



cRc Nationwide

COMMERCIAL REAL ESTATE CONSULTANTS

3550 SOUTH 700 WEST, SOUTH SALT LAKE 84119

**SOUTH SALT LAKE INDUSTRIAL FLEX
FOR SALE OR LEASE**

**SALE PRICE: \$1,099,000.00 (\$72/SF)
LEASE RATE: \$0.65/SF MONTH NNN**



PROPERTY INFORMATION

- 15,077 SF Total Available
- 3,840 SF Main Office
- 7,752 SF Warehouse
- 3,485 SF 2nd Floor Office/Storage
- (1) 14' X14' GL Door
- 3 Phase Power | 208 Volt | 400 Amp
- Site Size: 0.65 Acres
- Clearance Height: 14' - 16'
- Utility Sink, Floor Drain and Shower
- Evaporative Cooling & Fluorescent Lighting
- Break Room with Full Kitchen
- (24) Parking Stalls
- Monument Signage Available
- Built in 1991
- Convenient Access to I-15

801.617.1700

DAN FAWSON

DANIEL.FAWSON@CRCNATIONWIDE.COM



DEREK KLOPFER

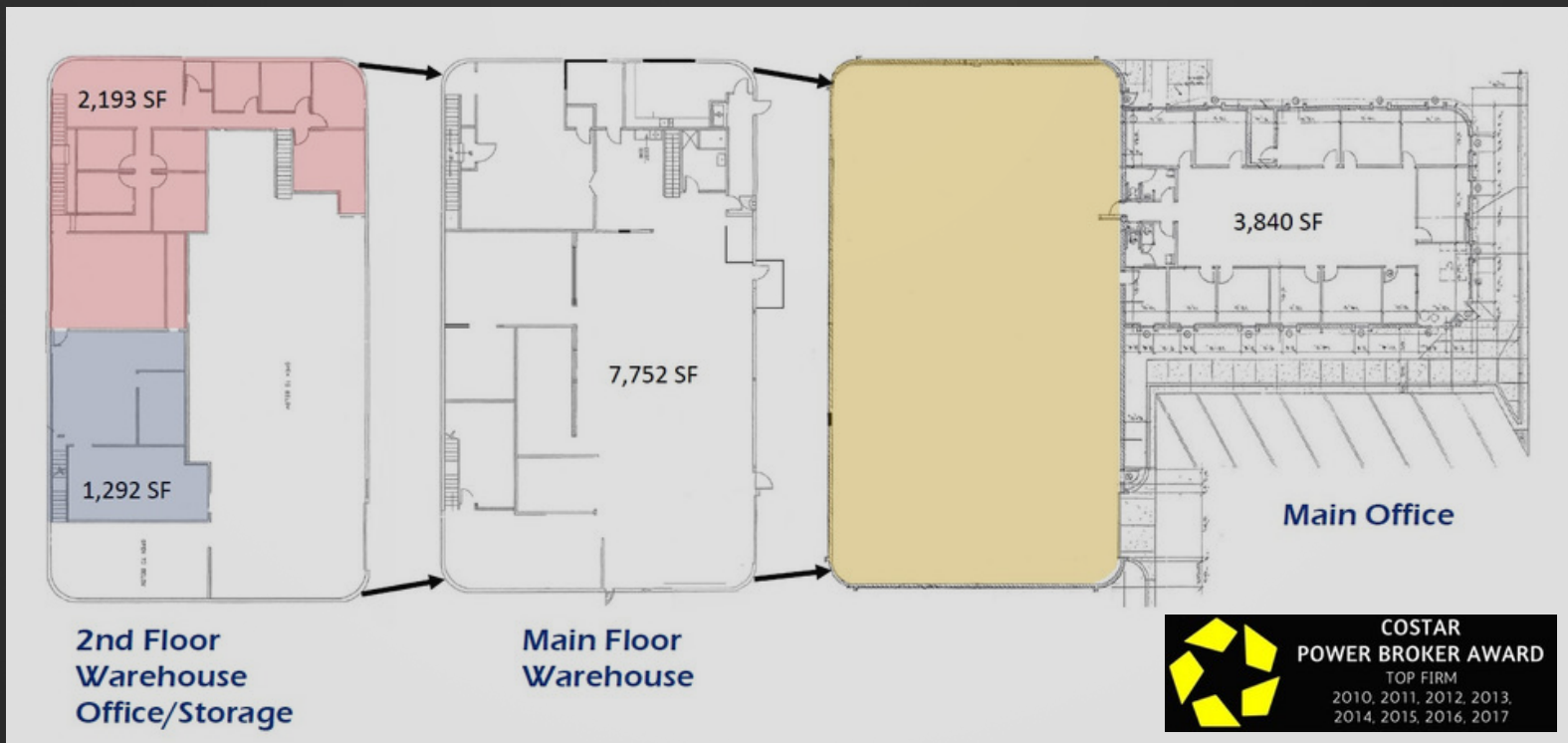
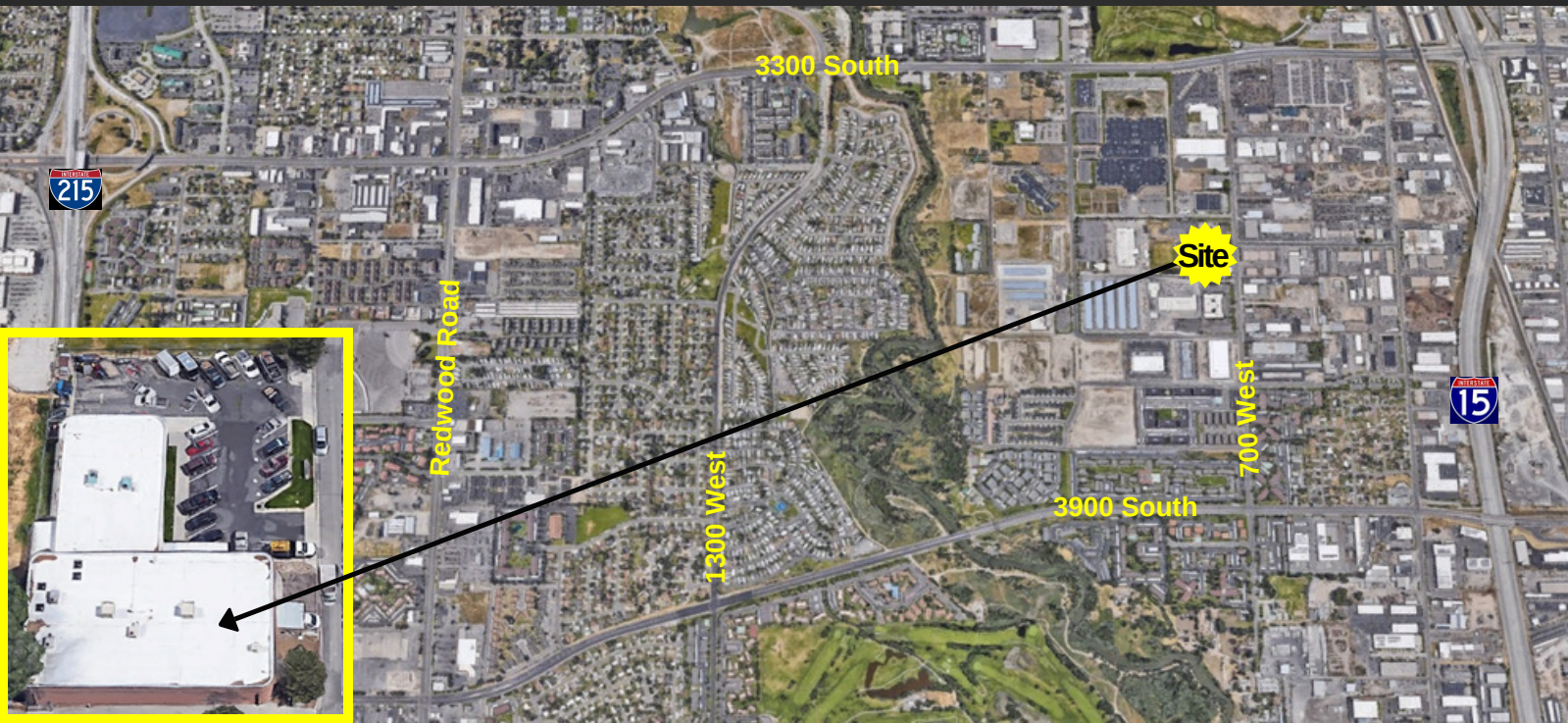
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