FOR LEASE

WAREHOUSE/DISTRIBUTION
or FREEZER/COOLER

INDUSTRIAL SPACE

6,964 SF – 16,684 SF

1915 S. 900 West
SALT LAKE CITY, UT 84104

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DevUT, LLC

LEASE SUMMARY

STARTING RENT	**$1.10/SF NNN**
LEASABLE UNITS	**6,964 - 16,684 SF**
POSSIBLE USES	**Warehouse Distribution Cooler/Freezer**
CAM	**$0.31/SF ($0.46/SF Cooler/Freezer)**
YARD	**YES - Customizable**
LOT SIZE	**5.95 Acres**
LOADING	**5 Dock High Doors 1 Leveler**
ZONING	**M-1**

PROPERTY OVERVIEW

- ✔ 24′- 30′ Clear Height
- ✔ Multiple Dock High Doors with Levelers
- ✔ 600 V AC and 250 V DC, 200 amps
- ✔ Roof in Excellent Condition
- ✔ Fenced Yard Possible
- ✔ New Asphalt Paving Throughout
- ✔ Parking for Trucks and other Vehicles
- ✔ Convenient Access off SR 201 and I-15

<u>Option Available:</u> Temperature Controlled Divided Freezer and Cooler Storage

IMPORTANT: The information contained herein (on this page and included pages) has been obtained through sources deemed reliable but cannot be guaranteed or relied upon as to its accuracy. Any information should be verified through independent sources by interested parties. All measurements and calculations are approximate. The property may no longer be available for sale or lease, may be withdrawn, its offering price changed, or sold or leased to another party at anytime and without notice. Please do not provide any information deemed private or confidential.

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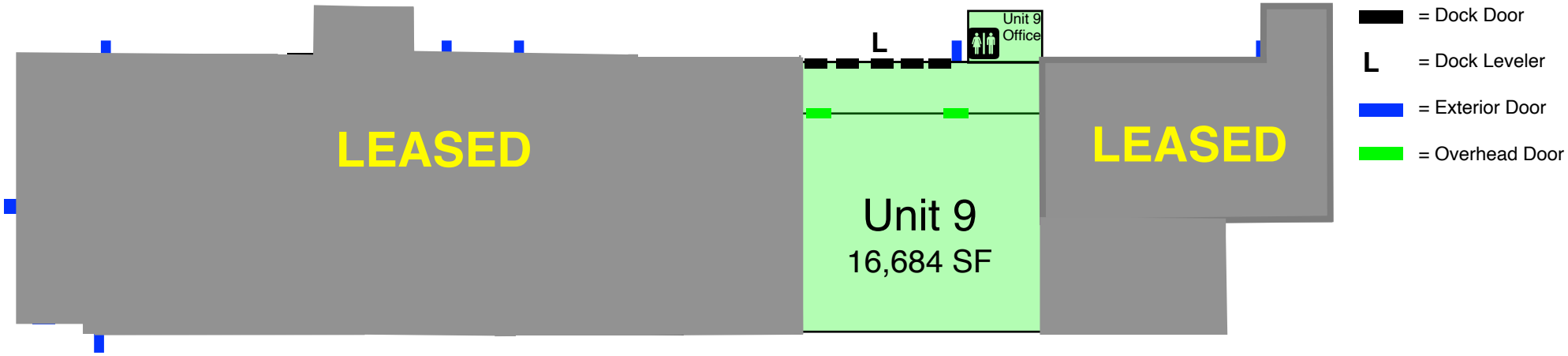
Option 1:

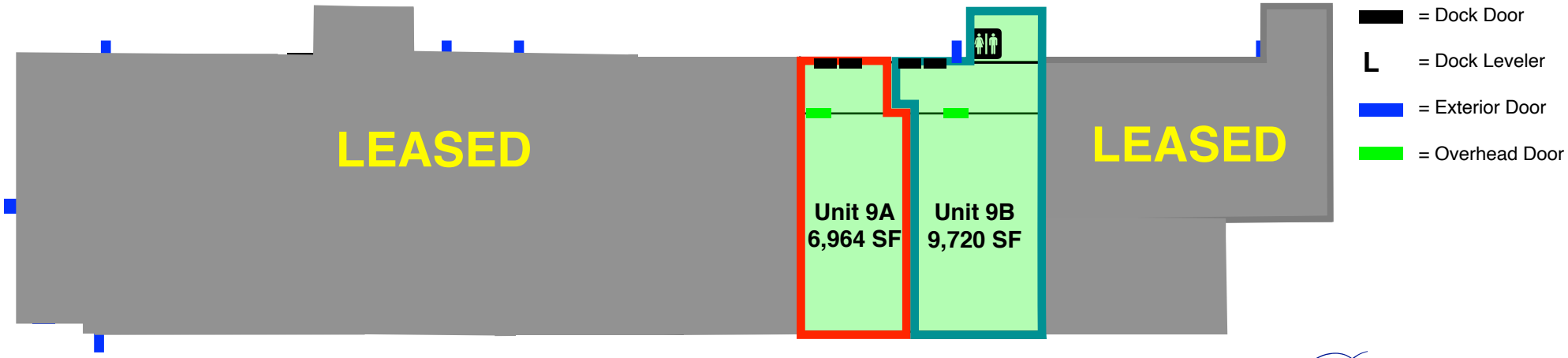
Unit 9: 16,684 SF



Option 2:

Unit 9A: 6,964 SF

Unit 9B: 9,720 SF



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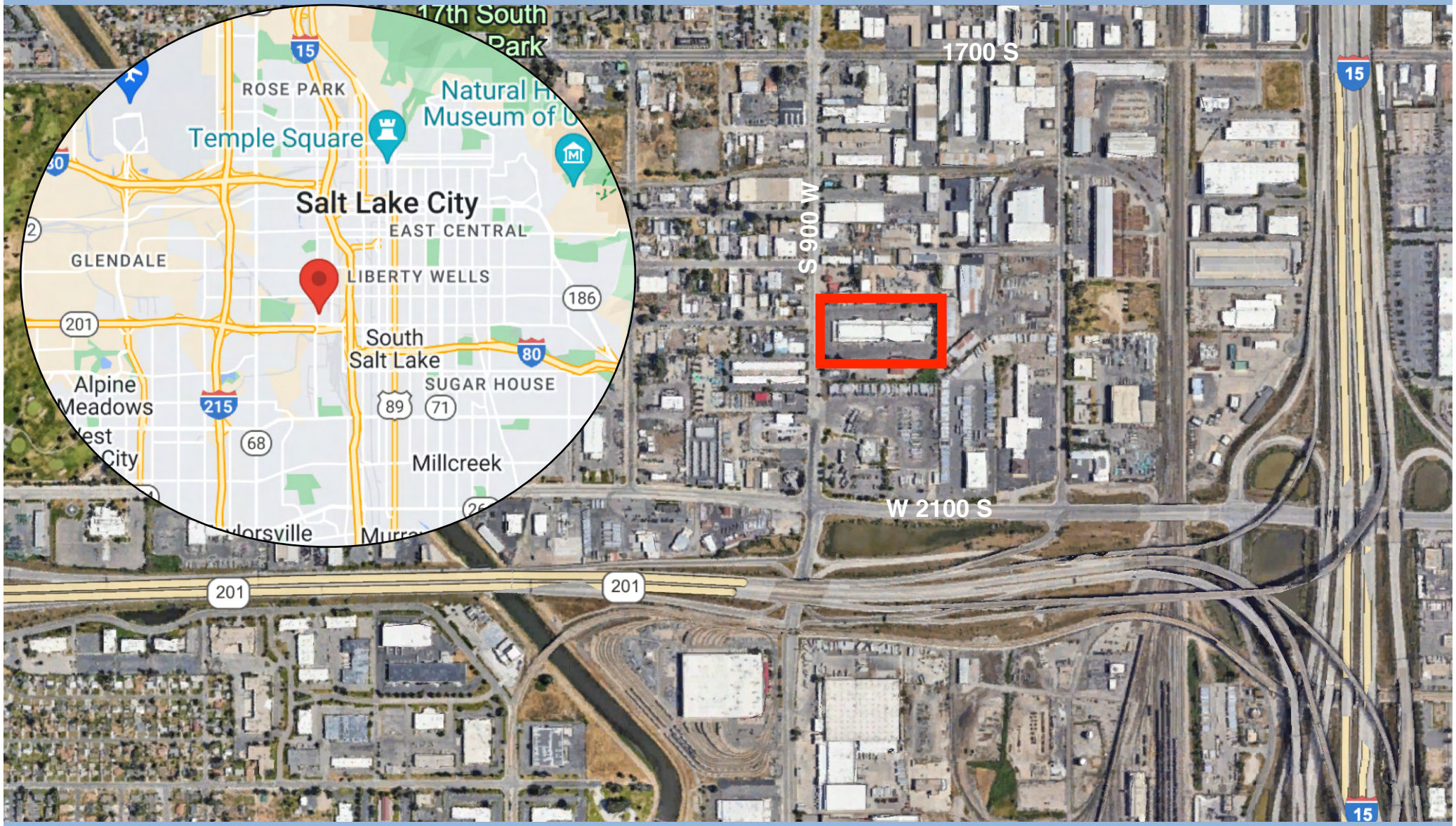
LOCATION



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