



Industrial For Sublease

Lease Rate:
\$0.90
PSF NNN

Contact:

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Fieldcraft Sublease

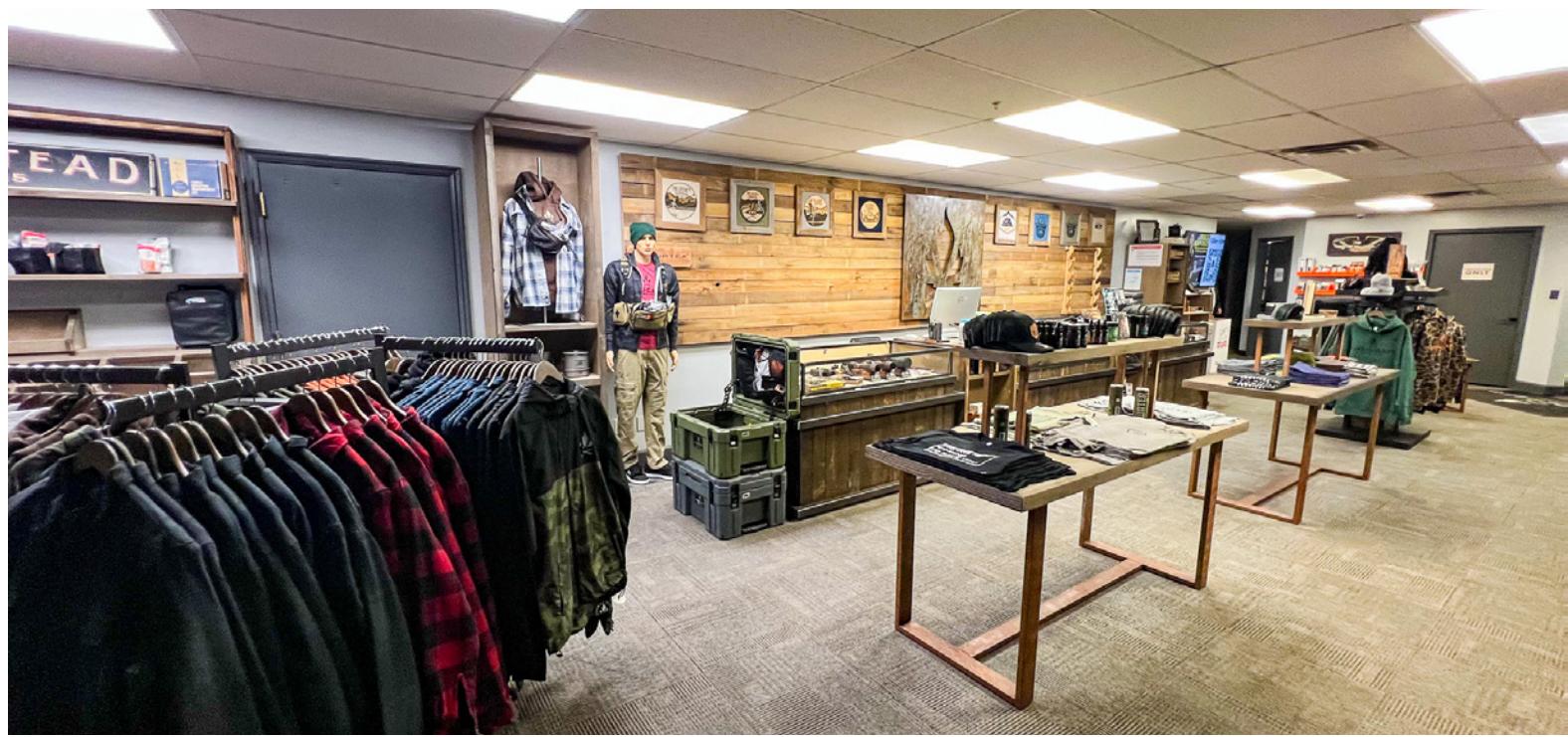
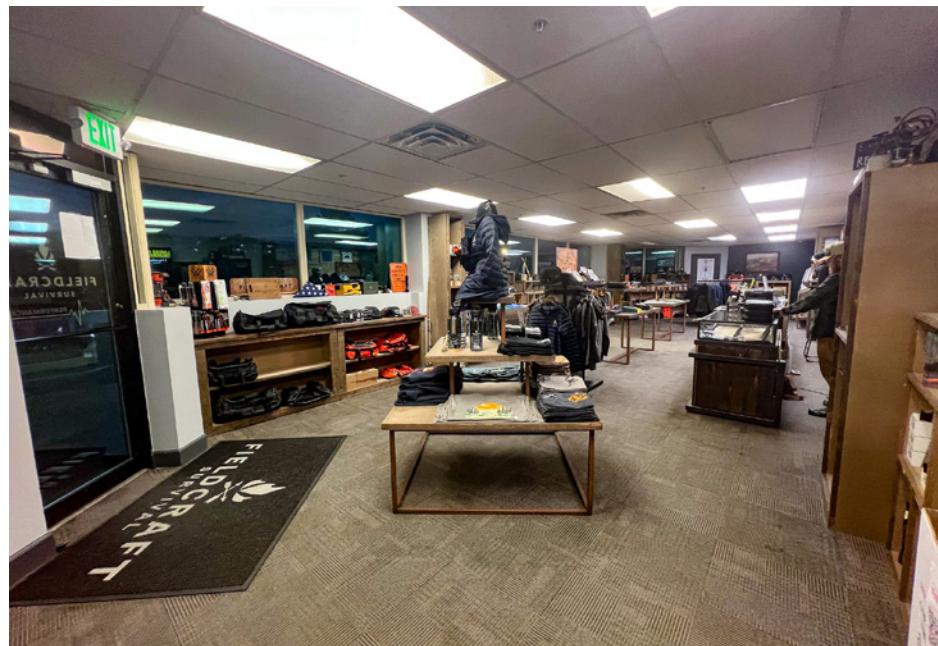
1825 S East Bay Blvd. | Provo, UT 84606

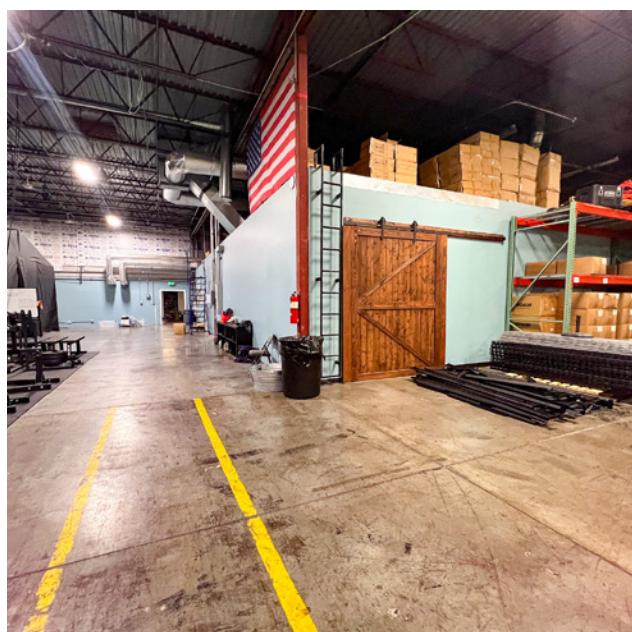
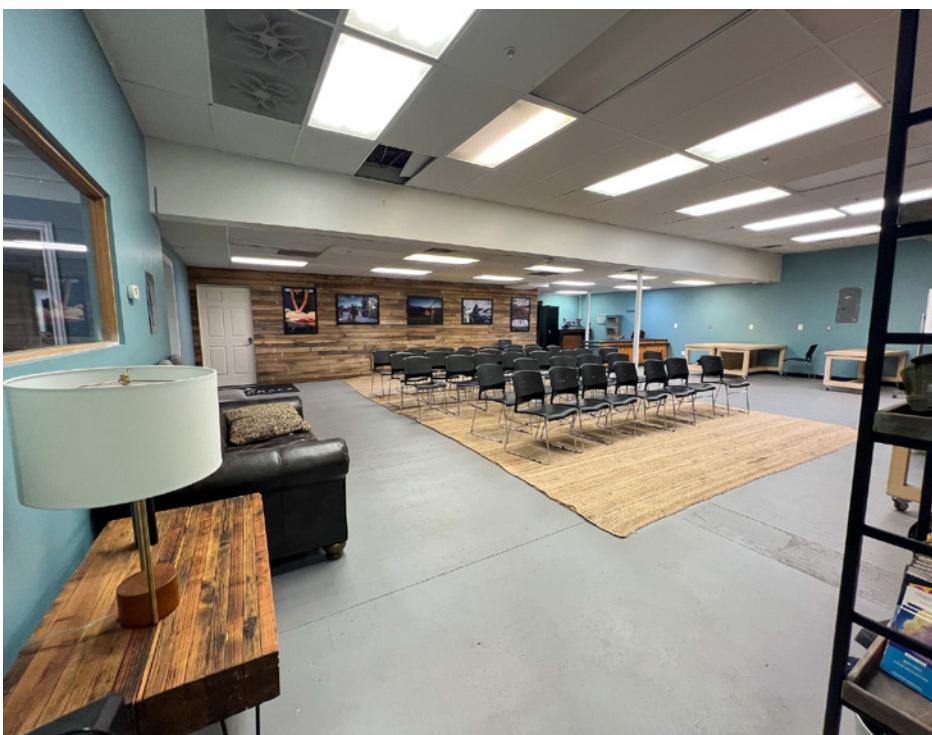
Property Highlights

- 17,470 Total SF
- 17' – 18' clear height
- Retail frontage and signage
- One (1) ground level door, two (2) dock high doors
- 220 KVA, 3 phase, 120 / 208 Volt 1200 amp service (6 panels at 200 amps each)
- Swamp coolers in warehouse
- Temperature-controlled lab/clean room
- Excess parking and outdoor storage
- Compressed air lines and power drops ran throughout warehouse area
- Outdoor storage and excess parking with overnight parking allowed
- On new bus rapid transit (BRT) route

Property Gallery

- 12,518 SF warehouse, including 4,044 SF temperature-controlled manufacturing space
- 4,952 SF office







Population

71,817



2029 Projected Pop

74,916



Median Household Income

\$56,324



Average Household Income

\$78,762



Median Age

23.8



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