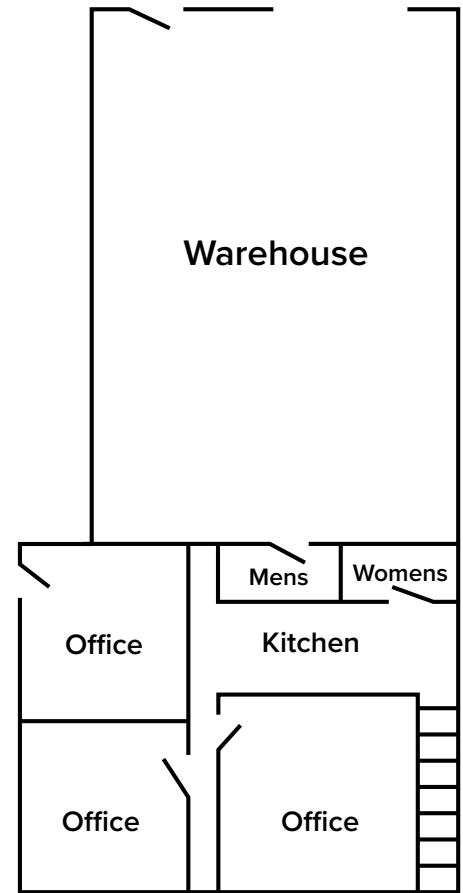


FOR LEASE // INDUSTRIAL OFFICE

## 125 W Burton Avenue Unit 2

Salt Lake City, UT 84115



### Property Description

5,250 SF of high quality office/warehouse space in excellent location that provides easy access to downtown, I-15 and I-80. 20' high ceilings, with one ground-level door (12'W x 14'H). Space has been upgraded recently, with new roof, bathrooms, and epoxy flooring in warehouse area. Full heat and A/C throughout. Three large offices plus kitchenette. Generous off-street parking. Easy to show -- please call to arrange an appointment.



### Offering Highlights

- + 5,250 SQFT
- + 1 Drive Bay
- + Central Heating System
- + Private Restrooms
- + 20' Ceilings
- + 12'W X 14'H Grade Level Door
- + Kitchen
- + Wi-Fi Connectivity
- + Fully Heated & Cooled
- + **\$14.50/SF/YR NNN**
- + **\$3.20/SF/YR CAMs**



### Contact

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