

# FOR LEASE

3767 S SECOND ST | SOUTH SALT LAKE CITY, UT 84115



## PROPERTY SUMMARY

- Flex Space For Lease
- Retail/Office and Warehouse
- $\pm$  3,400 SF Office (2-Story) /  $\pm$ 4,000 SF Warehouse
- Standalone Building
- Easily split into two separate spaces, separately metered
- Single-Phase Power
- Two Ground Level doors, 12' x 10'
- 16' Warehouse Ceiling Height
- .25 Acres and 12 Parking Stalls
- Lease Price \$1.20 SF/NNN
- CAMS Approximately \$.22

**Jody Jones, CCIM**

Managing Partner

801-577-2175

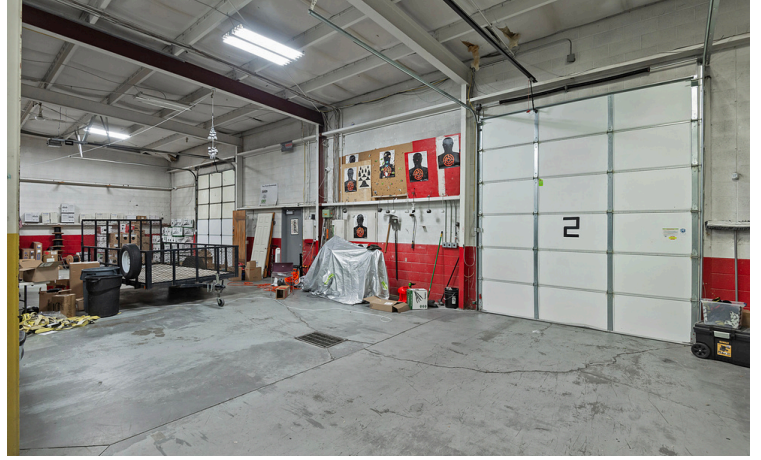
Jody@acresutah.com



**ALIGN**  
COMPLETE REAL ESTATE SERVICES

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## Drive Times:

I-15 S/ I-80: 4-6 minutes

International Airport: 10 to 15 minutes

Downtown Salt Lake: 7-10 minutes

University of Utah: 10 to 15 minutes

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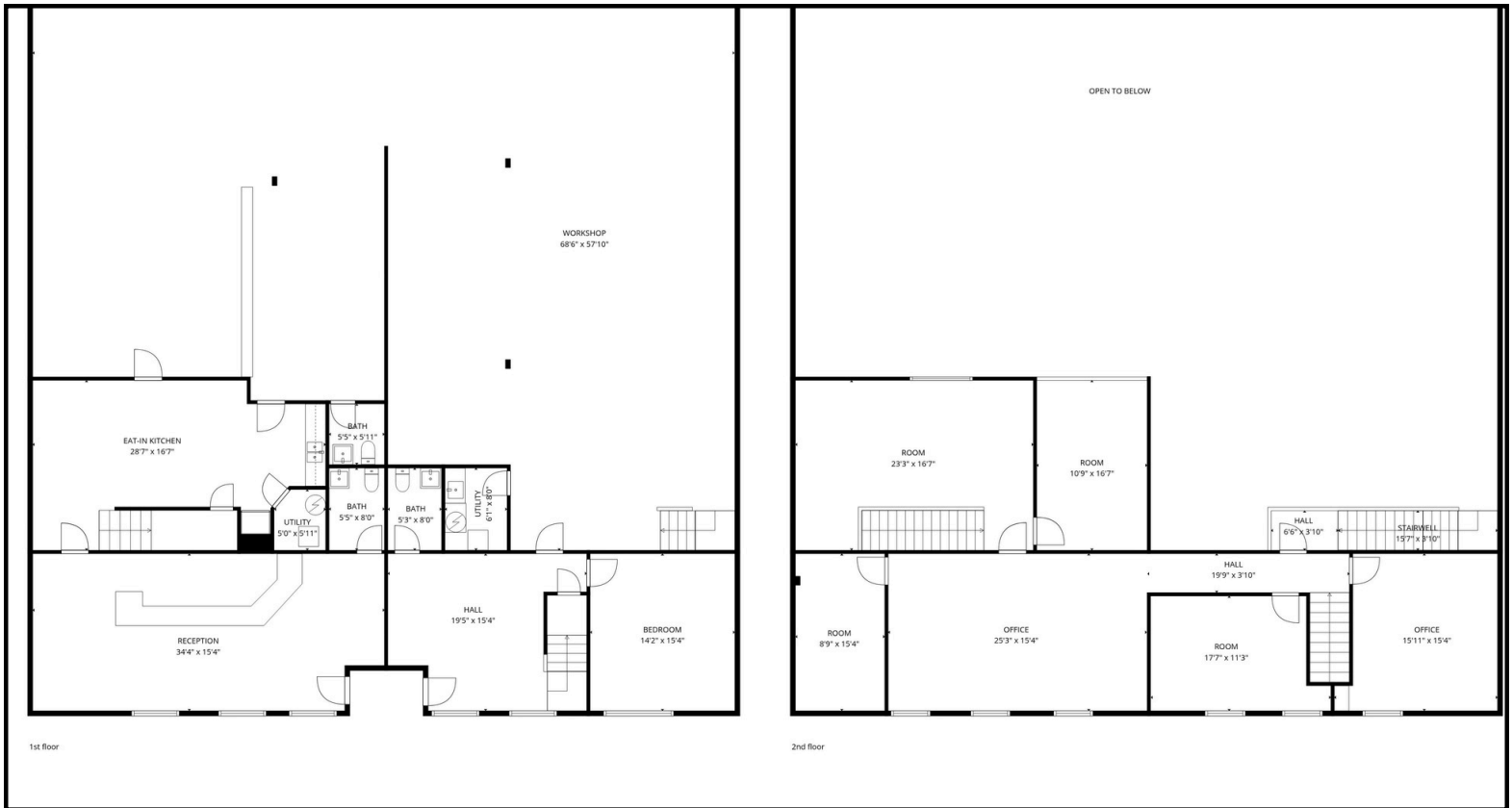
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## Floor Plans



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