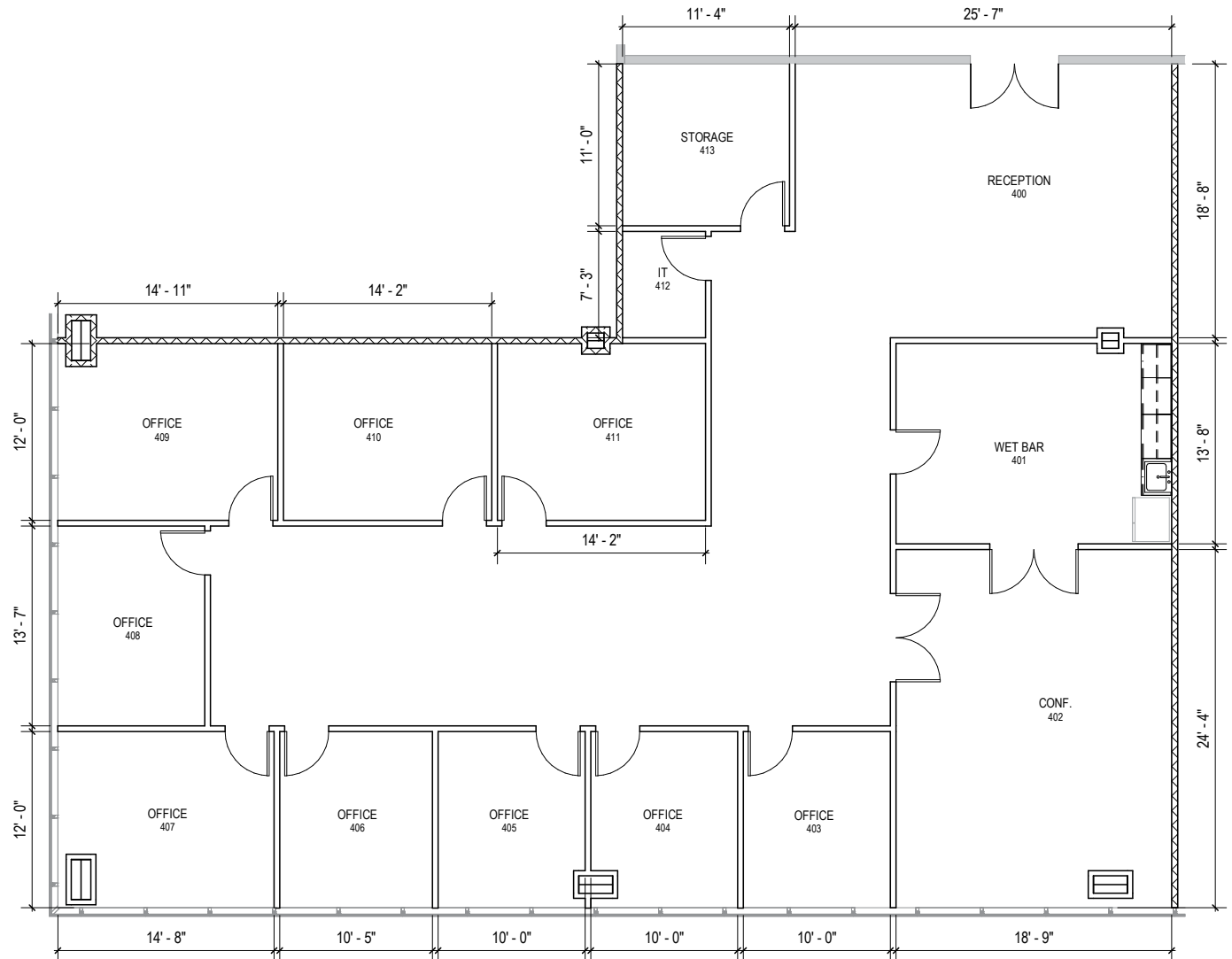
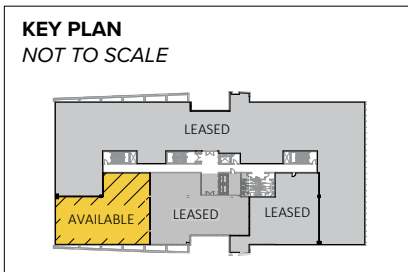
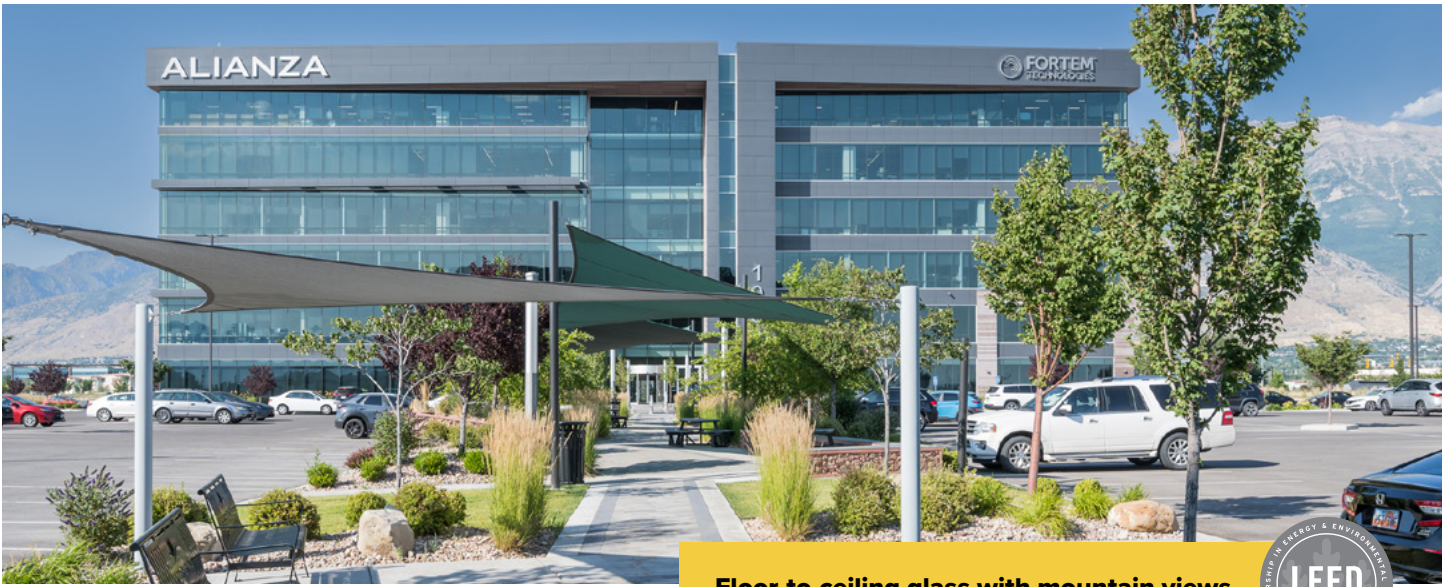




**Total SF Available:**  
4,230 SF

*4th floor office space with reception area, private offices (9), conference room (1), and kitchen*





Floor-to-ceiling glass with mountain views

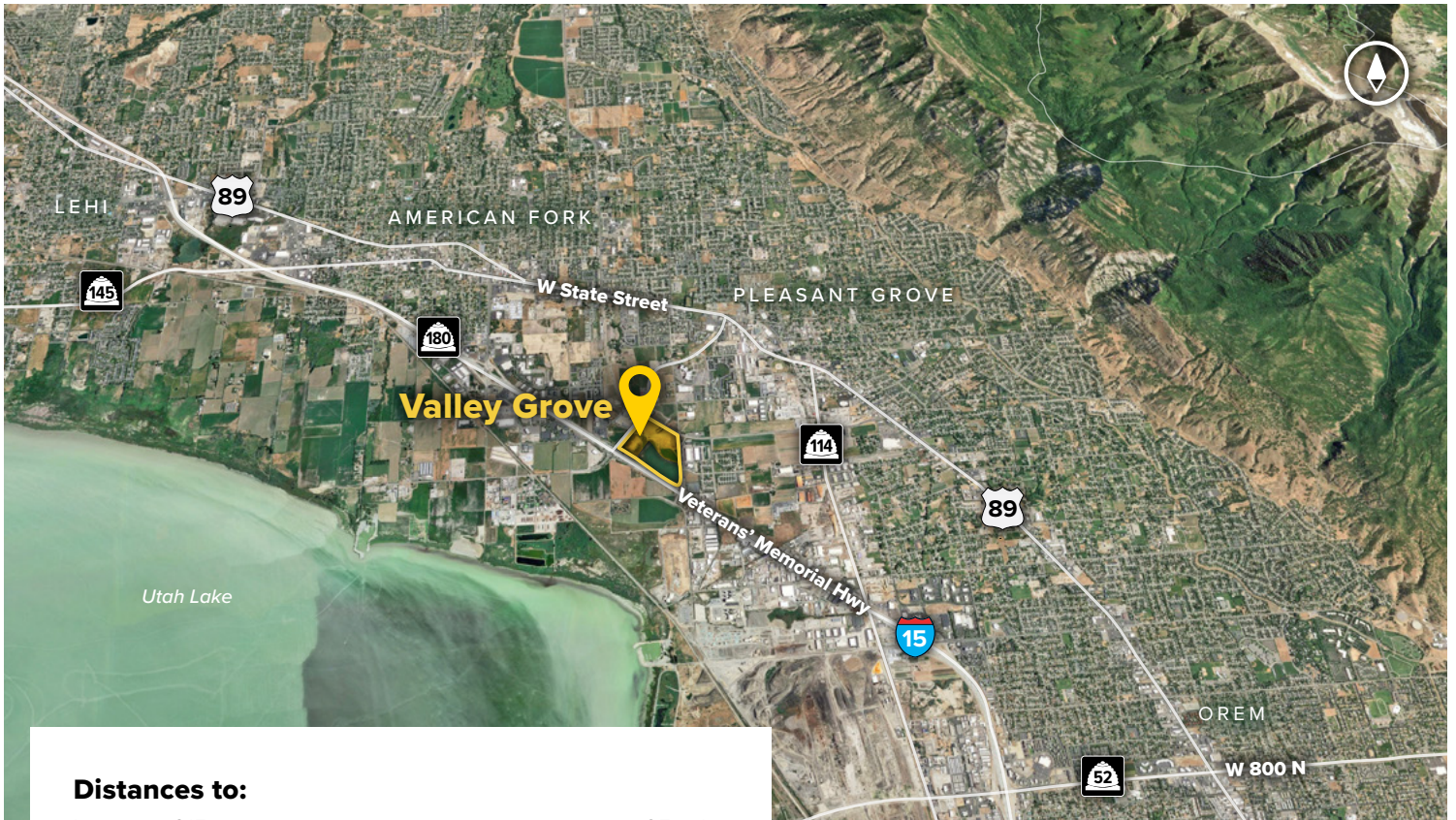


# Valley Grove I

Mid-Rise Class 'A' Office

| Valley Grove I                 |                         |
|--------------------------------|-------------------------|
| 1064 S North County Blvd       | 165,513 SF              |
| Mid-Rise Office Specifications |                         |
| LEED                           | Certified               |
| Suite Sizes                    | 2,500 up to 165,513 SF  |
| Ceiling Height                 | 10-13 ft. clear minimum |
| Offices                        | Built to suit           |
| Parking                        | 5.5 spaces per 1,000 SF |





**Distances to:**

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



Scan now to take a virtual tour, download floor plans and more!

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**About St. John Properties**

St. John Properties, Inc. is one of the nation's largest and most successful privately held commercial real estate firms. Founded in 1971, the vertically-integrated company develops, owns and manages office, flex/ research and development, warehouse, retail and residential space nationwide.

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