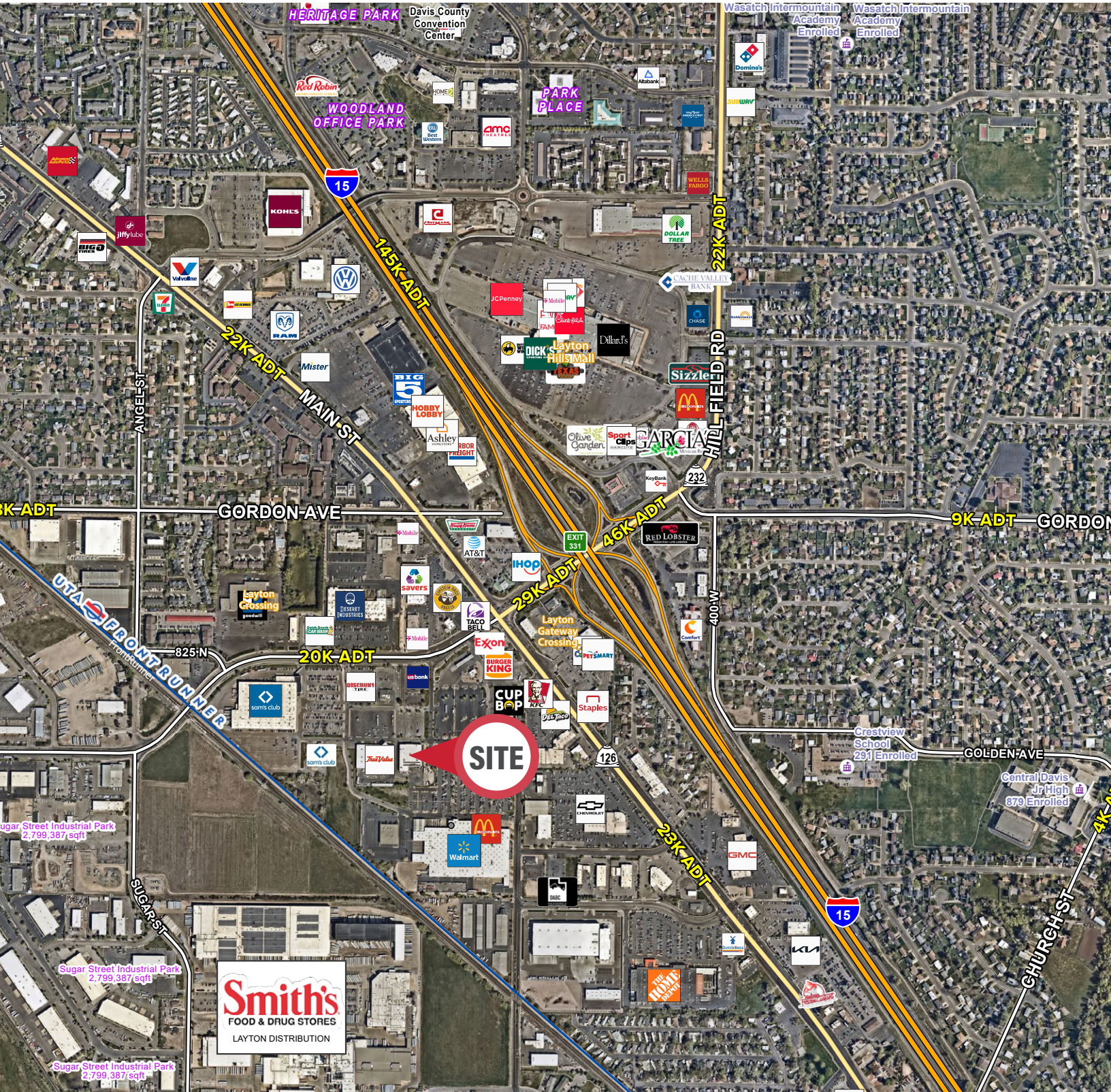


HILL FIELD MID-BOX

859 West Hill Field Road | Layton, UT 84041



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FOR SALE

\$6,000,000

Approved Uses

Property Highlights

- Total SF: 25,157 SF
 - Office/Showroom: 2,730 SF
 - Warehouse: 22,427 SF
- Ceiling Height: 22'
- One (1) 13'x13' Automatic Grade Level Door
- Three (3) 7'5"x8'5' Grade Level Doors (2 Could be converted to Dock Doors)
- Solar Panels Equipped on Roof
- Gas Forced Heater
- Roof Top HVAC
- LED Lighting
- Column Spacing: 55x35
- Exterior lighting
- Epoxy floor
- Fire Suppression System
- Year Built: 1995
- Construction Type: Masonry Block
- Parking Stalls: 96 Parking Stalls
- Zoning: C-H
- Lot Size: 2.51 Acres
- Access: Easy Access to Hill Field Road and I-15
- Location: Located in the Rapidly Growing Layton Market, With Immediate Access to I-15, U.S. 89, and Front Runner Commuter Rail. The Area is Home to Hill Air Force Base, Utah's Largest Single-Site Employer Along With a Strong Base of Aerospace, Defense, and Manufacturing Companies. Layton Also Offers a Deep Labor Pool, Strong Retail Presence, and Convenient Connectivity to Both Salt Lake City and Ogden.

Contact

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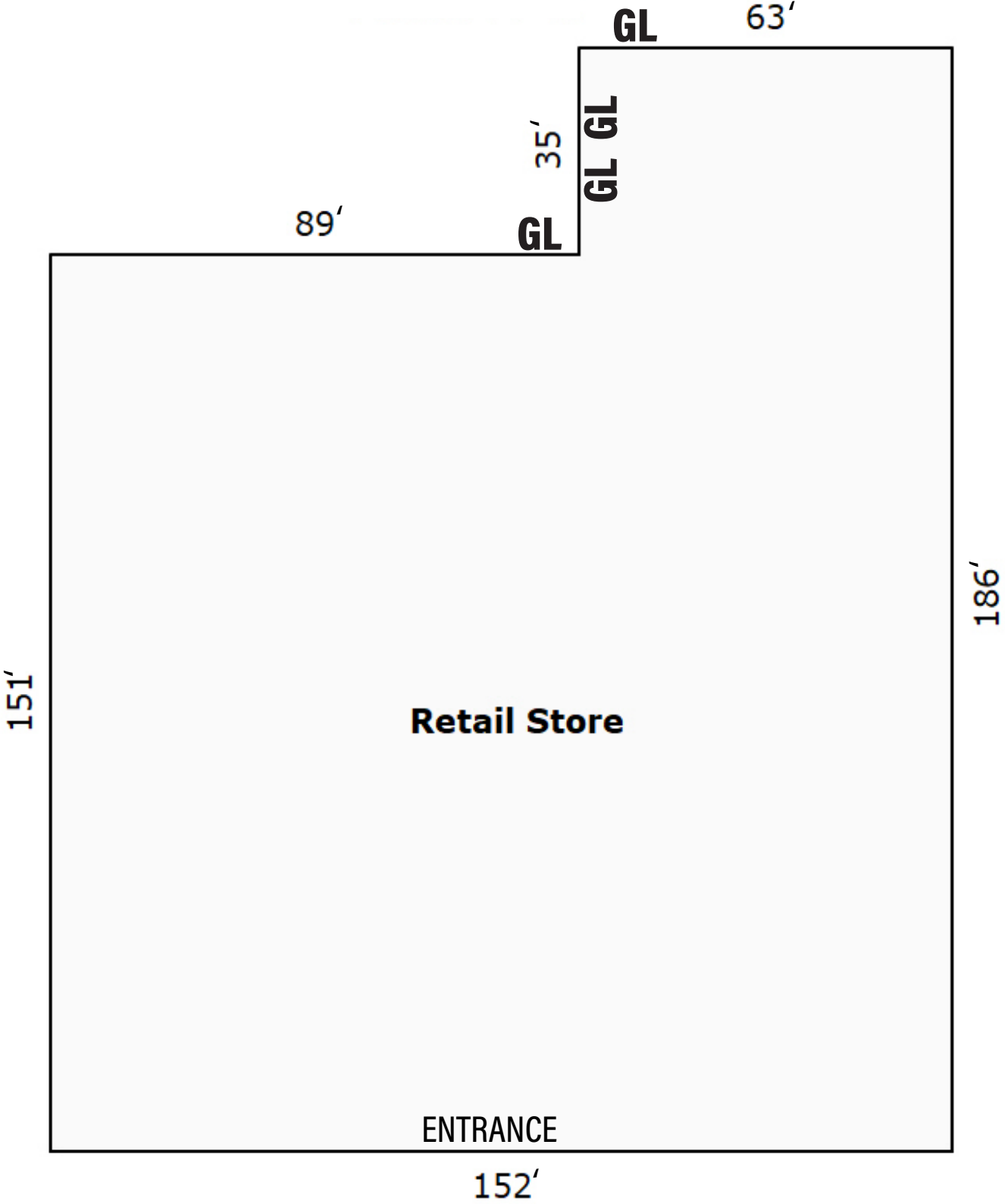
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