



Boulder Industrial

135 MOUNTAIN WAY DR.
OREM, UT 84058

For Sale & Lease

\$5,125,000

Call for Lease Pricing

Property Highlights

- Owner User opportunity
- Brand new Class A construction
- 26' Clear Height
- 19,337 SF total building
 - 4,667 SF
 - 4,612 SF
 - 4,615 SF
 - 5,443 SF
- 1.0107 Acres
- Four (4) ground level doors
- M2 Zoning (Heavy Manufacturing permitted)
- Prime location one (1) minute from Interstate 15 and many amenities close by

For information, please contact:

Kolby Long

Associate

t 801-727-4413

kolby.long@nmrk.com

Steve Walton

Senior Investment Advisor

t 801-578-5502

steve.walton@nmrk.com

376 E. 400 S.

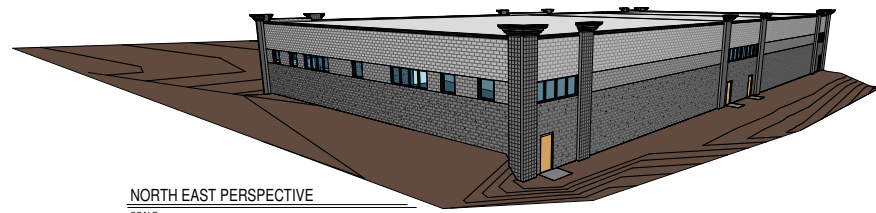
Suite 120

Salt Lake City, UT 84111

nmrk.com



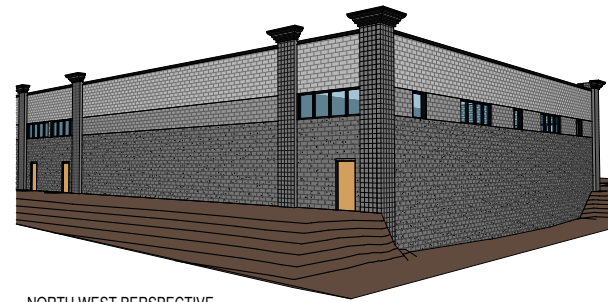
BOULDER INDUSTRIAL



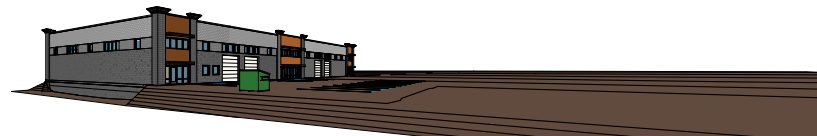
NORTH EAST PERSPECTIVE
SCALE



SOUTH EAST PERSPECTIVE
SCALE



NORTH WEST PERSPECTIVE
SCALE



SOUTH WEST PERSPECTIVE
SCALE

