

7,005–148,000 RSF AVAILABLE

The Ashton @ 2600

2600 Ashton Blvd.
Lehi, UT 84043



Full Building Available
June 2027

Property Highlights



SUBLEASE HIGHLIGHTS

- First floor: 8,825 SF available
- \$19.50/SF start rate
- Sublease expires 04/30/2027
- Longer term available

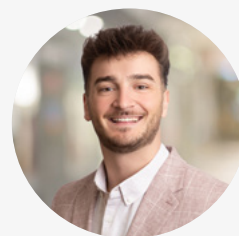
FULL BUILDING AVAILABLE

- \$32.00/SF start rate
- 29,700 RSF floor plates
- Interconnecting staircase on floors 3, 4 and 5
- Furniture may be available
- Walkable to Lehi Frontrunner Station
- Easy access to multiple freeway exits, 2100 North westbound
- 5+/1,000 parking
- Amenities include fitness, park access, showers/lockers, EV charging stations



JEFF ROSSI

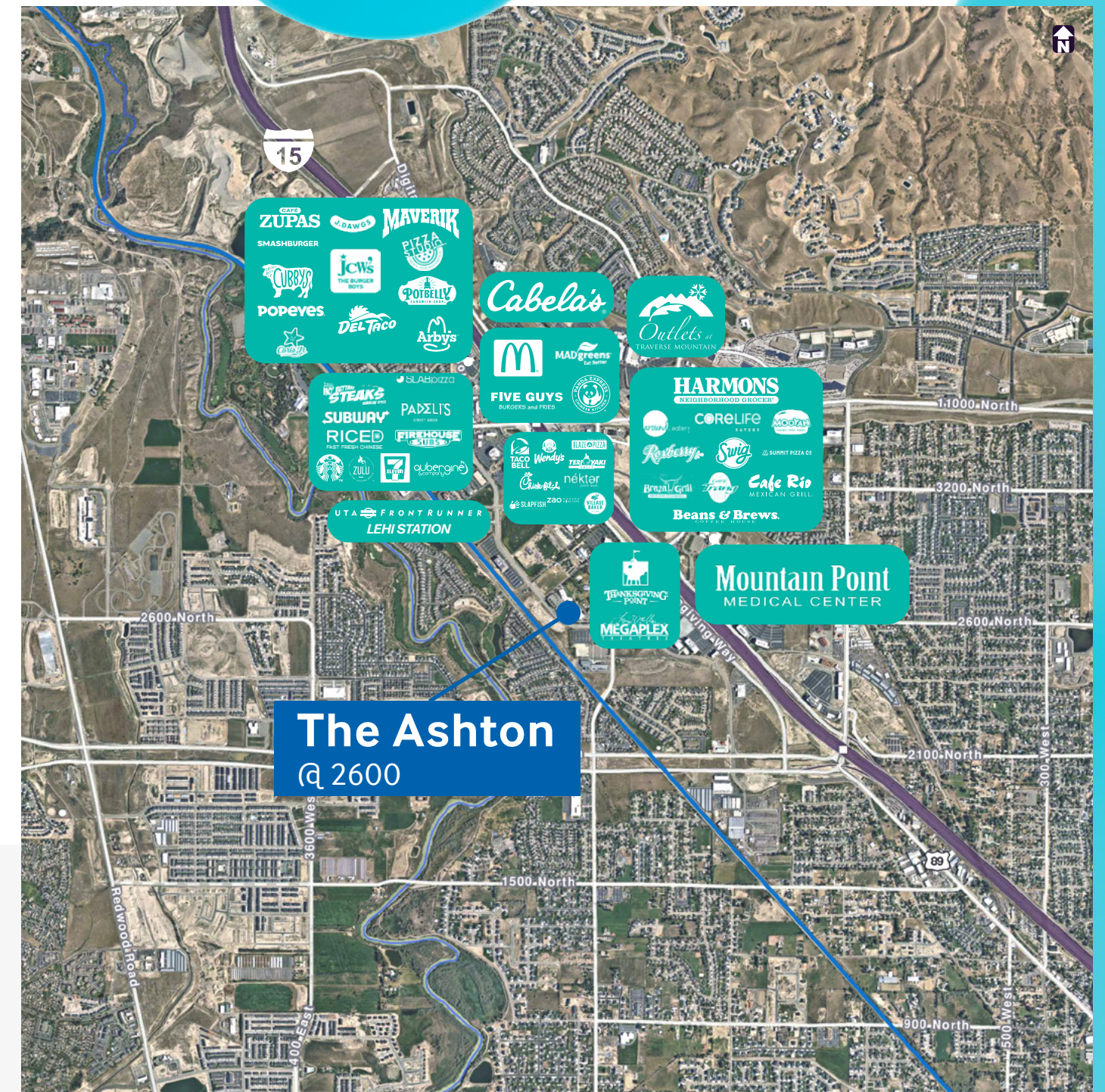
Executive Managing Director
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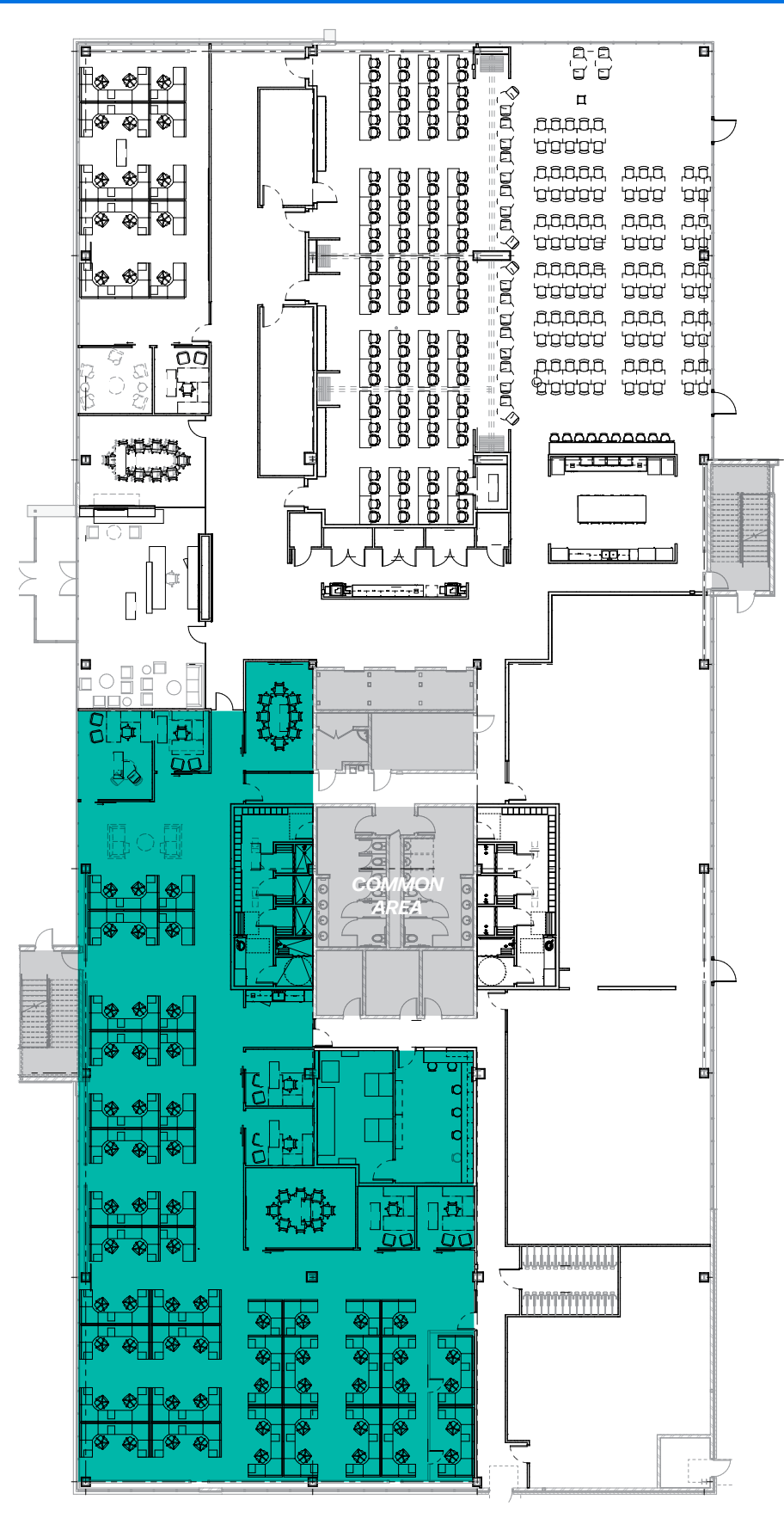
Associate
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Nearby Businesses



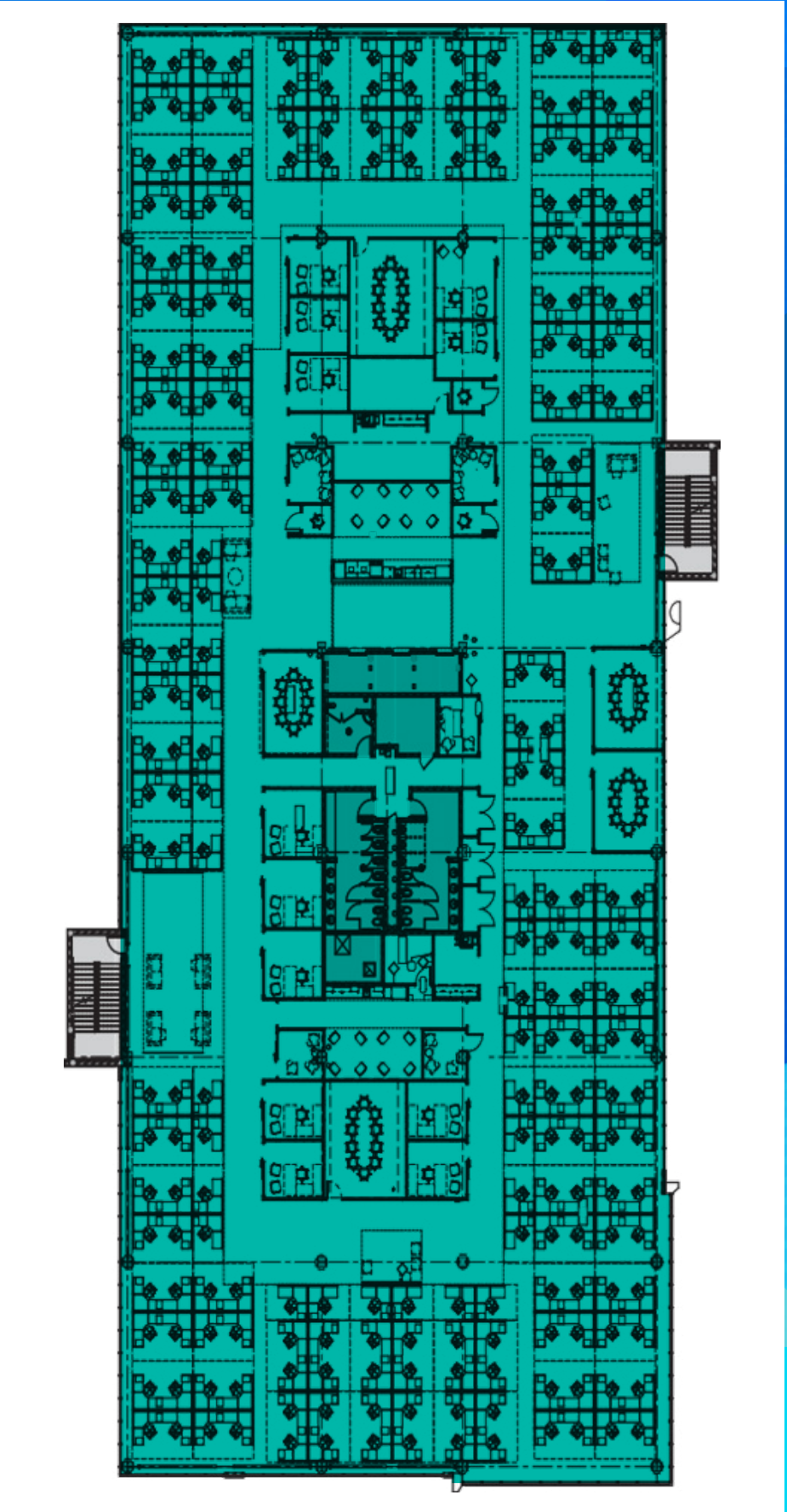
First Floor

8,825 SF Available
For Sublease



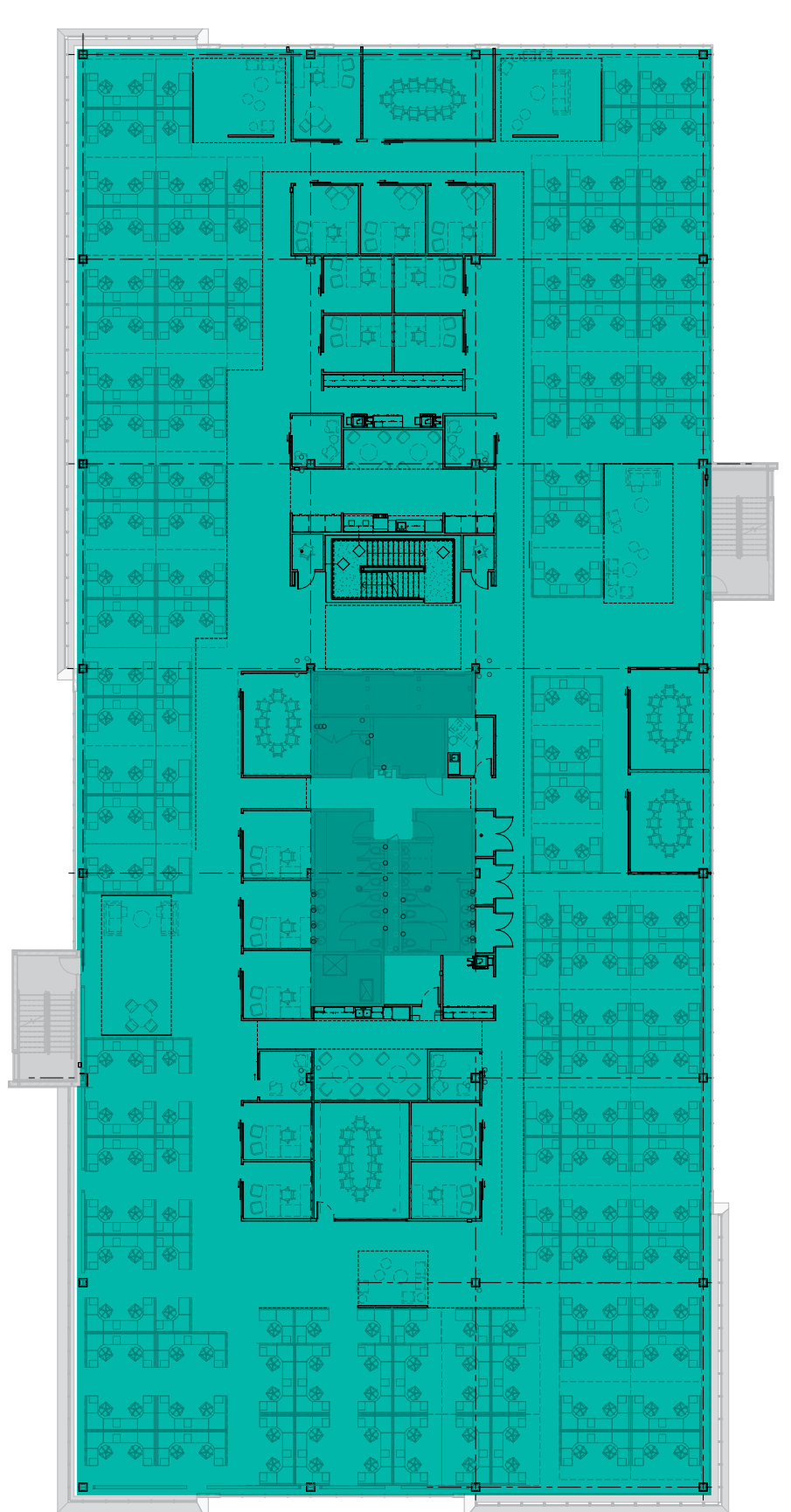
Second Floor

29,700 RSF
Available



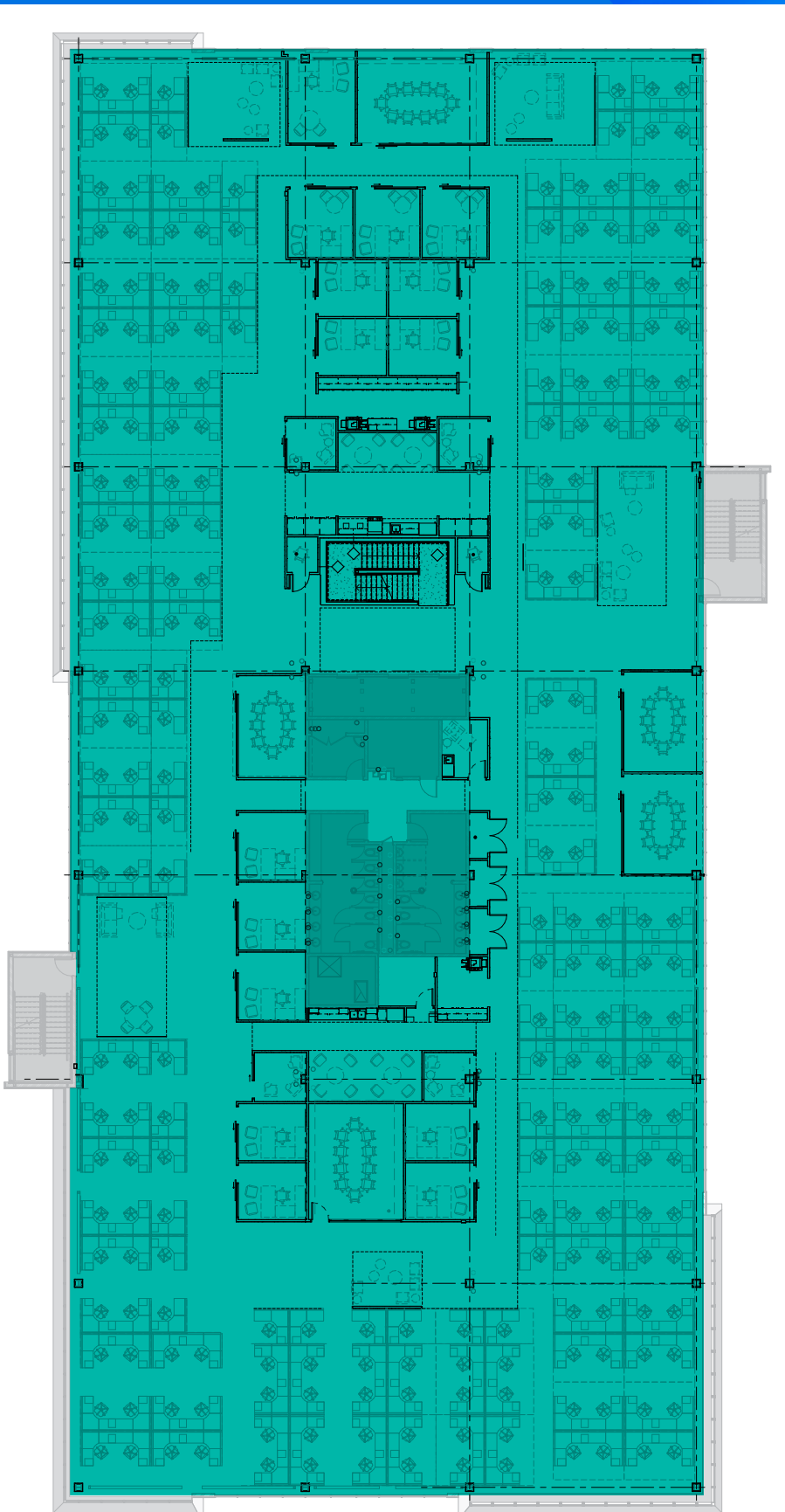
Third Floor

29,700 RSF
Available



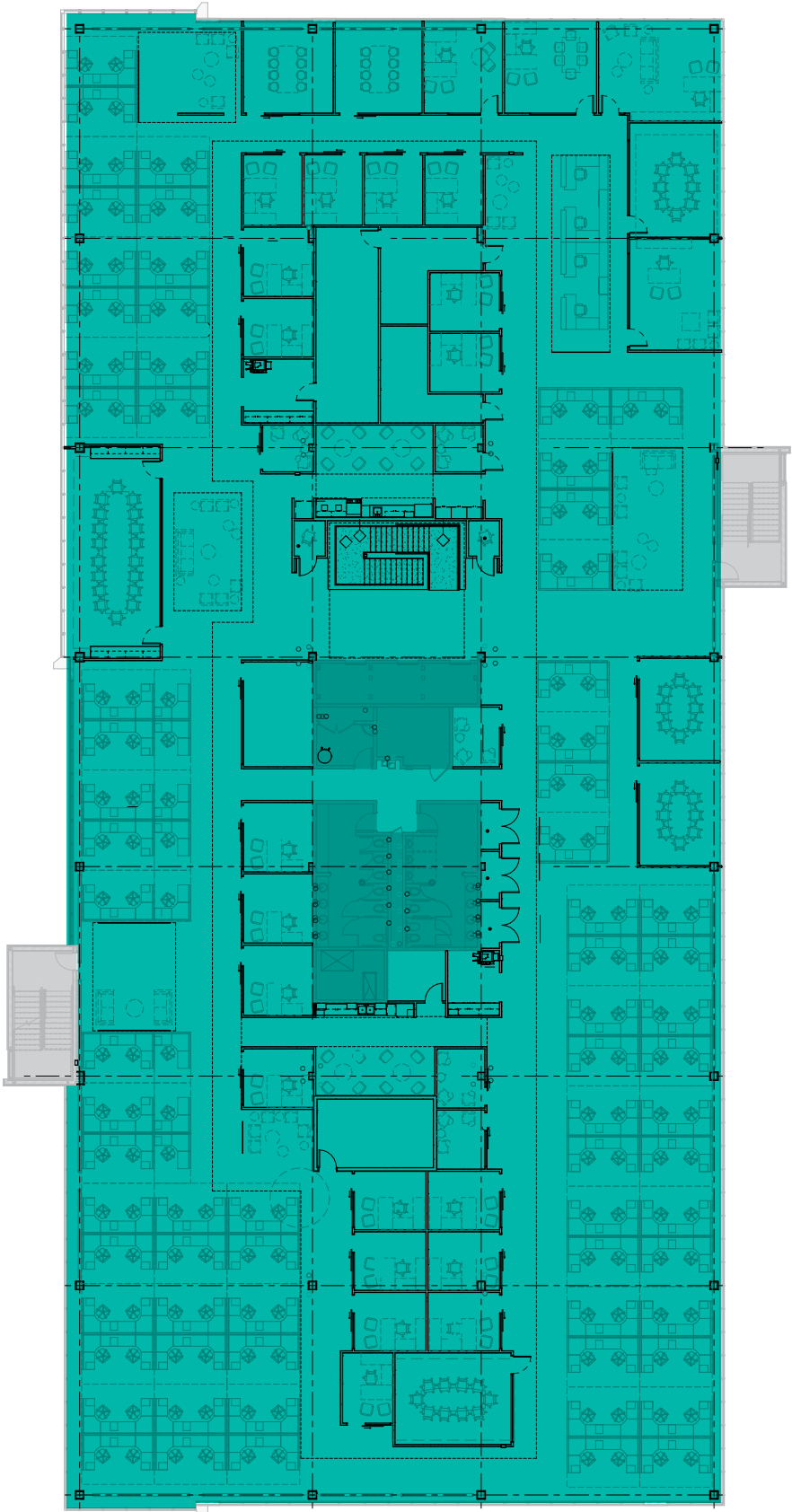
Fourth Floor

29,700 RSF
Available



Fifth Floor

29,700 RSF
Available

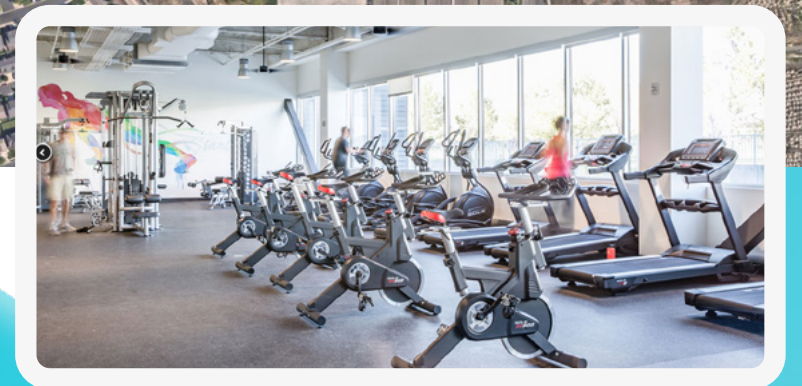


Area Amenities



- Three training rooms that can be combined to accommodate up to 250 people
- Showers, lockers and bike storage
- World class fitness studio and gym
- Access to private park

Right at your Doorstep



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