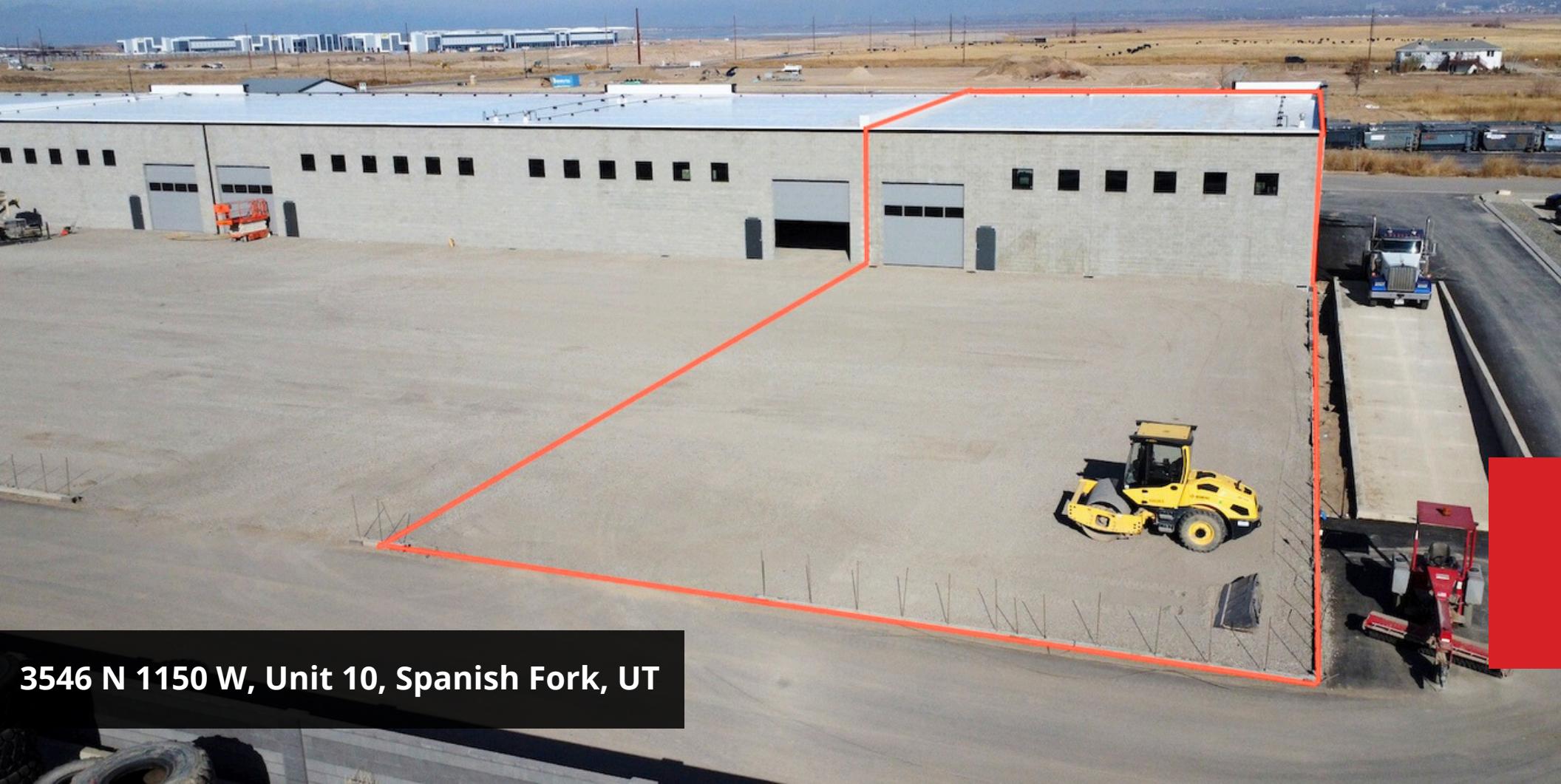


INDUSTRIAL BUILDING WITH YARD – SPANISH FORK

PRIME-LOCATION WAREHOUSE NEAR I-15



3546 N 1150 W, Unit 10, Spanish Fork, UT

PROPERTY HIGHLIGHTS

Building Features

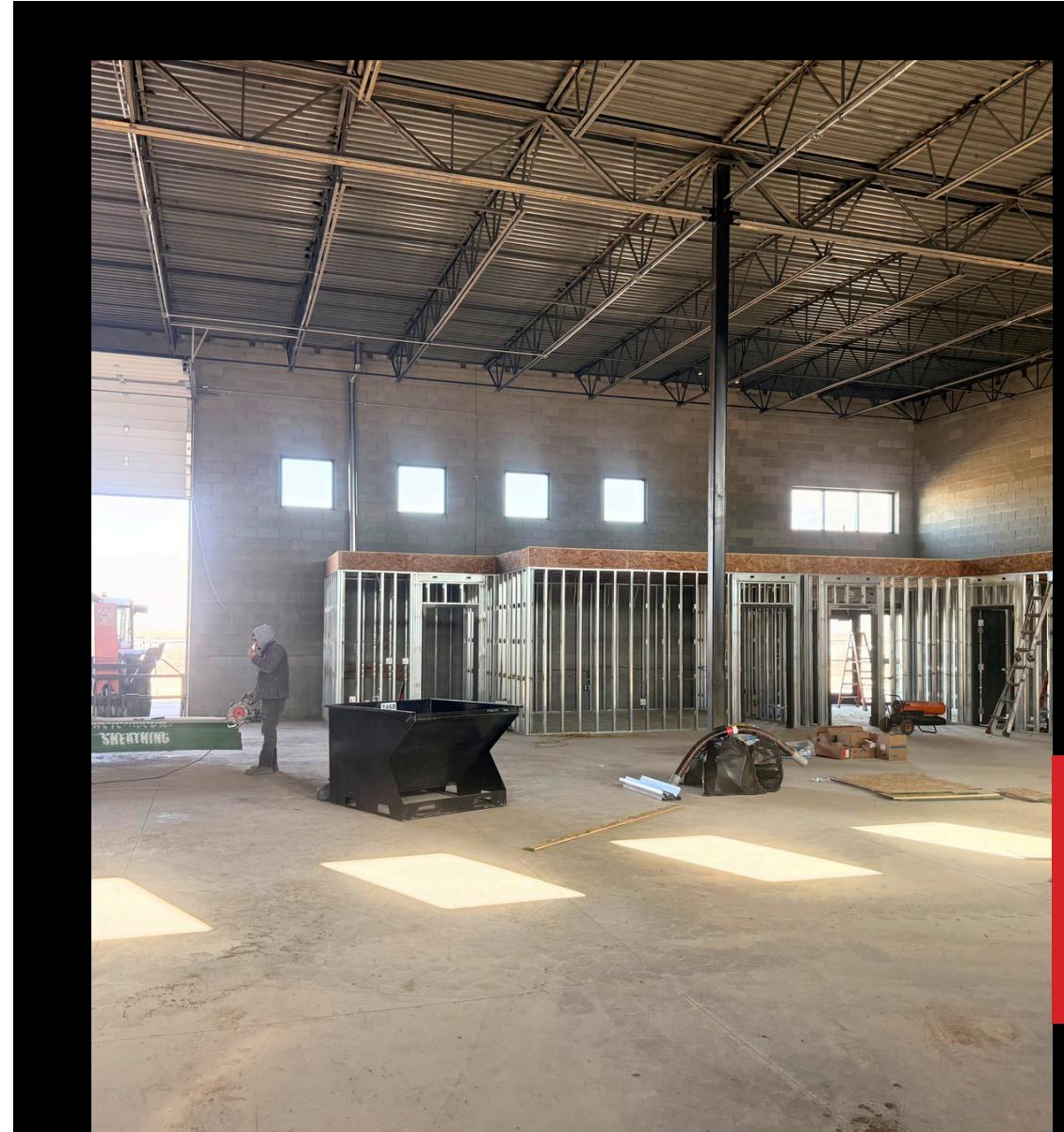
- ±19' clear ceiling height
- Lobby
- Private office
- Conference room
- Bathroom
- 2 ground-level doors
- 1 shared dock

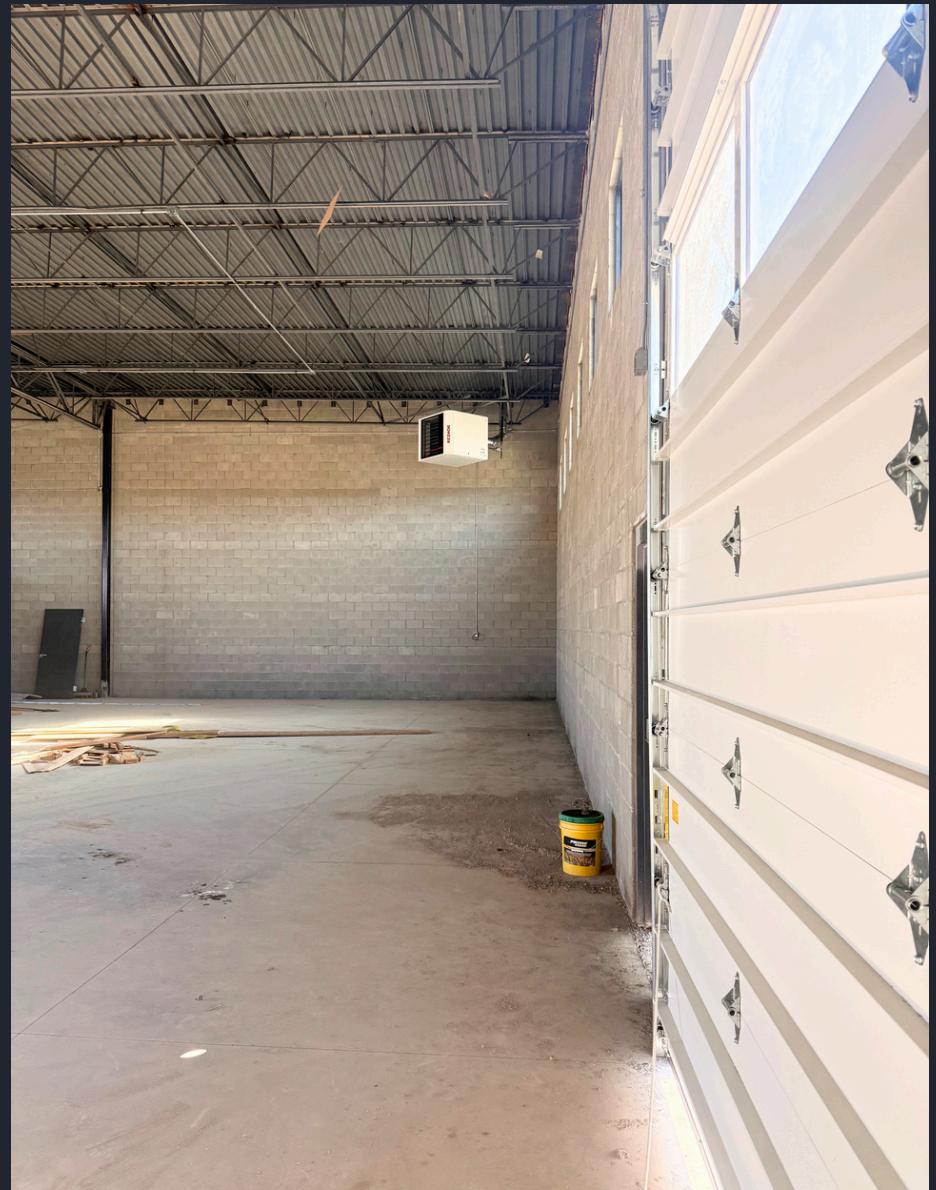
Lease Rate:

- Building: \$1.10 NNN (\$5,331.70/month)
- Yard:\$0.32per SF/month (\$2,784/month)

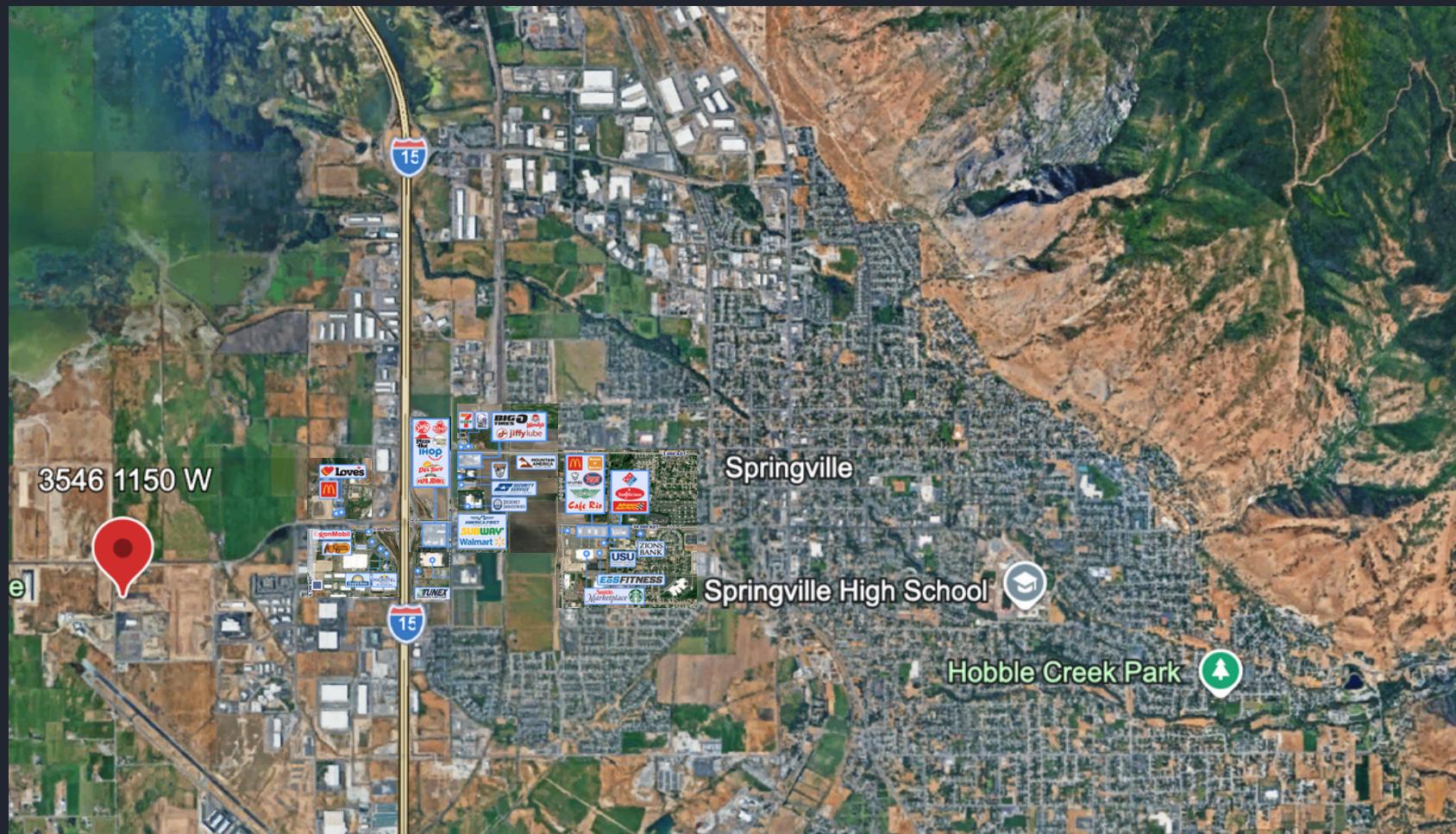
Yard Space:

- ±8,700 SF
- Yard must be leased with the building
- Yard will be fully fenced with block fencing and gated
- Crushed concrete yard surface





AERIAL VIEW



CONTACT US TODAY FOR A PRIVATE TOUR!

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Kevin Ford - Kevin@Coreutah.com - 801-473-6519



861 W 1000 N Spanish Fork, UT, 84660