



INDUSTRIAL PROPERTY FOR SALE

# TOOELE INDUSTRIAL

1676 Progress Way, Tooele, UT 84074



## Property Description

Dual-Unit Industrial Flex Building | 10,000 SF | Yard + 3-Phase Power

### Property Overview:

Rare opportunity to acquire a 5,000 SF industrial building comprised of two demised 2,5000 SF units, ideal for owner-users, investors, or tenants needing flexible warehouse or service space. Situated in a secured, industrial-zoned area, this metal construction facility offers excellent functionality, ample yard space, and 3-phase power, making it suitable for a variety of heavy-duty users.

## Location & Accessibility

Highway Proximity	15 minutes from I-80
Clear Height	14 ft
Loading	-
Zoning	LI
Yard Size	3.1 acres

## Offering Summary

Sale Price	\$2,000,000
Building SF	5,000 SF
Land Acres	3.1 AC
Column Spacing	-
Power Supply	3 Phase-

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Building Name	Tooele Industrial
Property Type	Industrial
Property Subtype	Warehouse/Distribution
APN	10-021-F-0005
Building Size	10,000 SF
Lot Size	3.1 Acres
Year Built	2023
Number of Buildings	0

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- Key Features:
- 10,000 SF Total | (Two 5,000 SF Units) – Separately metered
- 3-Phase Power
- Two 14' Roll-Up Doors – Grade-level access for each unit
- Fully Fenced Yard – Ideal for outdoor storage, laydown, or vehicle parking
- Clear-Span Warehouse – Efficient layout with high ceilings
- Secure Site – Gated perimeter
- Prime Industrial Location – Easy access to major freeways and trucking routes



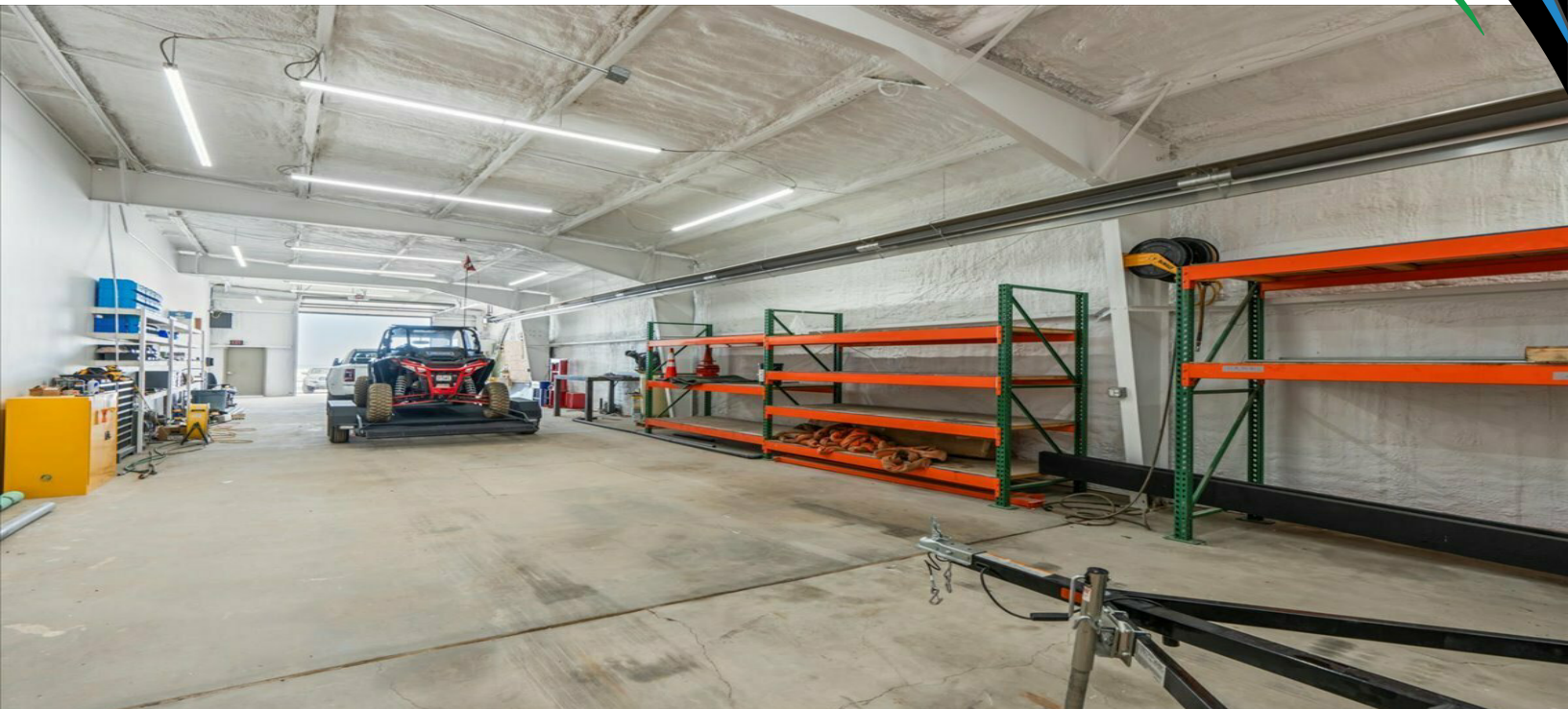




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## Landmarks

## Drive Time In Minutes

Utah Motorsports Campus

12 min...



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