



FOR SALE OR LEASE

# Conestoga Wood

600 North Industrial Loop Road / Tooele, Utah



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114,750 SF TOTAL

## 114,750 square feet on 20 acres in the Utah Industrial Depot, Manufacturing Building, Heavy Power.

### Property Highlights

- Size: Office area: 10,300 SF  
Shop area: 104,450 SF  
Total: 114,750 SF
- Clear Height: 21'-25'
- Doors: 5 Dock high doors  
7 Ground level doors
- Power: 8,000 amps, 480/277 volts, 3 phase
- Column Spacing: 50' x 50'
- Cranes: 3 - one and a half (1.5) ton bridge cranes  
2 - two (2) ton bridge cranes
- Lighting: 6 lamp T-5, 277 volt
- Floor: 6 inch
- Compressed air
- **Sales Price: \$10,000,000**
- **Lease Rate: \$0.58 NNN**



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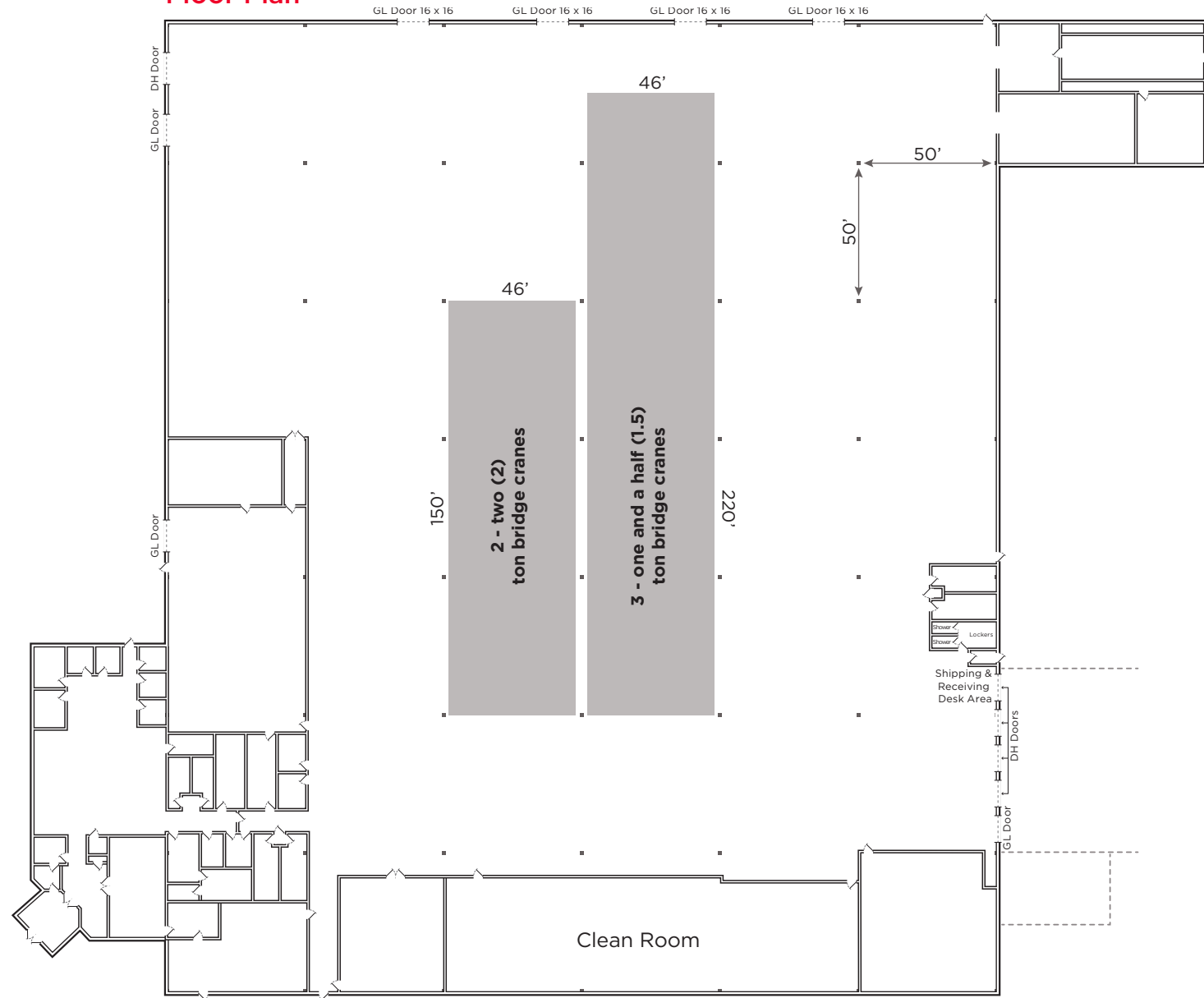
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**Floor Plan**



**Interior Photos**

