

496 EAST 1750 NORTH

| FOR SUBLEASE



PROPERTY DETAILS

496 East 1750 North, Vineyard, Utah 84058

- Total Size: 6,710 SF
- Warehouse: 5,422 SF
- Office: 1,288 SF
- \$7,381.00 (\$1.10/SF/month)
- Estimated NNN Fees: \$0.23/SF/month
- Lease Ends: 4/30/2028
- 3 phase 480v power
- Loading dock
- Grade level door
- Office space is heated and cooled with central air.
- Warehouse space is equipped with a 200,000 BTU heater and a 10,000 CFM swamp cooler.
- There are seven parking stalls, with two designated stalls in front of the building and five stalls in back.



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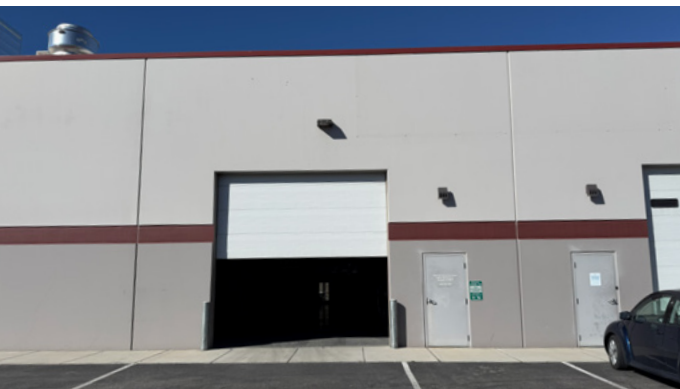
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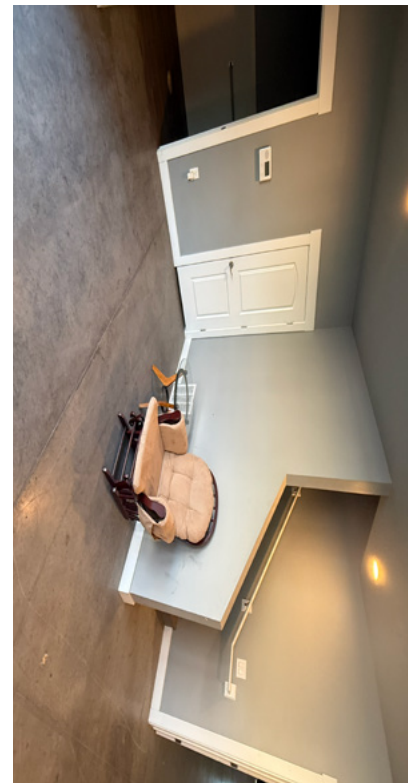
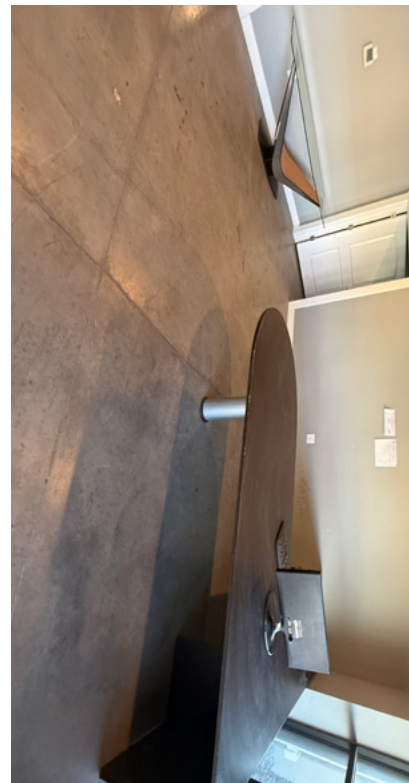
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