

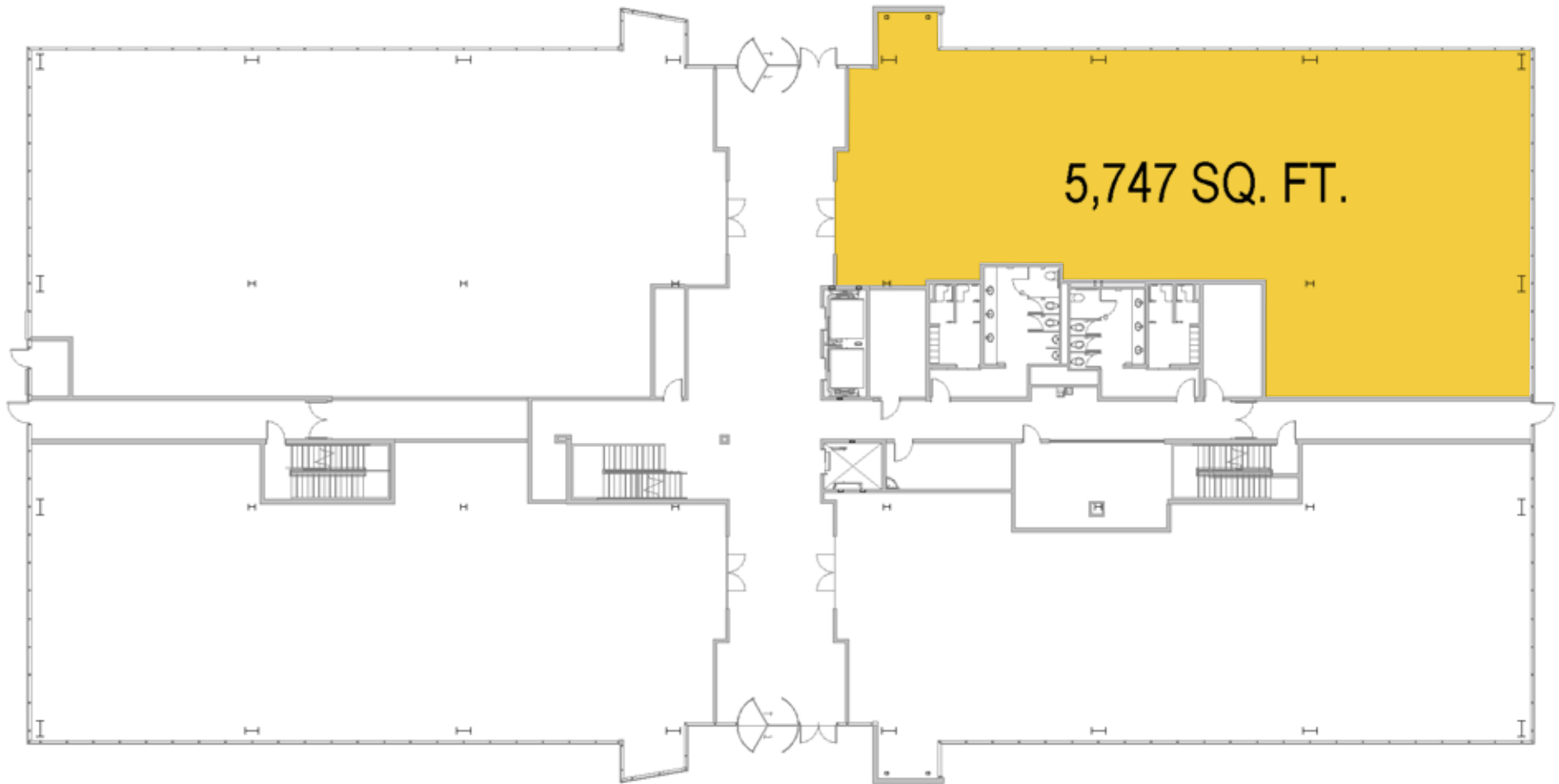
**VALLEY GROVE**

1221 S. Valley Grove Way | Pleasant Grove, UT 84062

Suite 100 | First Floor

**TOTAL SF AVAILABLE:**

5,747 SF





## Mid-Rise Class 'A' Office

1221 S Valley Grove Way & Valley Grove III



### Mid-Rise Class 'A' Office

#### Mid-Rise Office Buildings

1221 S Valley Grove Way	140,769 SF
Valley Grove III	111,502 SF FUTURE

#### Mid-Rise Office Specifications

LEED	Designed
Suite Sizes	2,500 up to 140,769 SF
Ceiling Height	10-13 ft. clear minimum
Offices	Built to suit
Parking	5.5 spaces per 1,000 SF

**Mountain views & floor-to-ceiling glass**





**Distances to:**

- Interstate 215 ..... 25 miles
- Provo, UT ..... 12 miles
- Salt Lake City, UT ..... 34.5 miles
- Salt Lake City International Airport ..... 38 miles

**About St. John Properties**

St. John Properties, Inc. is a full-service real estate company headquartered in Baltimore, Maryland. The company owns, manages and has developed more than 20 million square feet of commercial real estate, including office, flex/R&D, warehouse, retail and residential space.

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