



4,500 SF FOR SUBLEASE
SUITE 500

95

STATE
AT CITY CREEK

95 SOUTH STATE STREET
SALT LAKE CITY, UT



CUSHMAN &
WAKEFIELD

95 STATE

Touchless safety features including a destination elevator system, touchless turnstiles, digital building sign-in, and common areas with touchless entry doorways

Advanced HVAC system allows for temperature control in any sized suite

24-hour manned security and turnstiles in the main lobby

Specialized blinds ascend and retract automatically throughout the day—providing worry free impact of sun/heat on employees

11,000+ SF fitness/recreational facility located on the 5th floor

24/7, 365-day secured access to parking, building and elevators

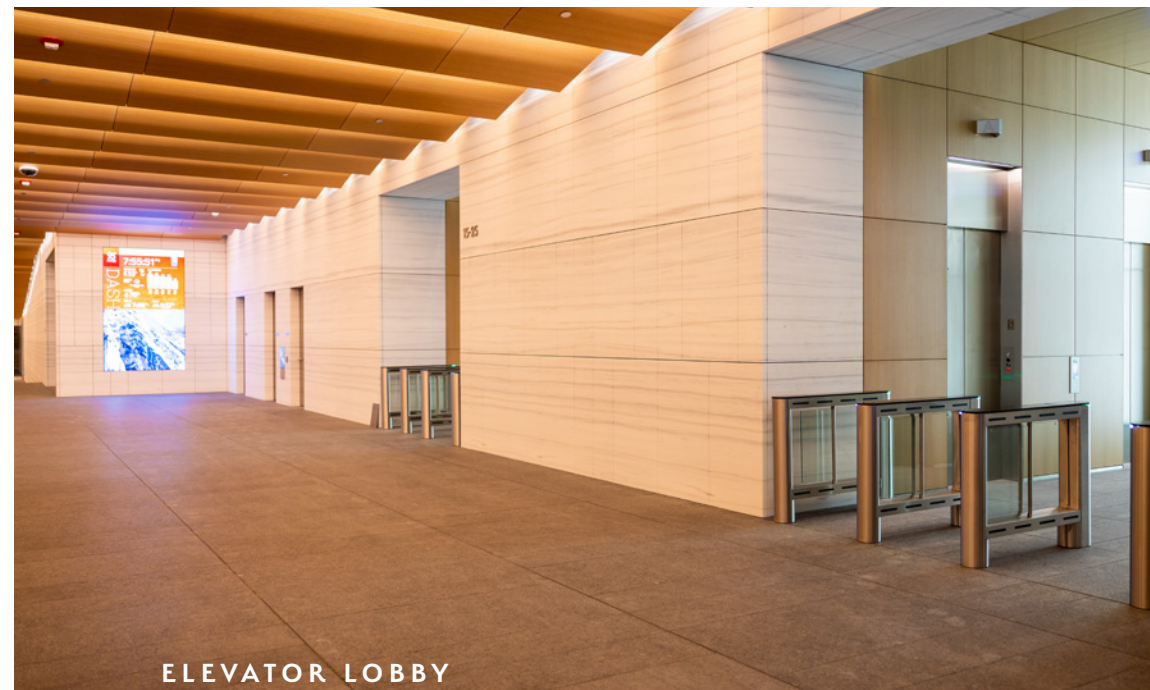
7,000 square feet of outdoor space

5,000 square feet conference center

2 substations for continuous electrical feed during a local power outage

Direct access to the City Creek Retail Center via The Link

2.25 parking ratio



ELEVATOR LOBBY



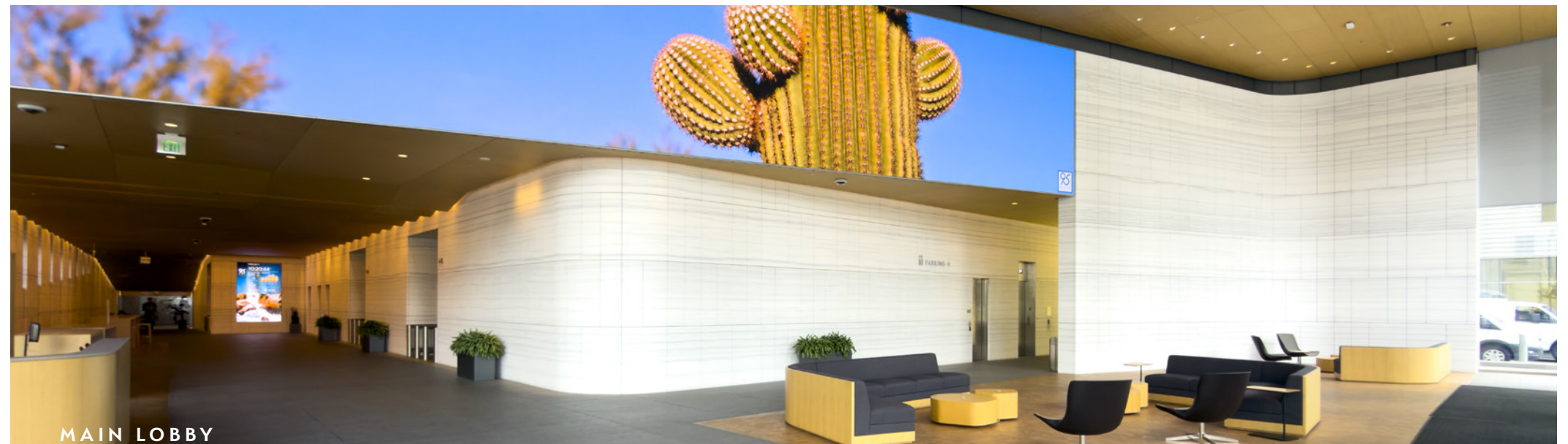
THE LINK



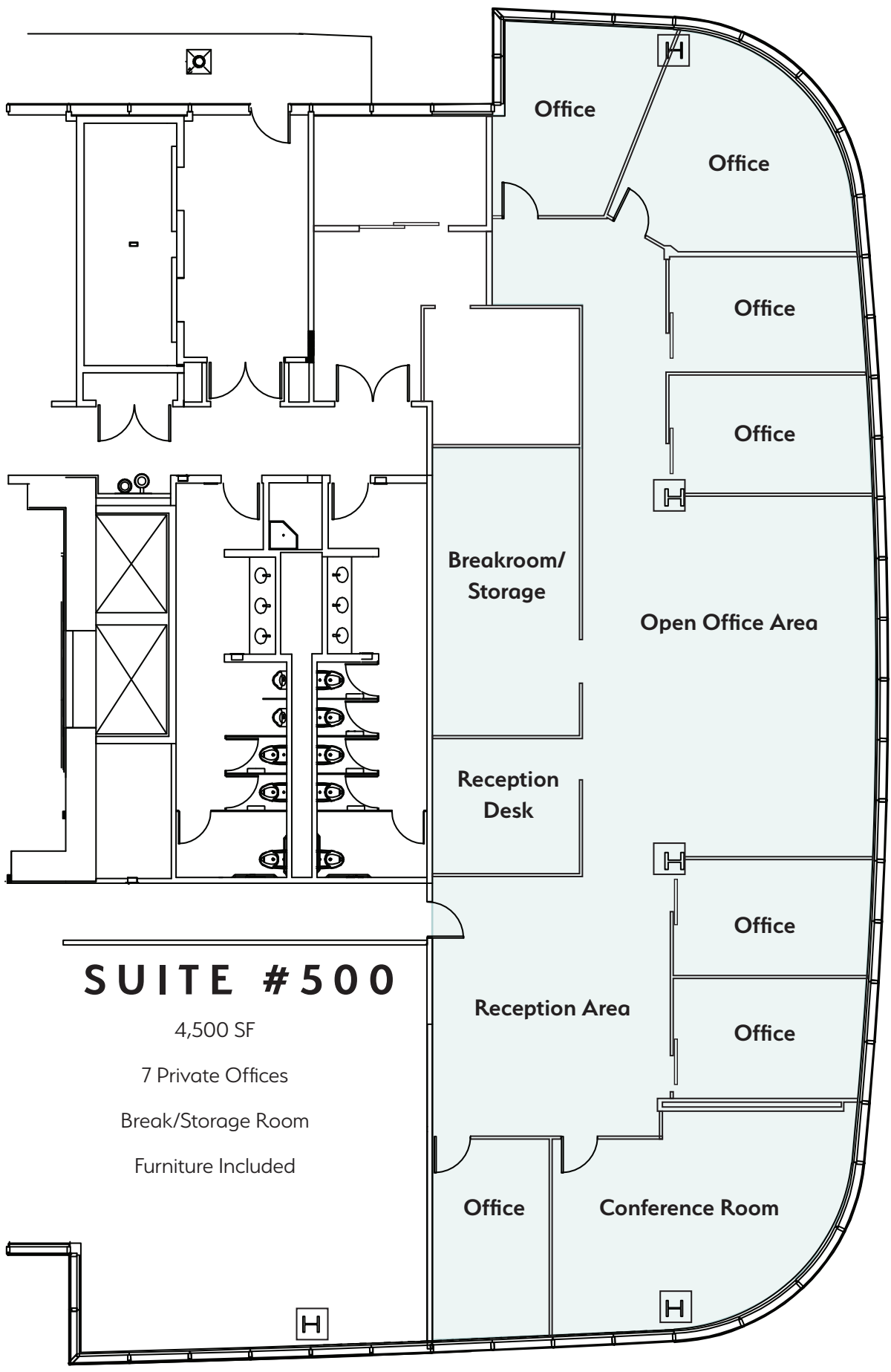
FITNESS CENTER

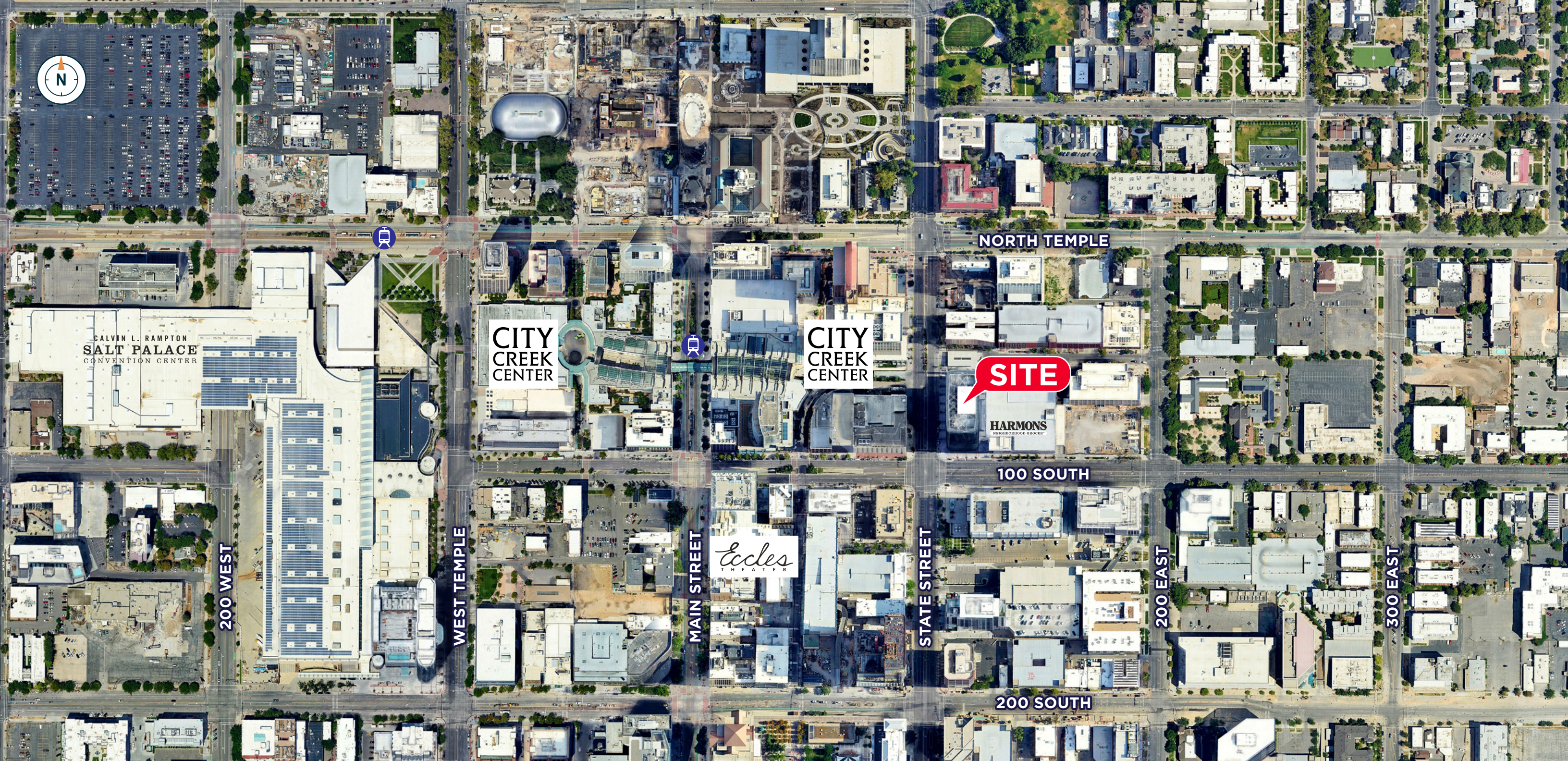


FITNESS CENTER



MAIN LOBBY





95 STATE AT CITY CREEK SURROUNDING AREA

HARMONS
NEIGHBORHOOD GROCER™

Harmons
Grocery Store

**CITY
CREEK
CENTER**

World-class shopping
and dining

**DELTA
CENTER**

City Creek Park
Dinwoody Park
Main Street Plaza

Eccles
THEATER

Capitol Theatre
Broadway Centre Cinemas



96 Walk Score



93 Very Bikable



79 Excellent
Transit Score



12 Minutes
To SLC
International

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FOR ADDITIONAL INFORMATION, CONTACT:

Dana Baird, ccim

Executive Managing
Director

+1 801 303 5526
dana.baird@cushwake.com

Mike Richmond

Executive Managing
Director

+1 801 303 5434
mike.richmond@cushwake.com

Hannah King

Associate

+1 801 303 5440
hannah.king1@cushwake.com



170 South Main Street Suite 1600
Salt Lake City, UT
+1 801 322 2000
cushmanwakefield.com