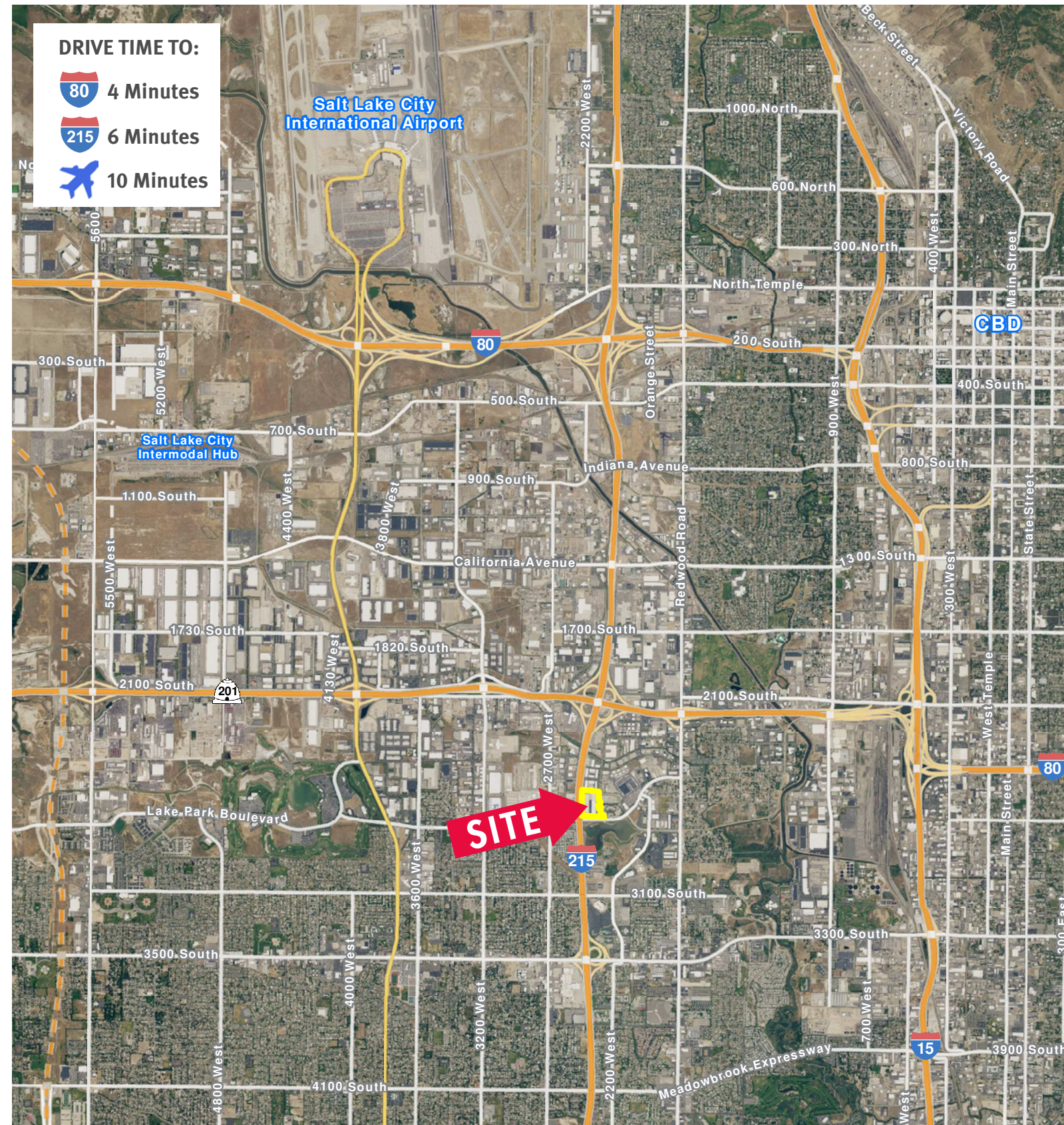


2620 SOUTH DECKER LAKE BOULEVARD

West Valley City, Utah 84119

2620 SOUTH DECKER LAKE BOULEVARD

West Valley City, Utah 84119



4,277 TO 154,899 SF AVAILABLE

FOR LEASE

169,343 SF TOTAL AVAILABLE

PROPERTY FEATURES

- Concrete Block Construction
- Year Built: 1993
- ESFR Fire Suppression
- Building Signage Available
- I-215 Frontage

Unit H

- 95,456 Total Square Feet
- 1,725 Office Square Feet
- 93,731 Warehouse Square Feet
- **\$0.36 PSF / Month NNN**

Unit D & F

- 59,443 Total Square Feet
- Office Built to Suit
- **\$0.36 PSF / Month NNN**
- * Can combine units D,F & H for 154,899 SF

Unit C

- 10,167 Total Office SF
- Main Floor Office Space
- **\$0.55 PSF / Month NNN**

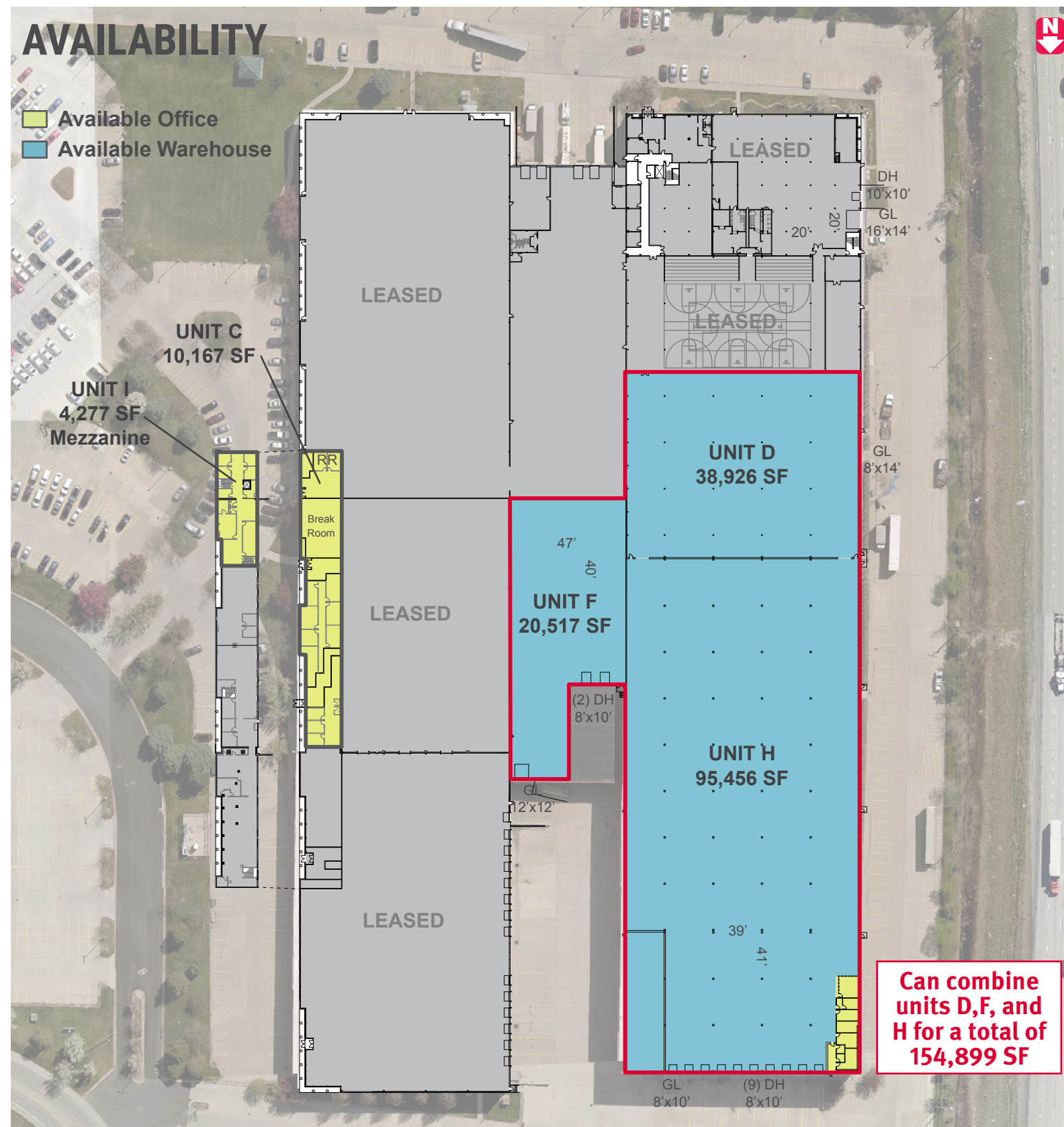
Unit I

- 4,277 Total Office Square Feet
- Second Floor Office Space
- **\$0.55 PSF / Month NNN**
- * Can combine units C & I for 14,444 SF

FOR MORE INFORMATION CONTACT

LUCAS M. BURBANK
801.578.5522
lburbank@ngacres.com

KELSIE AKIYAMA
801.578.5504
kakiyama@ngacres.com



Unit H

95,456 Total Square Feet

- 1,725 Office Square Feet
- 93,731 Warehouse Square Feet

Loading:

- Nine (9) Dock High Doors (8' x 10'), Levelers (9), Lights (9), Seals (9) and Bumpers (9)
- One (1) Ground Level Door with Ramp (8'x10')
- 33' to 37' Clear Height
- Metal Halide Lighting
- Column Spacing 41' x 39'
- Gas Forced Air Heat
- Power: 800 Amps / 480 /277 / 3 Phase

Unit D & F

59,443 Total Square Feet

- Office Built to Suit

Loading:

- Two (2) Interior Dock High Doors (8'x10')
- Levelers (2), Lights (2), Seals (1) and Bumpers (2)
- Two (2) Ground Level Doors (8' x 14' & 12' x 12')
- Metal Halide Lighting
- Column Spacing 40' x 47' (20,517 SF) and 41' x 39' (38,926 SF)
- 23' Clear Height (20,517 SF) and 33' to 37' (38,926 SF)
- Gas Forced Air Heat

* Can combine units D,F & H for 154,899 SF

Unit C

10,167 Total Office SF

- Main Floor Office Space
- One Large Conference Room
- 12 Private Offices
- 2 sets of restrooms (2 M & F)
- Large Break room

Unit I

4,277 Total Office Square Feet

- Second Floor Office Space
- 6 offices
- 2 conference rooms
- 1 set of restrooms

* Can combine units C & I for 14,444 SF

**Can combine
units D,F, and
H for a total of
154,899 SF**

2620 SOUTH DECKER LAKE BOULEVARD

West Valley City, Utah 84119

Unit E



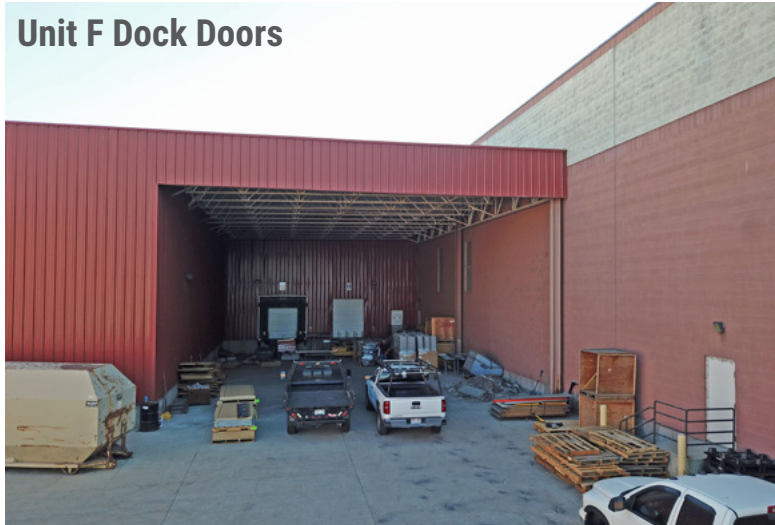
Unit E



Unit I & C



Unit F Dock Doors



Unit H



Unit H

