



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

Metro Business Park, Building L
2265 South 1300 West / Salt Lake City, Utah

\$0.65 SF, NNN LEASE RATE



Property Highlights

- 12,000 square foot building
- 4,781 sf available
 - 3,355 sf office
 - 1,426 sf warehouse
- 13' clear height
- 1 - 12' ground level door
- High end office finishes
- Newly remodeled restrooms
- Walking distance to/from TRAX green line River Trail Station
- Easy access to/from 201 freeway, I-15, Bangerter Highway, etc. (10-minute drive downtown)
- Monument signage available
- Roof membrane recently replaced



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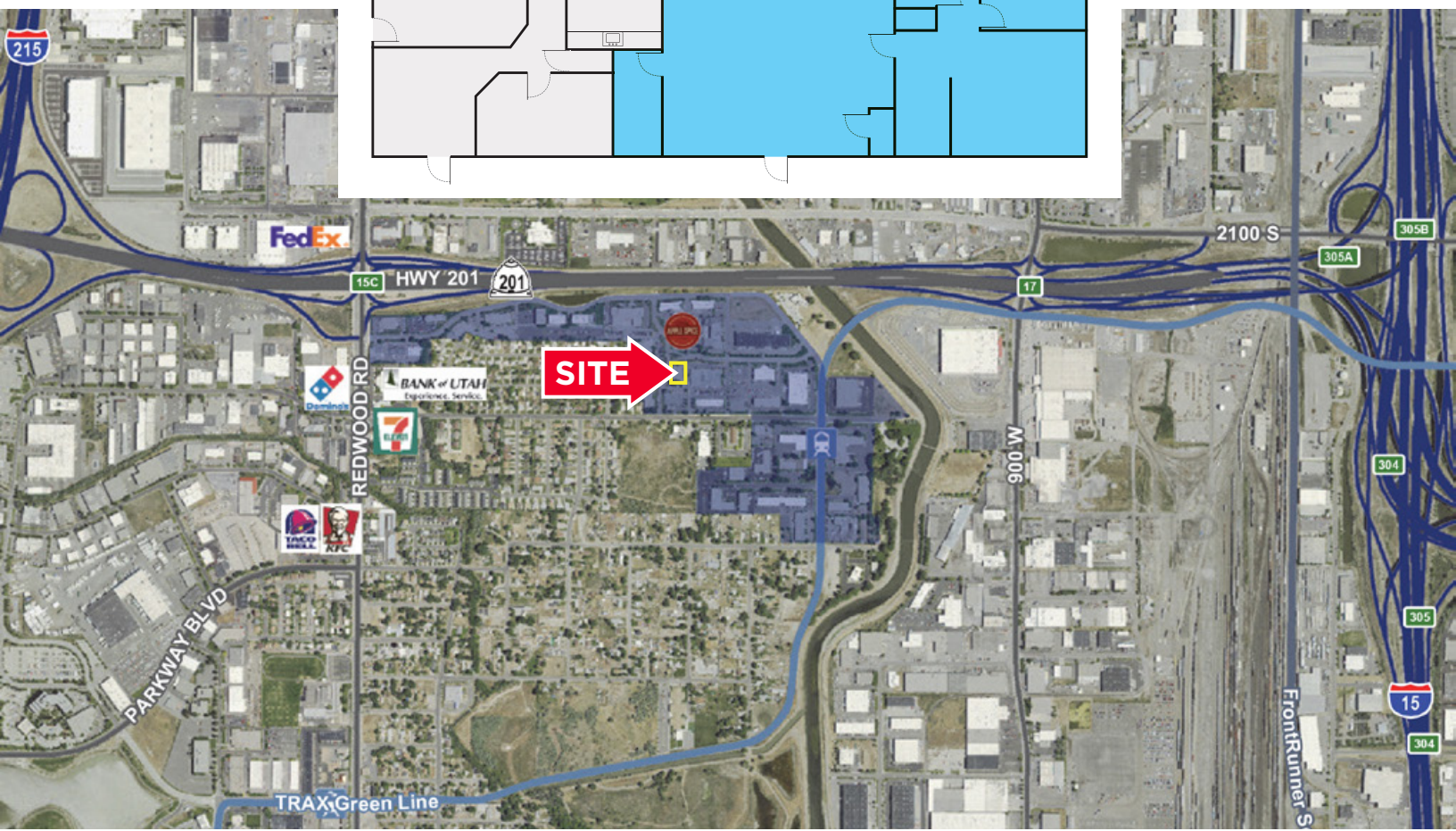
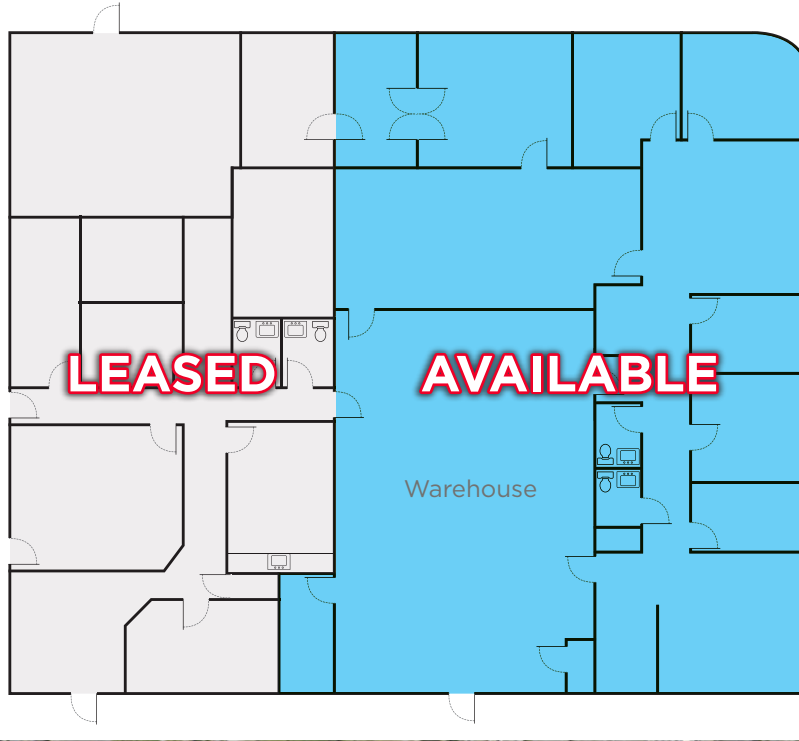
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