ 400	up to 24,080 SF

150 WEST CIVIC CENTER DRIVE, SANDY, UTAH



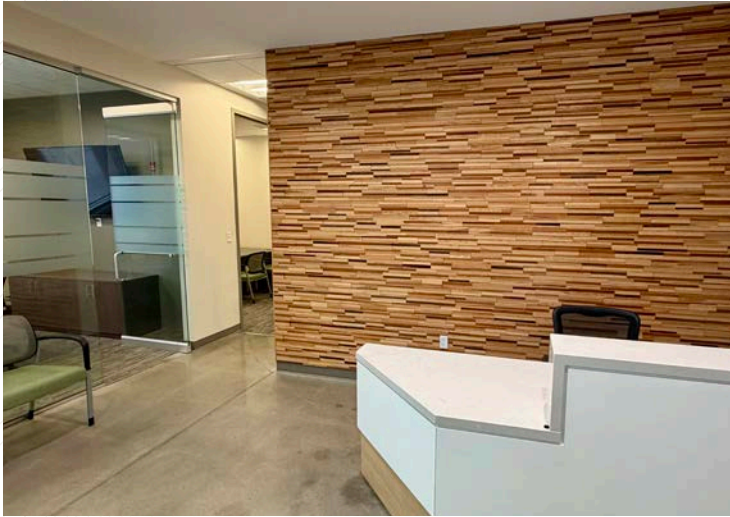
Sixth Floor

Suite	Size
602	2,281 SF

360°
Virtual Tour



200 WEST FLOORPLANS AND AVAILABILITIES



360°
Virtual Tour 



First Floor

Suite	Size
120	3,420 SF
140	6,446 SF
190	3,845 SF



Third Floor

Suite	Size
■ 350	6,511 SF

THE NEIGHBORHOOD

WELCOME TO SANDY, UT

Just south of Salt Lake City, South Towne Corporate Center is located in the South Valley, right in the mix of both nature and urban environments with all amenities close at hand.

The property, with stunning southern views, is situated right off Civic Center Drive, a block east of Interstate 15. South Towne Corporate Center is kitty corner to Hale Centre Theatre and MLS' Real Salt Lake's Practice Field, and just blocks away from their stadium.



Located in the South Valley, just a 20-minute drive to downtown Salt Lake City.



The property's location taps into the South Valley's rich pool of talent, drawn by its position as the gateway to world-class skiing in the Canyons. This affluent workforce fuels a thriving tech community, attracting innovative companies and creating a dynamic ecosystem of opportunity and growth.



South Towne Corporate Center offers seamless connectivity, with Salt Lake City International Airport just a 20-minute drive away, ensuring effortless travel for businesses with global reach.



For the perfect work-life balance, world-class ski resorts like Solitude, Alta, Snowbird and Brighton are just 35 minutes away.



An array of activities are nearby from hiking, biking, fishing, kayaking, rock climbing, and convenient dining and entertainment options.







SOUTH TOWNE CORPORATE CENTER

NEARBY AMENITIES WITHIN A 5-MILE RADIUS

ATTRACTIONS

- Hale Center Theatre
- The Shops at South Towne
- NHL Practice & Training Facility
- Mountain America Exposition Center
- River Oaks Golf Course
- Mulligans Golf & Games

FOOD & BEVERAGE

- Chick-fil-a
- Slackwater Sandy

- Potbelly
- Olive Garden
- Jimmy John's
- Sunday's Best
- Chili's Grill & Bar
- Dog Haus
- Einstein Bros. Bagels
- Texas Roadhouse
- Krispy Kreme Doughnuts
- Panda Express
- Starbucks
- Chipotle

- Libertango Steakhouse
- Simply Thai
- Via313 Pizzeria

HOTELS

- Hilton Garden Inn
- Residence Inn
- Hyatt House
- Embassy Suites by Hilton
- Springhill Suites
- Fairfield Inn

STORES

- Costco
- Target
- REI
- Lululemon
- Walmart
- JCPenney
- Old Navy
- Nordstrom Rack
- PGA Superstore



EASY ACCESSIBILITY TO I-15
VIA 90TH AND 106TH EXITS

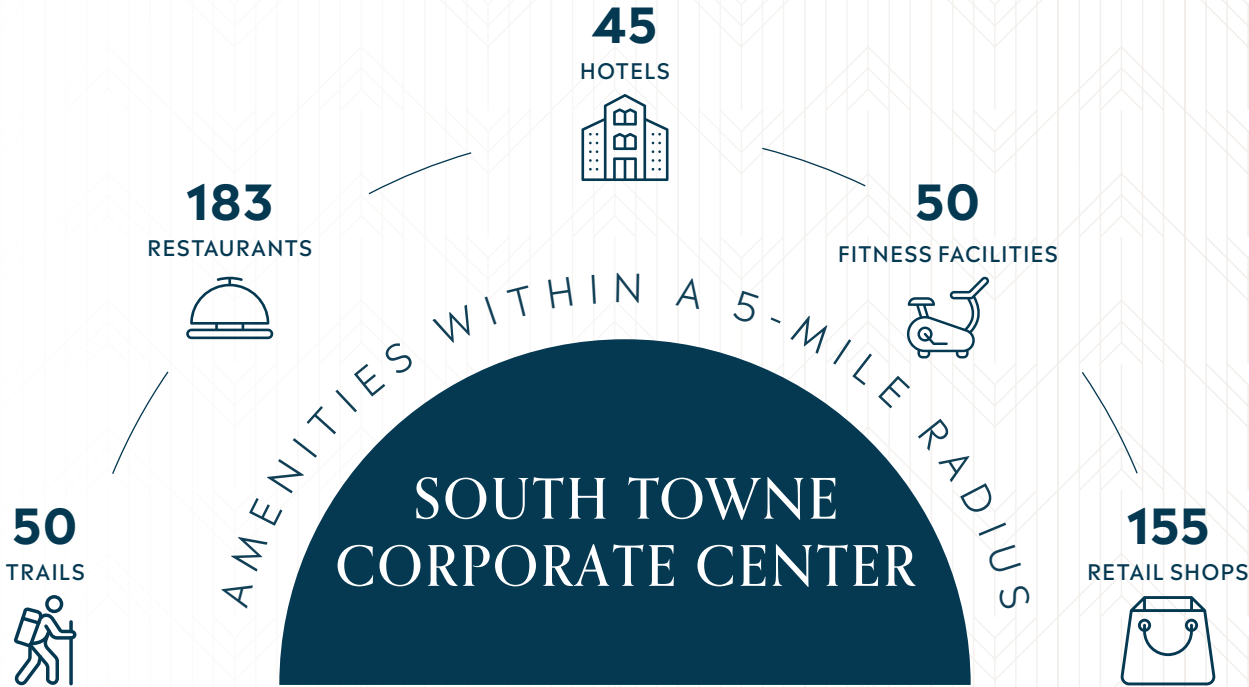


CONVIENENT FRONTRUNNER
STATION ACCESS



SOUTH NORTH

20 MINUTES TO SALT LAKE CITY



SOUTH TOWNE CORPORATE CENTER

150 & 200 WEST CIVIC CENTER DRIVE
SANDY, UTAH

For leasing, please contact

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