

9,000 SF INDUSTRIAL UNIT FOR SUBLEASE

1275 N 750 W, Springville, UT

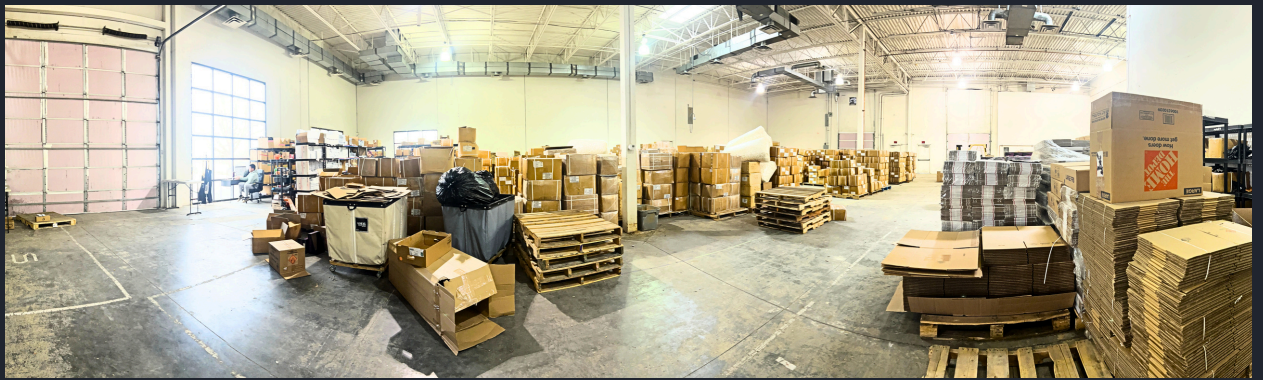
SPRINGVILLE WAREHOUSE LEASE

Industrial Space for Sublease.

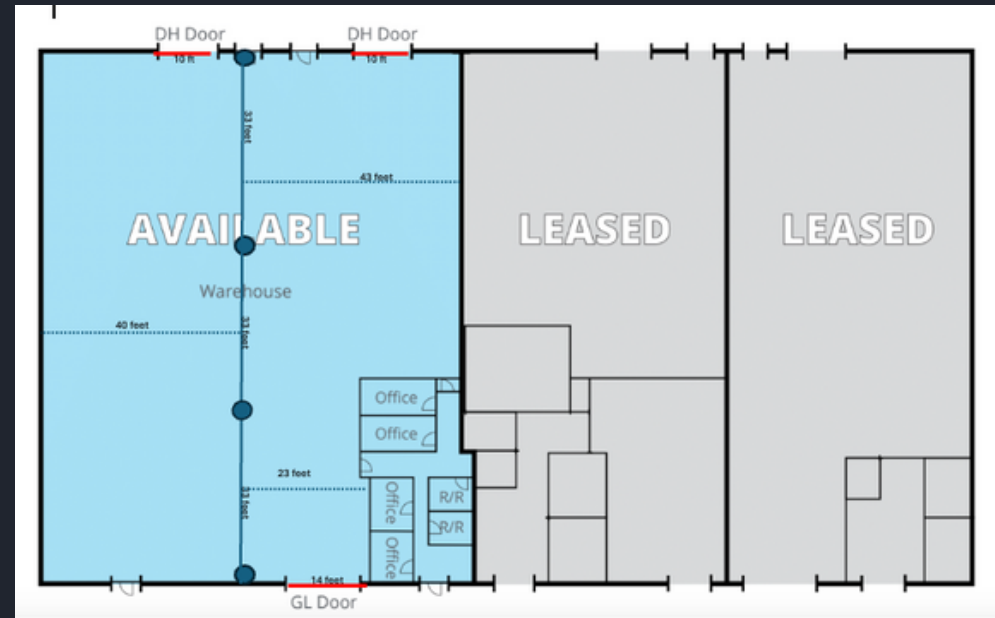
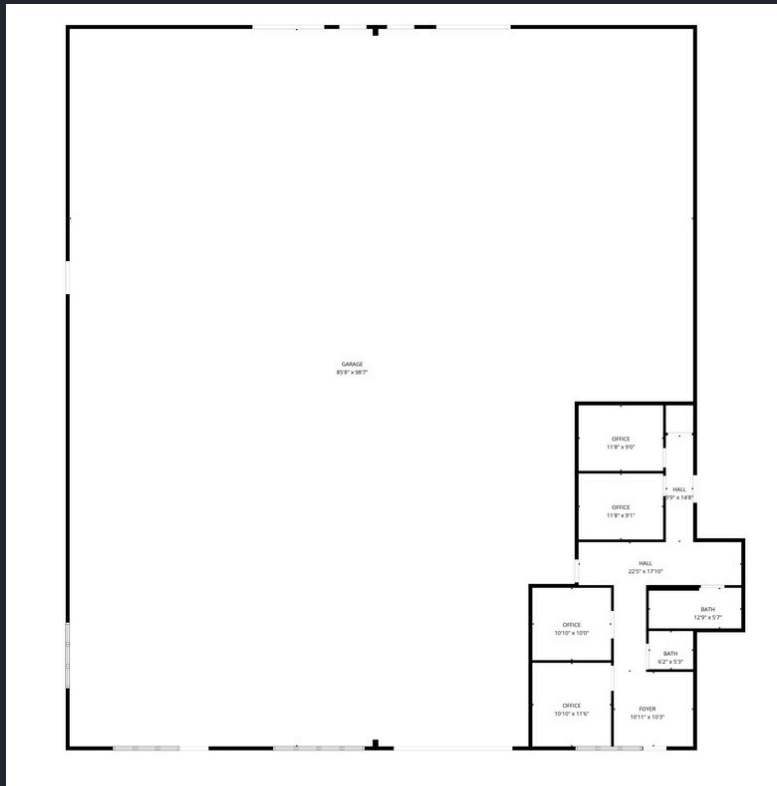
- Sublease Rate: *\$.95 NNN
- Master Lease Expiration: April 30, 2028
- Units 100 & 200: 9,000 SF
- Warehouse Heating/Cooling: HVAC
- 4 offices, 2 restrooms, and reception
- 2 Dock high doors
- 1 Ground level doors
- Clear Height: 19' – 20'5"
- Column Spacing: 33' between columns and 40'-43' from Columns to walls
- Power: 400 Amps/208 Volt, 3 Phase

*Actual lease will be Modified Gross with estimated .20 fees





FLOORPLAN



***ACTUAL FINISHED LAYOUT DIFFERS SLIGHTLY FROM FLOORPLAN BELOW AS SOME OF THE OFFICE SPACE IS SLIGHTLY SMALLER**

AERIAL VIEW



AERIAL VIEW



**CONTACT US TODAY
FOR A PRIVATE TOUR!**

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