

FOR SUBLEASE

Flex Unit - Suite D

1005 S. Bending River Rd.
Salt Lake City | UT 84104



RIVERBEND INDUSTRIAL PARK



PROPERTY HIGHLIGHTS



TOTAL SIZE

50 SF Restroom
4,384 SF Warehouse
4,434 SF TOTAL



CLEAR HEIGHT

21'9" in warehouse



LOADING DOORS

(1) ground-level door (12' x 14')



FIRE SPRINKLERS

Yes



ZONING

M-1 (Manufacturing)



POWER SERVICE

400 Amps, 208Y/120V, 3p (tenant to verify)



UNIT FEATURES

Gated access, additional 8,950 SF available in south bldg, skylights, climate controlled warehouse, clearspan, high-speed internet



LOCATION

Quick access to I-215, I-15 & I-80



LEASE RATE

\$1.19 psf/month, NNN



CRITICAL DATES

Date Available: Now
Lease Expiration: 11/30/2027



JASON HAGBLOM

President/Principal Broker
NEXUS Commercial Real Estate

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