

STORAGE LAND FOR SALE OR LEASE

TRUCKS - EQUIPMENT - INDUSTRIAL STORAGE

PERFECT FOR BONDED LAYDOWN & STAGING



1924 South 7200 West, Salt Lake City, Utah 84044

| SITE FEATURES | PROPERTY OVERVIEW |
|---|---|
| <ul style="list-style-type: none">• 2.33 Acres Industrial Land (101,495 SF)• M-1 Industrial Zoning• Fully Fenced with Locking Gate• Compacted Road Base• Temporary Structures Allowed• Paving and Utilities Available with Lease Adjustment | <ul style="list-style-type: none">• Inside the Salt Lake Inland Port Logistics Corridor• Potential for Foreign Trade Zone (FTZ) Application• Eligible for Bonded Laydown/Staging Yard Operations• Prime Small-Format Yard in a High Demand Industrial Zone |
| STRATEGIC ADVANTAGES | |
| <ul style="list-style-type: none">• One of the Closest Private Available Yards to SLC International Airport• Direct Access to I-80, S.R. 201 and I-15 (10 Hours to West Coast Ports)• Ideal for Airfreight Staging, Containers, Fleet Yard and Last-Mile Logistics• Reduce Customs and Demurrage Fees with Bonded Operations• Operate like an Extension of the Airport without Airport-Zone Pricing | |

PURCHASE PRICE : \$2,350,000.00

LEASE RATE REDUCED : \$3,950.00/ACRE PER MONTH NNN

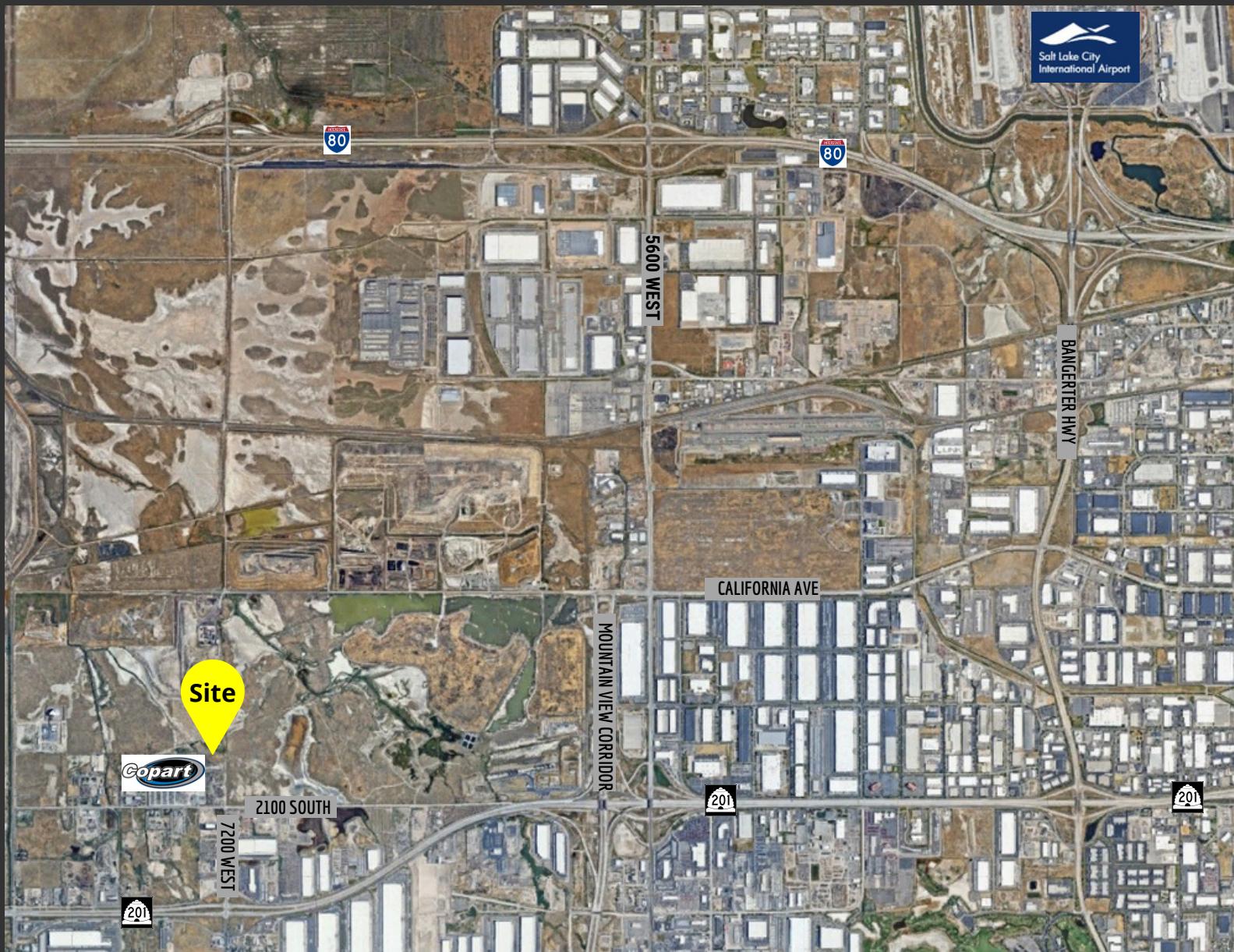
CONTACT

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This information is given with the understanding that all negotiations and/or real estate activity related to the property described above shall be conducted through this cRc Nationwide office. The above information while not guaranteed, was obtained from sources we believe to be reliable.

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