

CONTEMPORARY OFFICE



FOR SALE OR LEASE



PROPERTY DETAILS

2250 SOUTH 800 WEST, WOODS CROSS, UT 84087

**LEASE RATE: \$23.95/SF FULL SERVICE
SALE PRICE: \$7,100,000 (\$233/SF)**

- 2,368–30,355 SF available
- 1.35 acres
- Purchase to include an improvement credit
- Modern layouts and options
- 89 parking stalls (4/1,000 ratio)
- Recently renovated; built in 1980
- Immediate I-15 access
- Indoor court/fitness area
- Men's and women's locker rooms including saunas, steam room and showers
- CenturyLink and Comcast fiber available



MOUNTAIN WEST
COMMERCIAL REAL ESTATE

CHRIS FALK, CCIM, SIOR
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direct 385.429.5500
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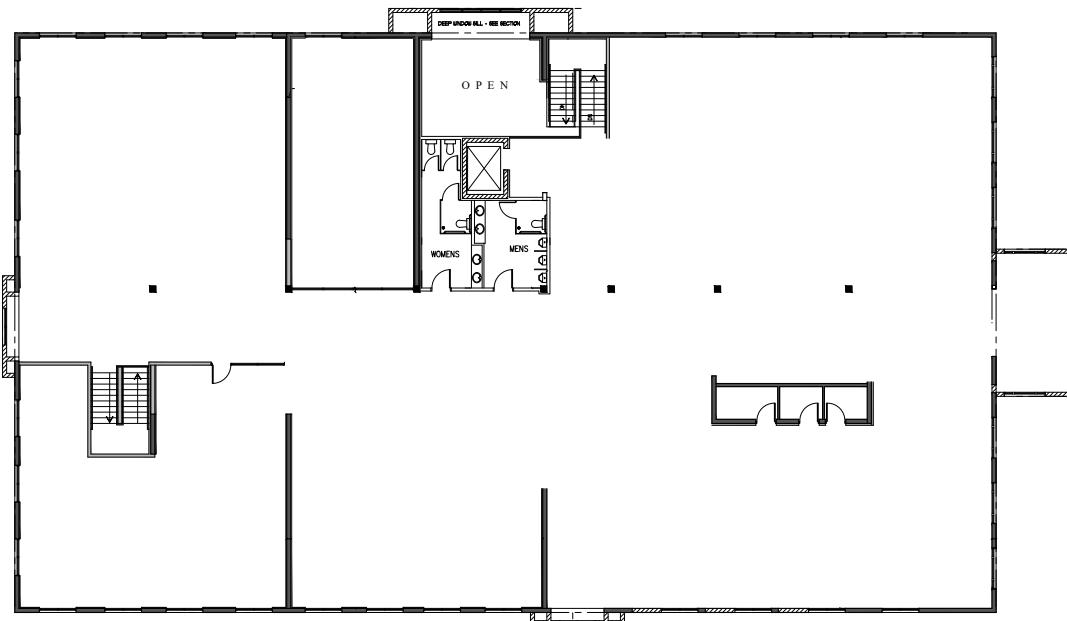
BRAXTON WILLIE, CCIM
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1410 South University Park Blvd., Suite 120
Clearfield, UT 84015
Office 801.578.5580
www.mwcrc.com

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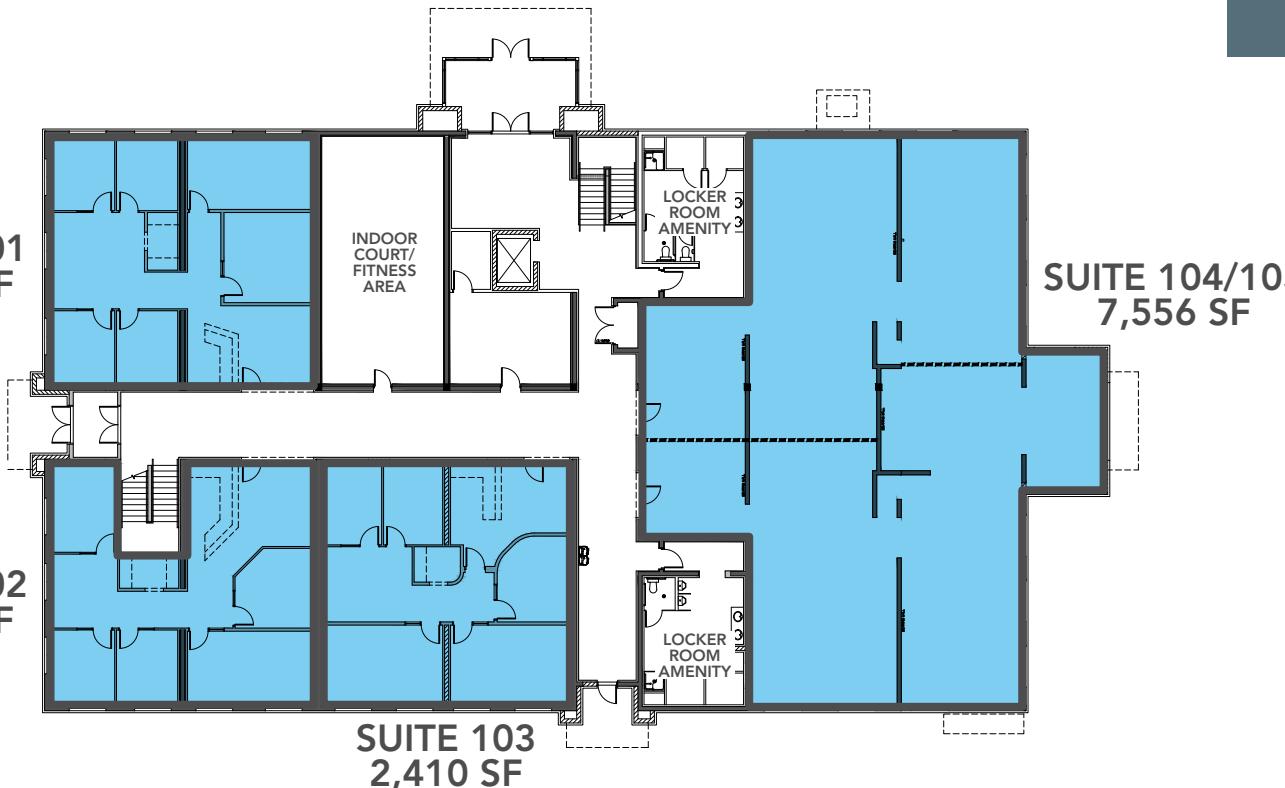
SECOND FLOOR: 15,374 SF



| FLOOR PLANS

FIRST FLOOR: 14,981 SF

SUITE 101
2,647 SF

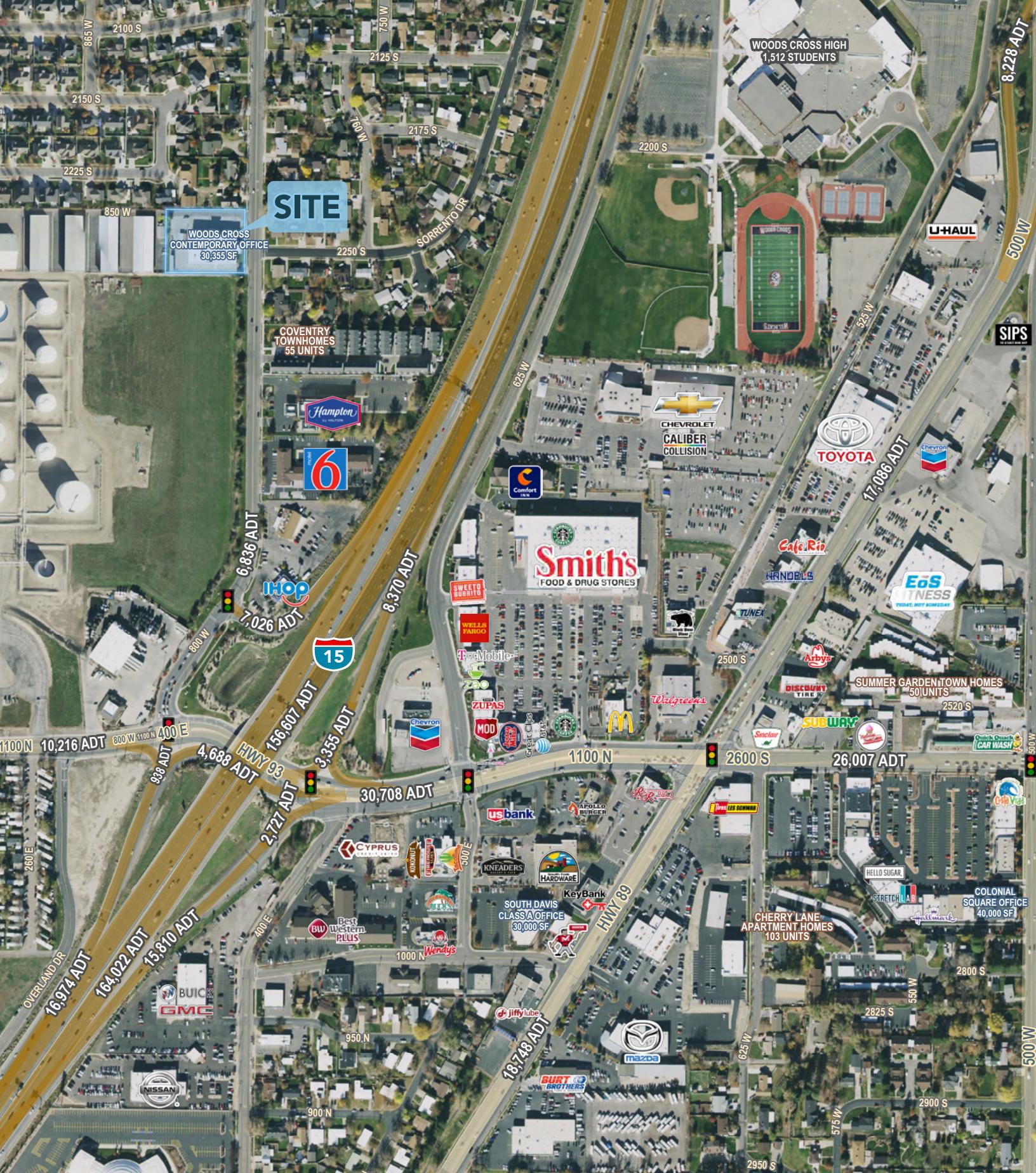


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