



2 ACRES OF FENCED YARD SPACE

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LINDON WAREHOUSE

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Accelerating success.

Industrial for Lease

1287 West 300 South | Lindon, UT 84024

OVERVIEW

Lindon Warehouse is a 15,042 SF industrial building in Lindon, Utah, featuring a fenced, secured yard, 3-phase power, and excellent loading. It offers key amenities like a fully temperature-controlled warehouse, new LED warehouse lighting and newly remodeled offices. The property is located close to major services and is only 1.5 miles from the 1600 North I-15 access. The property is zoned Light industrial making it ideal for various industrial uses. Contact us for pricing.

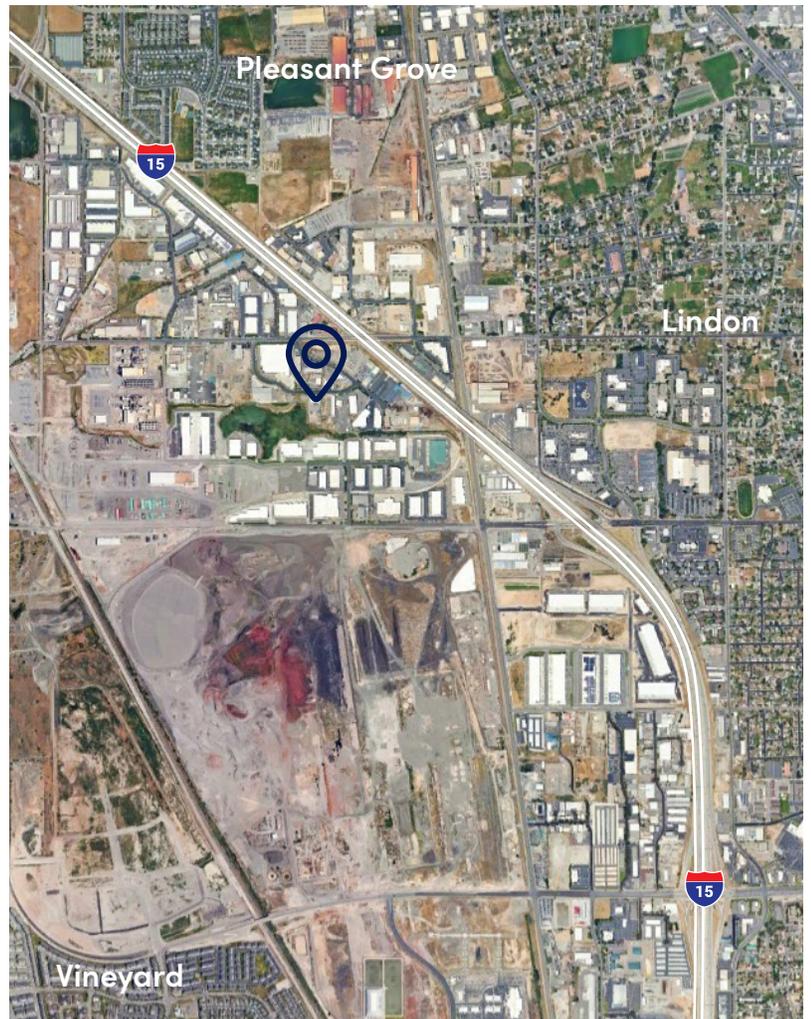
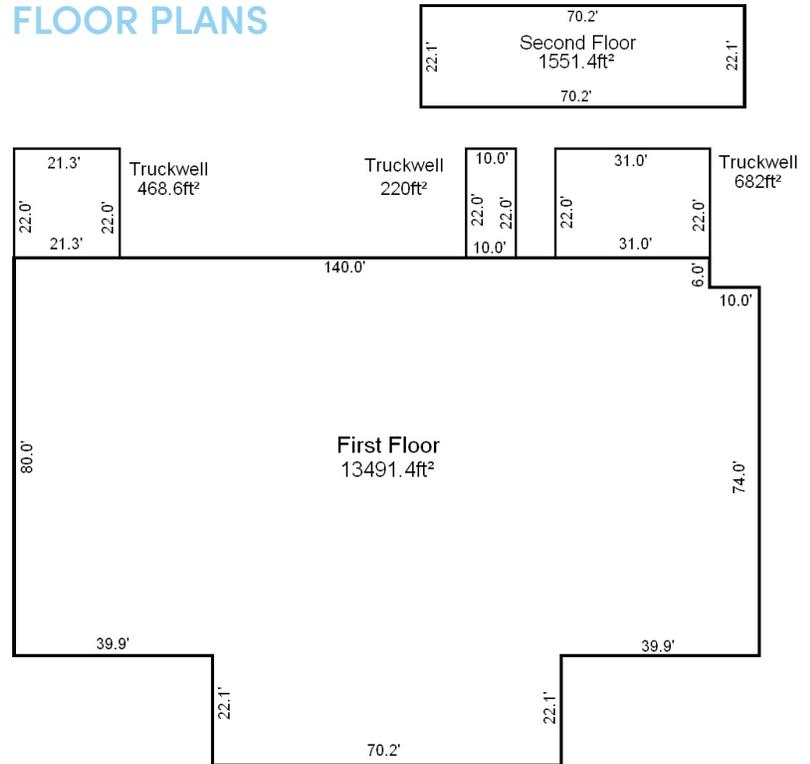
HIGHLIGHTS

- 2-acre fenced Yard Space
- 20 employee Parking Stalls
- 2 miles from I-15
- HVAC in Warehouse
- Remodeled Office
- Clerestory Windows
- LED Lights in Warehouse
- Fire Sprinklers

BUILDING INFO

Total Building Size	15,042 SF
Office Space	3,100 SF
Warehouse Space	11,940 SF
Parcel Number	43:241:0024
Zoned	L I
Acres	2.21
Clear Height	22'
Power	400 Amp/ 480V/3 Phase
Dock High Doors	3
Grade Level	1
Building Rate	\$1.15/SF NNN
Yard Rate	\$8,200 per month NNN

FLOOR PLANS



SITE PLAN

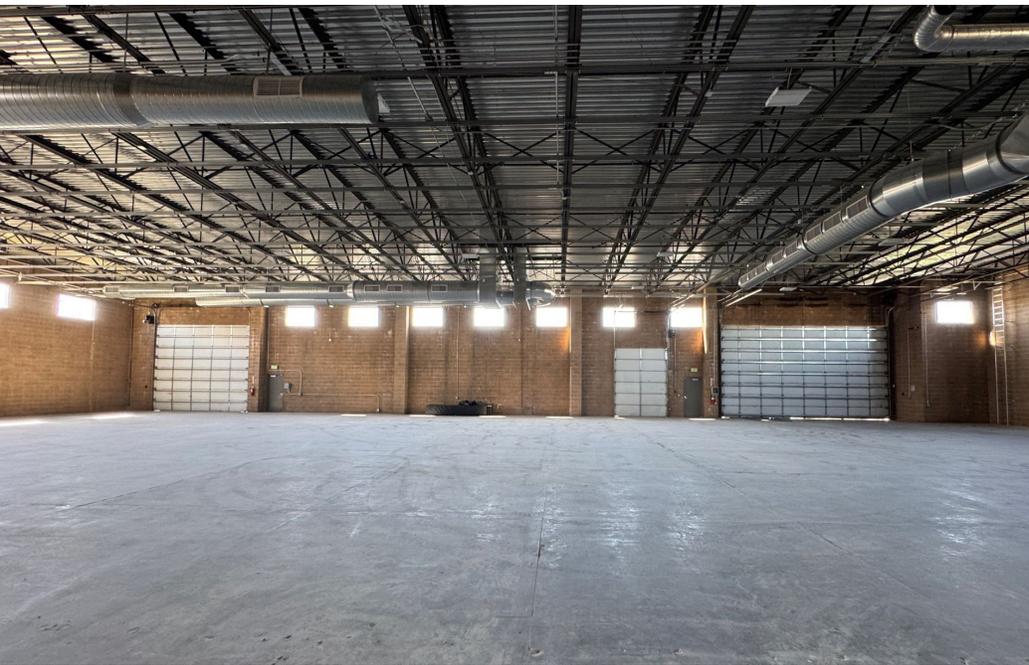
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BUILDING
\$1.15/SF NNN

FENCED YARD
\$8,200 per month NNN

PARKING





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