

The Old Rock Church Building

For Lease



75 West Main Street Court | Alpine, Utah, 84004

Colliers



The Old Rock Church Building

This timeless gem, is nestled in the heart of Alpine, and has been significantly renovated and improved to accommodate a variety of creative office users.

Available
2,496 SF
Office Suite

Available
1,489 SF
Garden Suite

Lease Rate
\$20.00
Per SF / NNN

Class A Office Building For Lease

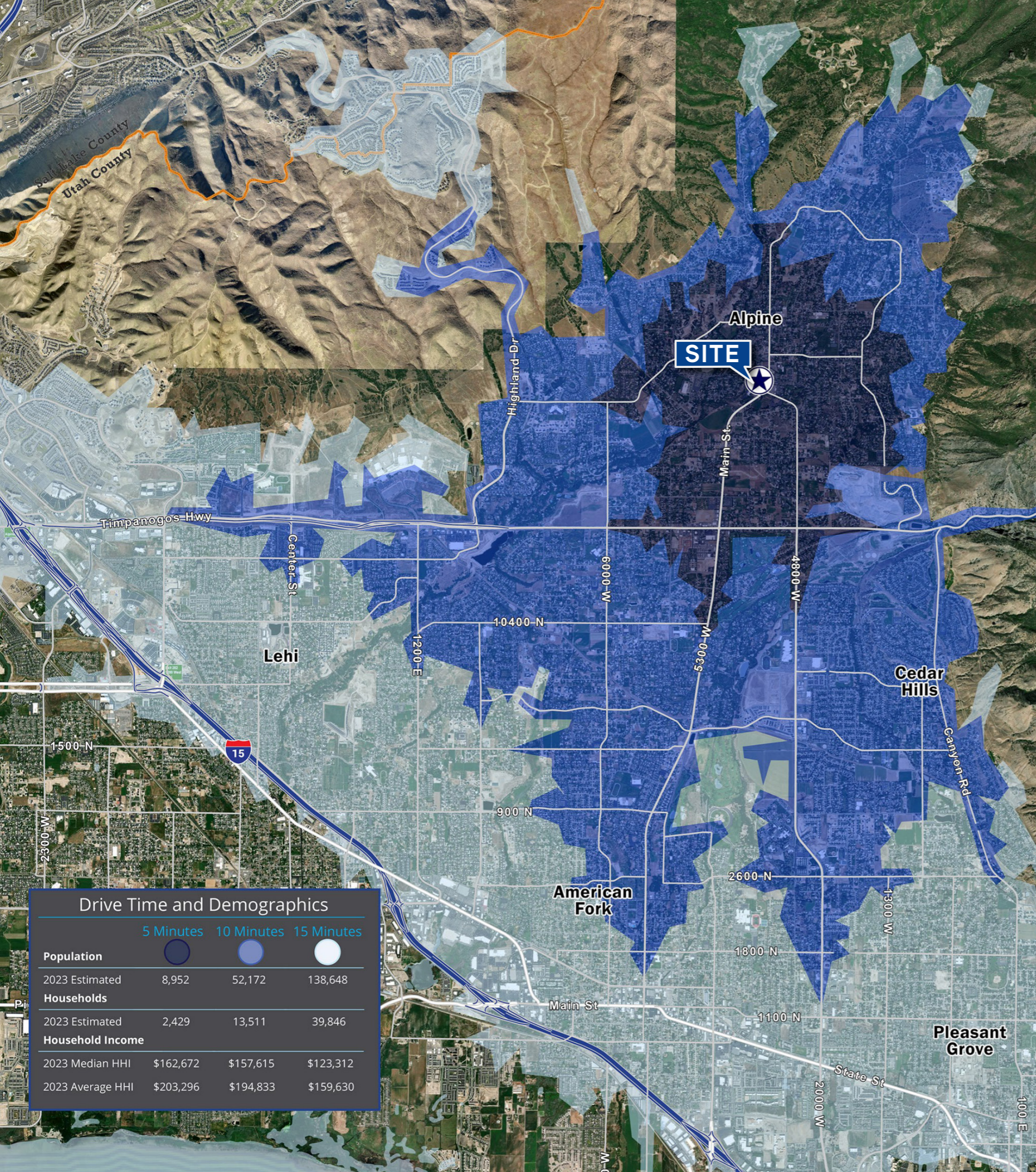
Available:

2,496 SF Office Suite

1,489 SF Garden Suite

- Situated on .06 acres
- Lease Rate: \$20.00/SF NNN
- NNN Rate: \$6.00/SF
- Class A finishes throughout

- Creative office space featuring the possibility of multiple private offices, a break room, space for cubes, and incredible reception space
- Unmatched visibility off of Alpine Main Street
- Stunning views of the Mountains
- Within minutes of Timpanogos Highway
- Ample Parking
- Countless amenities and services within a 2 mile radius



Drive Times



SLC AIRPORT
35 MINS



PROVO AIRPORT
25 MINS



POINT OF THE MOUNTAIN
10 MINS



UVU
30 MINS



BYU
35 MINS



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.)

Drive Time and Demographics

5 Minutes 10 Minutes 15 Minutes

	5 Minutes	10 Minutes	15 Minutes
Population			
2023 Estimated	8,952	52,172	138,648
Households			
2023 Estimated	2,429	13,511	39,846
Household Income			
2023 Median HHI	\$162,672	\$157,615	\$123,312
2023 Average HHI	\$203,296	\$194,833	\$159,630

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