



1938 W 3350 S
Roy, UT 84067

Lease Price
\$1.00/SF
/NNN

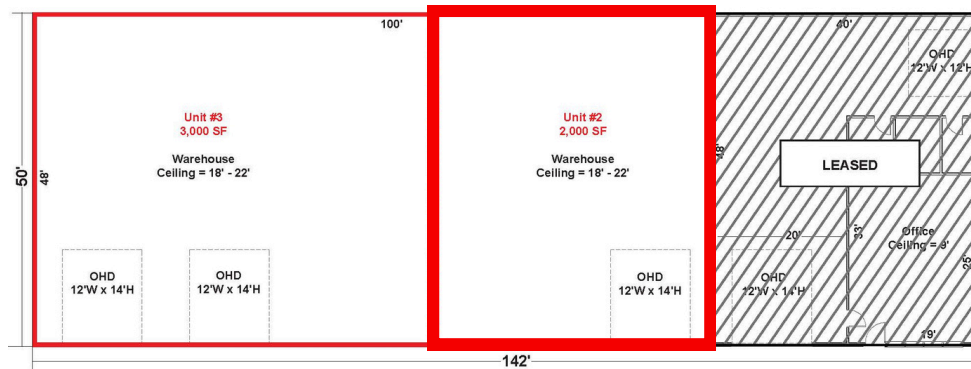


FOR LEASE

Property **Features**

- ✓ Unit 2 ± 2,000 SF Available
- ✓ Zoned Roy City Manufacturing
- ✓ Ready for Tenant Improvements
- ✓ Open Warehouse Space
- ✓ 14' x 12' Overhead Door
- ✓ 18' Ceiling Clearance
- ✓ 3-Phase Power
- ✓ Close to Freeway & Major Roads
- ✓ Additional Space Available
- ✓ MLS #2065332

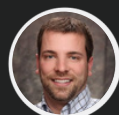
Unit #2 = 2,000 Sq Ft



Contact Agents



Garrett Pierson
801-644-1361
g@crestutah.com

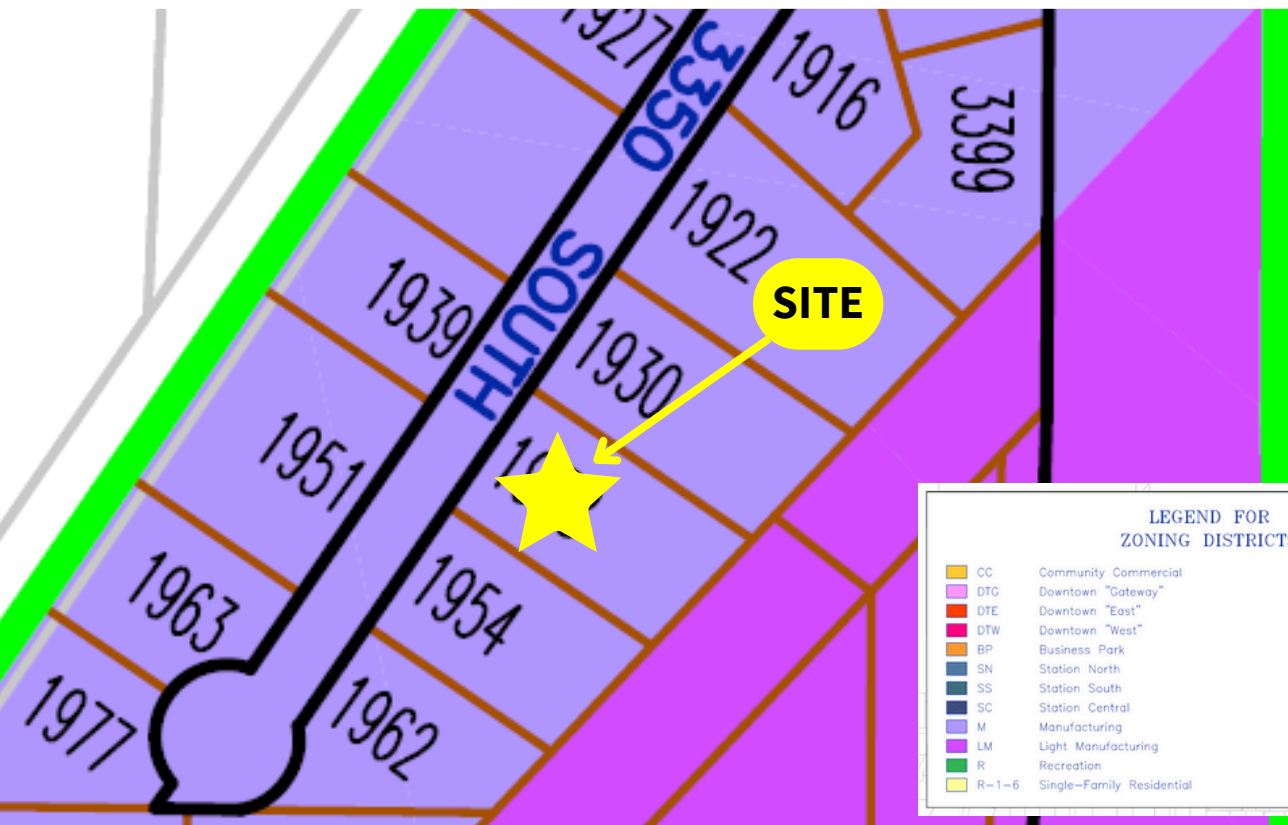


Aaron McCrady
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978 Chamber St., Suite 3, South Ogden, Utah 84403
Phone : 801-476-9500 | Fax: 801-476-9581

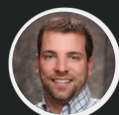


LEGEND FOR ZONING DISTRICTS			
CC	Community Commercial	R-1-7	Single-Family Residential
DTG	Downtown "Gateway"	R-1-8	Single-Family Residential
DTE	Downtown "East"	R-1-10	Single-Family Residential
DTW	Downtown "West"	R-1-15	Single-Family Residential
BP	Business Park	R-2	Two-Family Residential
SN	Station North	R-3	Multiple-Family Residential
SS	Station South	R-4	Multiple-Family Residential
SC	Station Central	RE-15	Residential Estate
M	Manufacturing	RE-20	Residential Estate
LM	Light Manufacturing	RMH-1	Residential Manufactured Home
R	Recreation	RIO	Residential Infill Overlay
R-1-6	Single-Family Residential	UNINCORPORATED	

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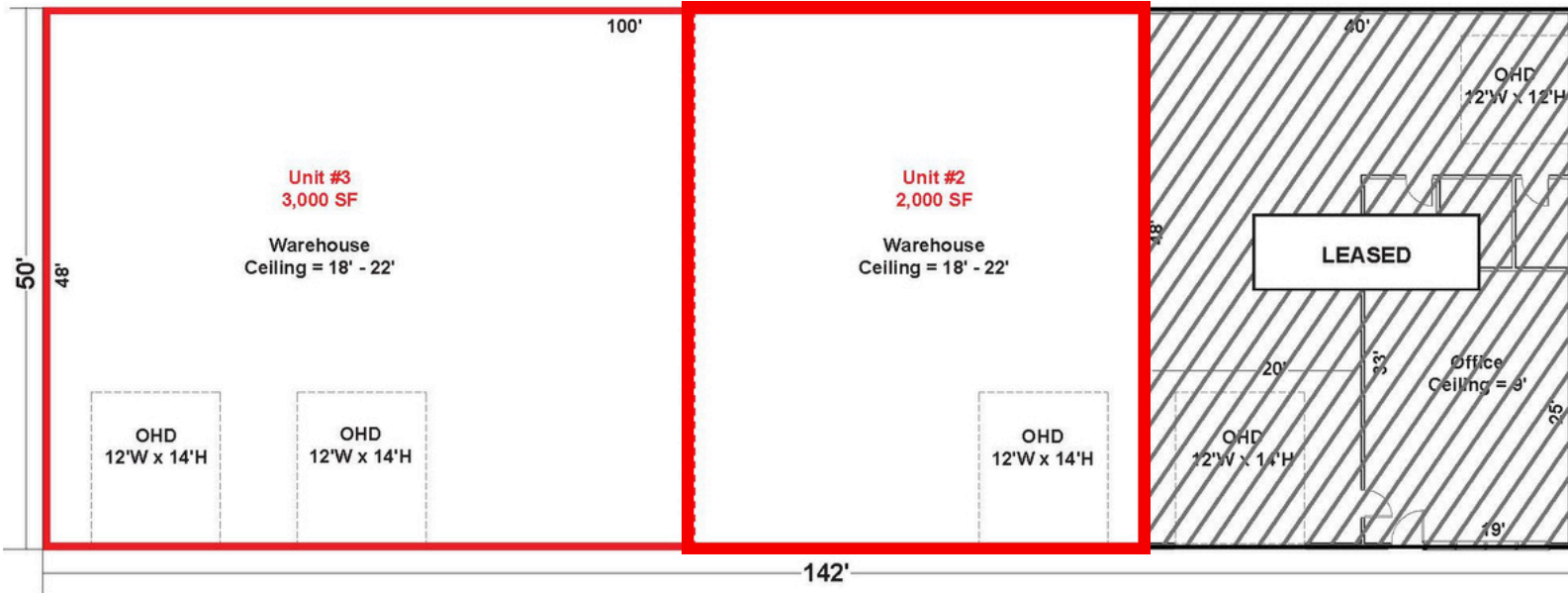
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Floor Plan

Unit #2 = 2,000 Sq Ft

Unit #3 = 3,000 Sq Ft

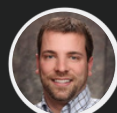
Total = 5,000 Sq Ft



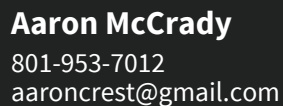
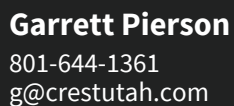
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