



Valley Grove I

1064 S. North County Blvd.

Pleasant Grove, Utah

Valley Grove I is a 165,493 square foot six-story Class 'A' Office building located in Valley Grove, a 60-acre mixed-use destination rising in the heart of Utah County. Designed for LEED Gold Certification, Valley Grove I is adjacent to over 80 acres of prime future retail and hospitality amenities.



MID-RISE OFFICE SPACE

MID-RISE OFFICE BUILDINGS

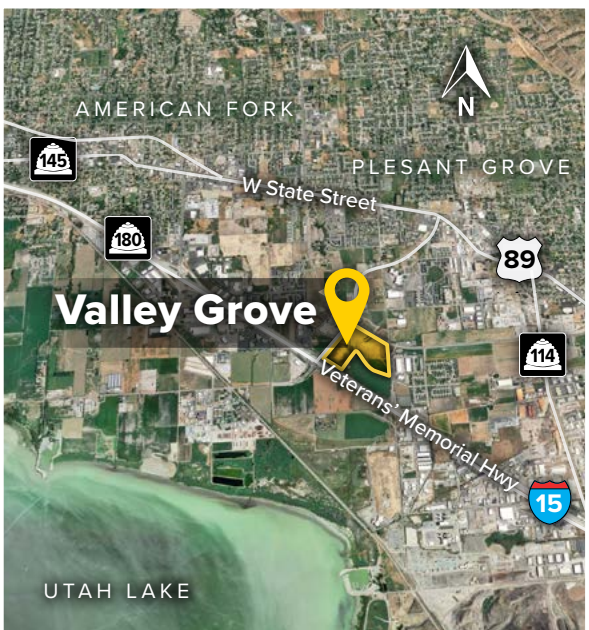
Valley Grove I	165,493 SF	FUTURE
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MID-RISE OFFICE SPECIFICATIONS

LEED	Designed
Suite Sizes	2,500 up to 165,493 SF
Ceiling Height	10 - 13 ft. clear minimum
Offices	Built to suit
Parking	5 spaces per 1,000 SF

Mountain views & floor-to-ceiling glass





VALLEY GROVE

For additional leasing information or to schedule a tour, contact:

Daniel Thomas *Regional Partner*
 801.899.7991 | dthomas@sjpiutah.com



1982 W. Pleasant Grove Boulevard, Suite D
 Pleasant Grove, Utah 84062
 801.899.7991 | THEVALLEYGROVE.COM
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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 18 million square feet of commercial real estate, including flex/R&D, warehouse, office and retail space.



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