

RETAIL / SHOWROOM / FLEX SPACE FOR LEASE



Property Highlights

- 1221 E 1120 S, Provo, UT 84606
- Lease Rate: \$1.40/SF/Month NNN
- ±8,029 Total Square Feet
- Prime Provo Location — Available March 1, 2027
- Grade-Level Overhead Door & Private Parking
- Showroom, Warehouse, Office & Production Space

Free-standing, versatile retail, showroom, and flex space offering a combination of showroom, office, production, and warehouse areas. The property provides a professional front-of-house environment while maintaining the functionality needed for storage, operations, or light production. High ceilings in the showroom and warehouse areas create an open, flexible setting suitable for a variety of commercial uses. An efficient layout, private parking, grade-level overhead door, and 3-phase power provide the functionality needed for a variety of business operations. The space is well suited for businesses seeking a location to showcase products, serve customers, and manage day-to-day operations. The flexible configuration allows the tenant to tailor the space to their specific business requirements.

Please Contact:

Roger Woolstenhulme
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WYNGATE
PROPERTIES, INC

RETAIL / SHOWROOM / FLEX SPACE FOR LEASE



Please Contact:

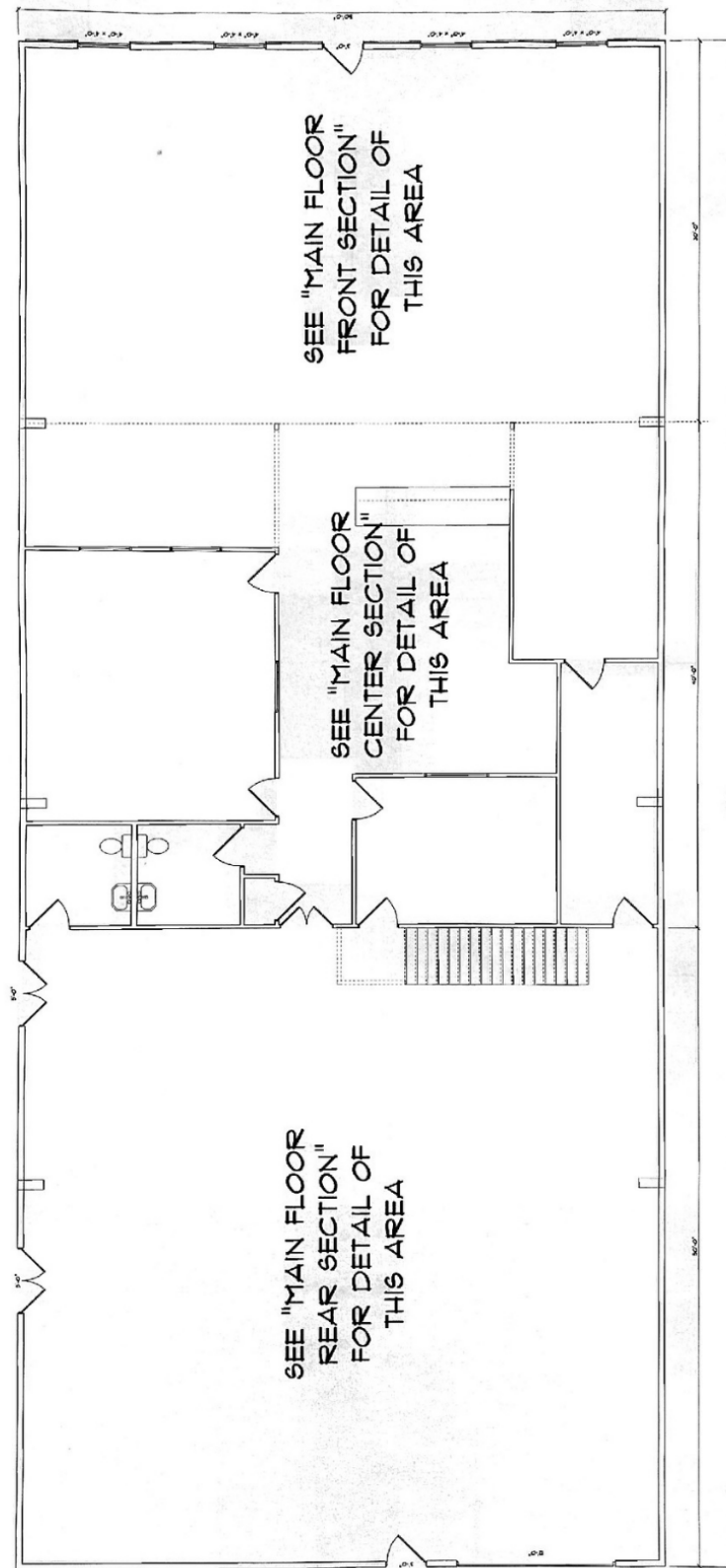
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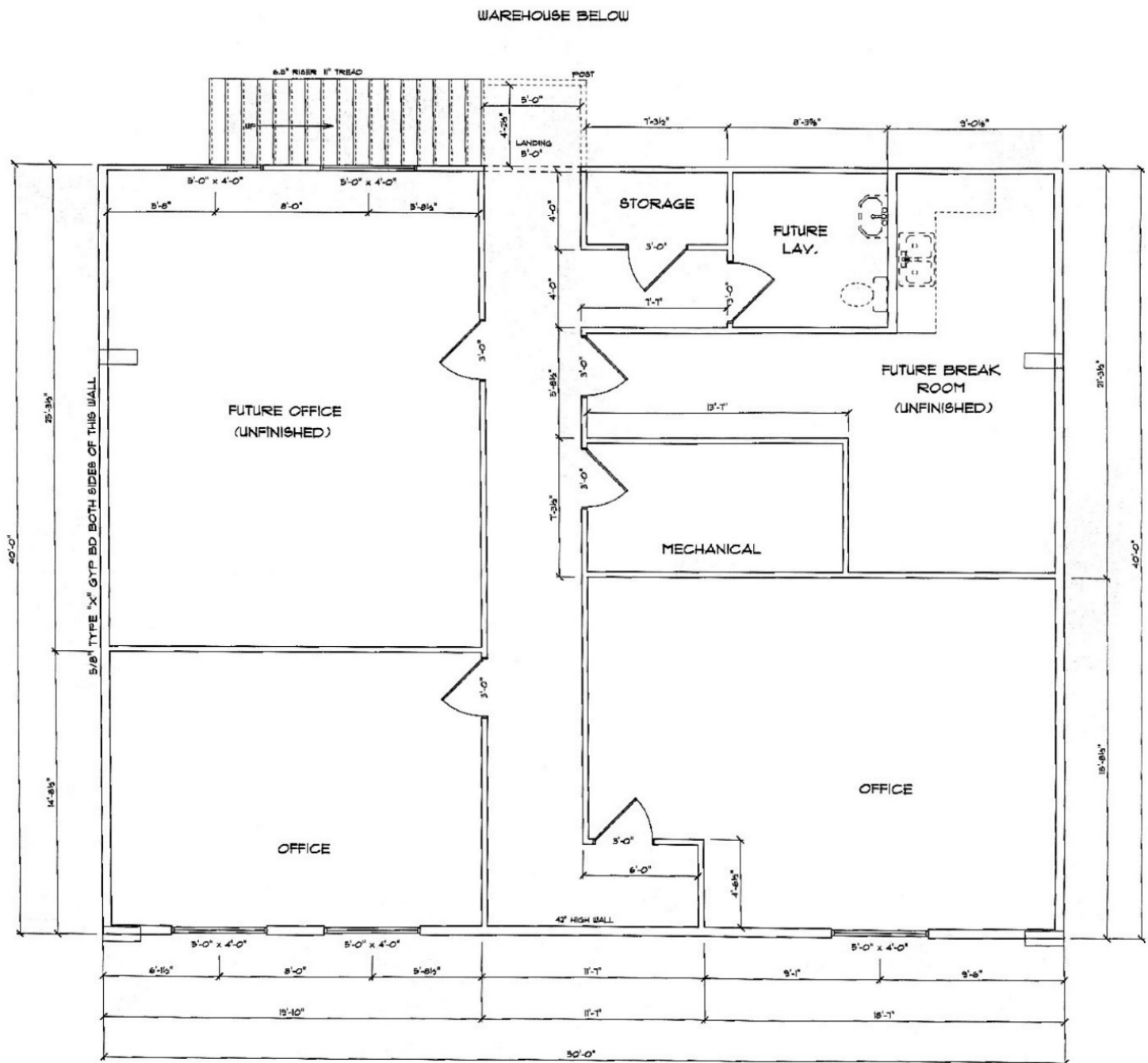
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SECOND FLOOR CENTER SECTION

SCALE: 1/4" = 1'-0"

2000 A

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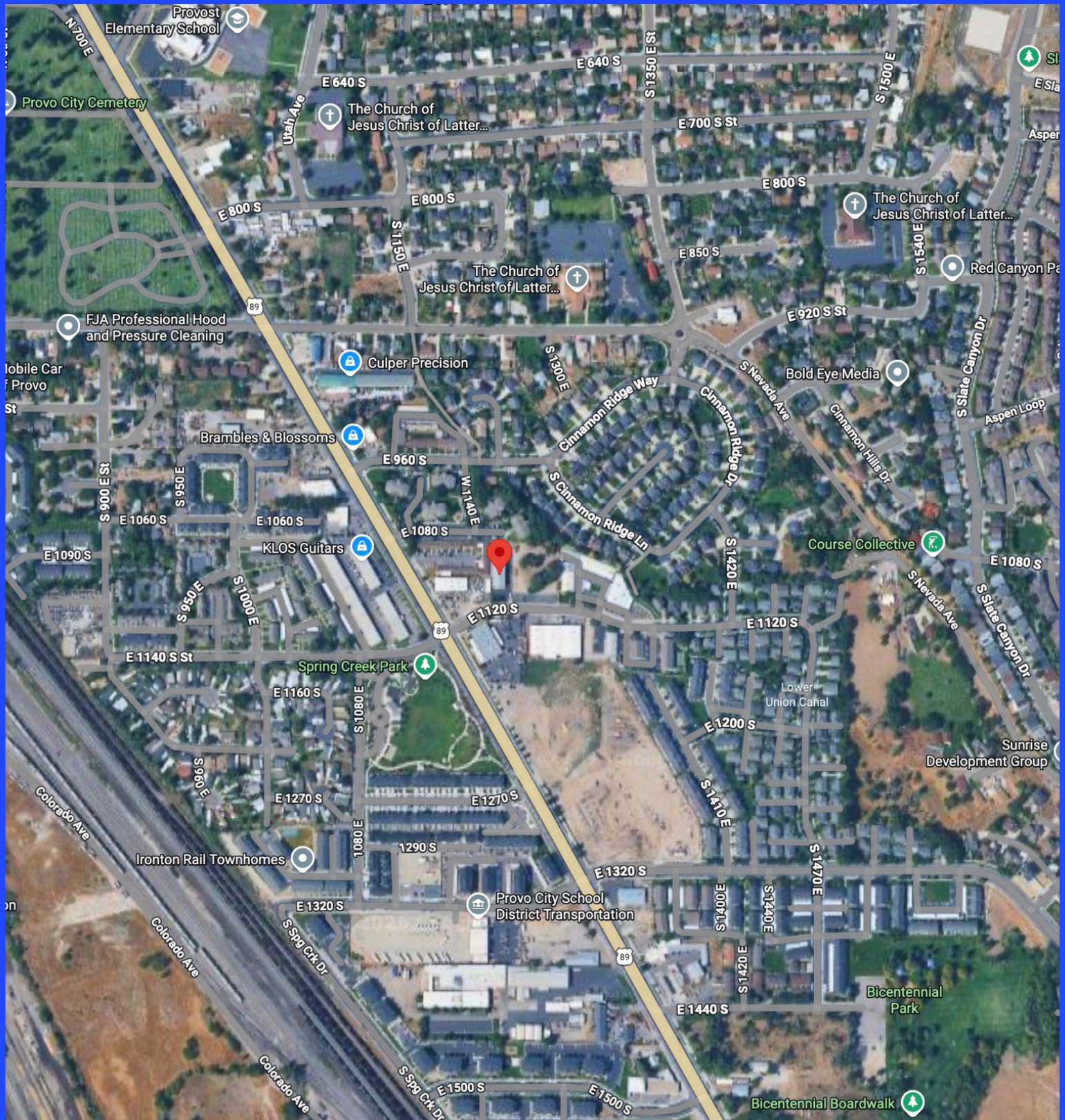
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