

T TEMKIN
HOLDINGS

LINDON TECH CENTER

Lindon Utah

FOR LEASE



Colliers



HIGHLIGHTS:

- Space Available from: 6,642 - 7,972 Square Feet
- Lease rate starting at \$18.50 Per Sq. Ft. / Full Service
- Unobstructed Panoramic Views
- Immediate I-15 Access
- Close Proximity to BYU and UVU Demographic
- Building Crown Signage Available
- Multiple Fiber Optic Provider Connectivity
- Negotiable Tenant Improvements
- Abundant Parking
- 2-Story Lobby Entries & Common Areas
- Ideally positioned space in the heart of Silicon Slopes



Offering close proximity and immediate access to I-15 off the 1600 North exit, Lindon Tech Center is one of the most established office destinations in Silicon Slopes - accommodating a diversity of companies.

With contemporary two-story lobbies, generous glass and a park-like setting, this location benefits from both the striking Mount Timpanogos backdrop and location in the heart of the community.



Fiber optic connectivity



Excellent I-15 Access

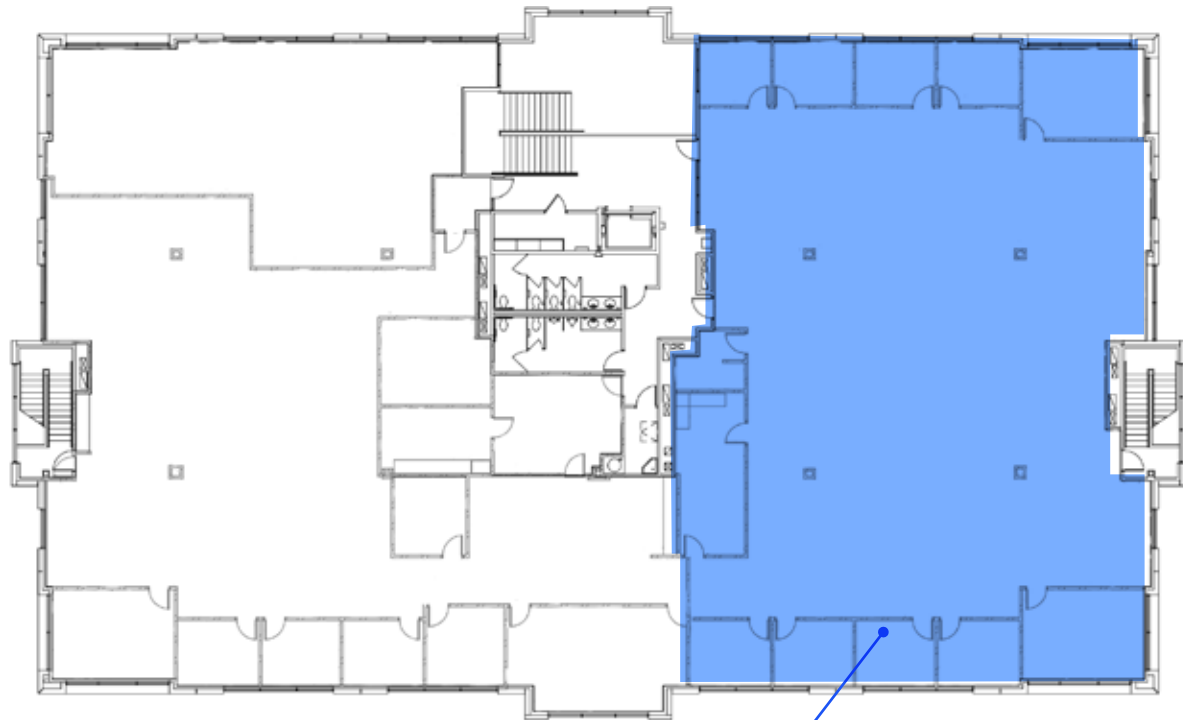


Near BYU and UVU

BUILDING 350

350 SOUTH 400 WEST | LINDON, UTAH

2nd Floor



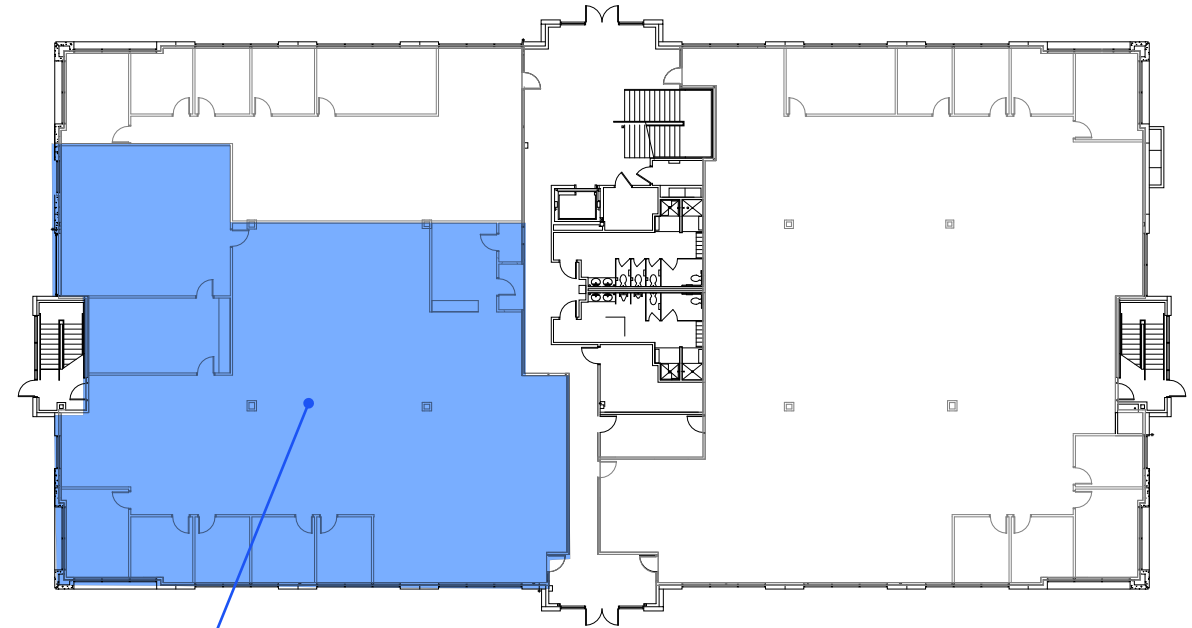
Suite 225: 7,972 RSF



BUILDING 355

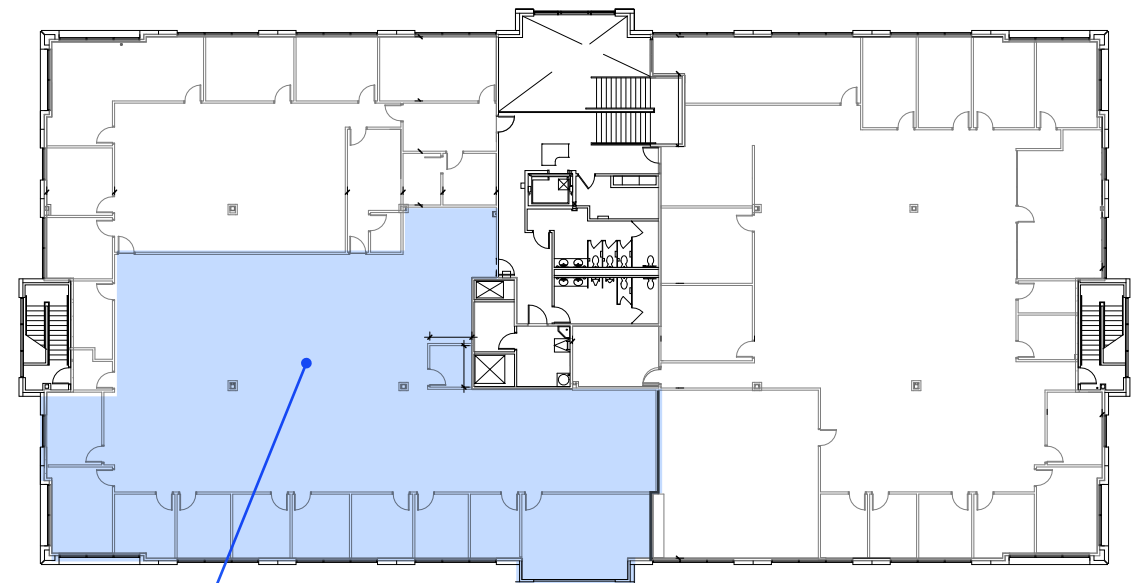
355 SOUTH 520 WEST | LINDON, UTAH

1st Floor



Suite 140: 7,362 RSF

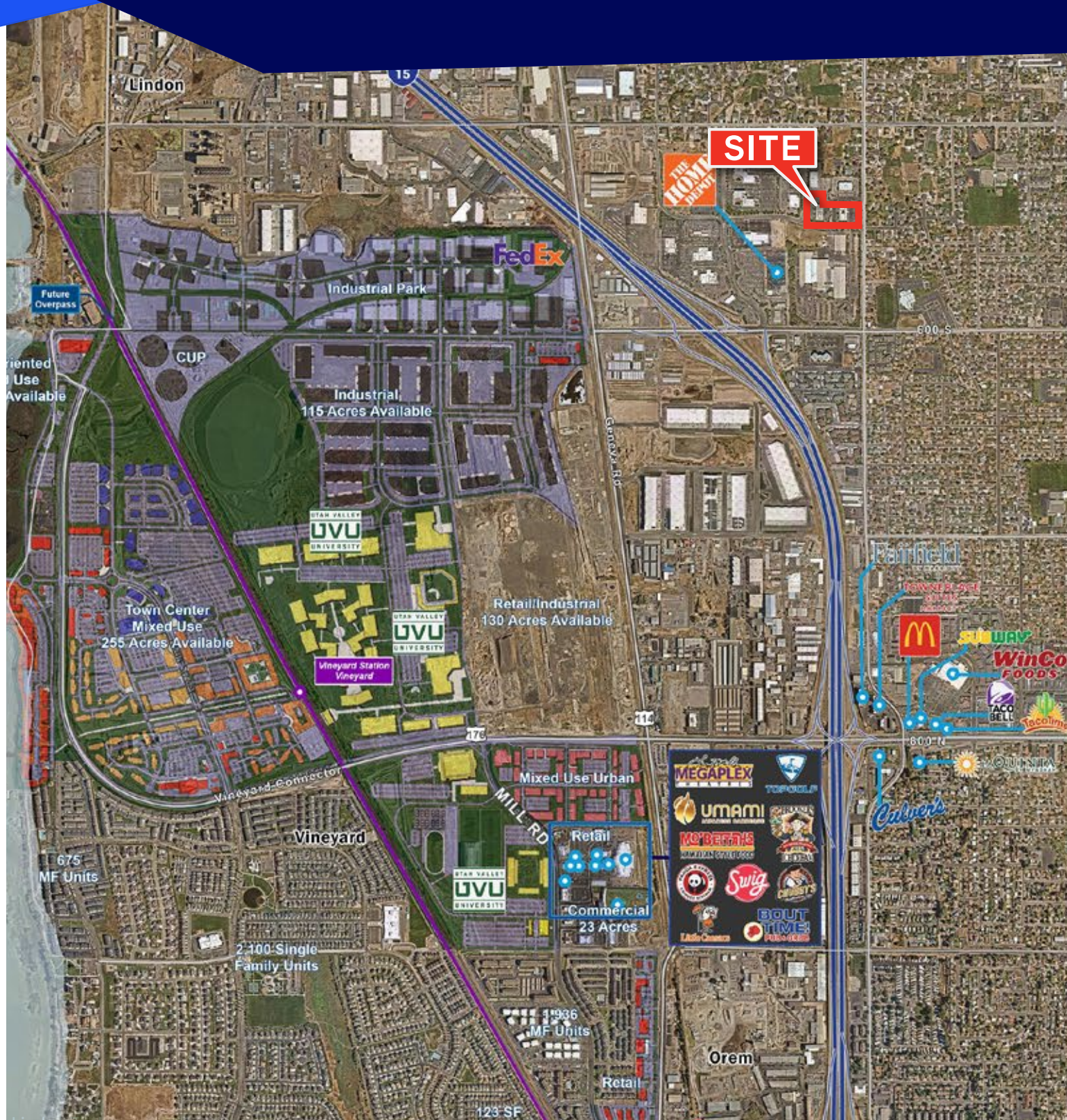
2nd Floor



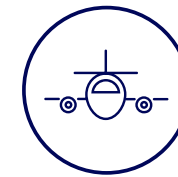
Suite 225: 6,642 RSF



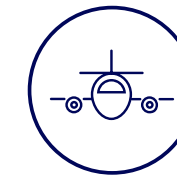
Area AMENITIES



Drive Times



Provo Municipal
Airport
15 Min



Salt Lake City
International Airport
40 Min



Provo Canyon
(Sundance)
20 Min



UVU
Campus
7 Min



BYU
Campus
20 Min



Point of The
Mountain
20 Min

Lindon Tech provides immediate access to major transportation routes, including nearby I-15, allowing for **convenient connectivity to Salt Lake City, Provo, and the broader Wasatch Front.**

Surrounded by a growing concentration of technology, professional services, and industrial users, the location offers businesses proximity to a strong workforce base, thriving local amenities, and a rapidly expanding economic market. **With its central positioning, excellent regional access, and presence within a flourishing business community,** Lindon Tech Center provides an ideal setting for companies seeking both **visibility and long-term growth** in Northern Utah.

LINDON TECH CENTER



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