

ROYAL PLAZA OFFICE

MW

FOR LEASE



PROPERTY DETAILS

3479 WEST 4800 SOUTH, ROY, UT 84067

LEASE RATE: \$16 NNN

- 2,547 SF available
- \$5/SF operating expenses
- Tenant pays their own utilities and janitorial
- Property is in a busy signalized intersection
- Great visibility for signage
- Medical buildout with plumbing in offices
- Layout includes:
 - » Two exam rooms
 - » Five procedure rooms
 - » Reception and break room
 - » Lab room
 - » Two private bathrooms



MOUNTAIN WEST
COMMERCIAL REAL ESTATE

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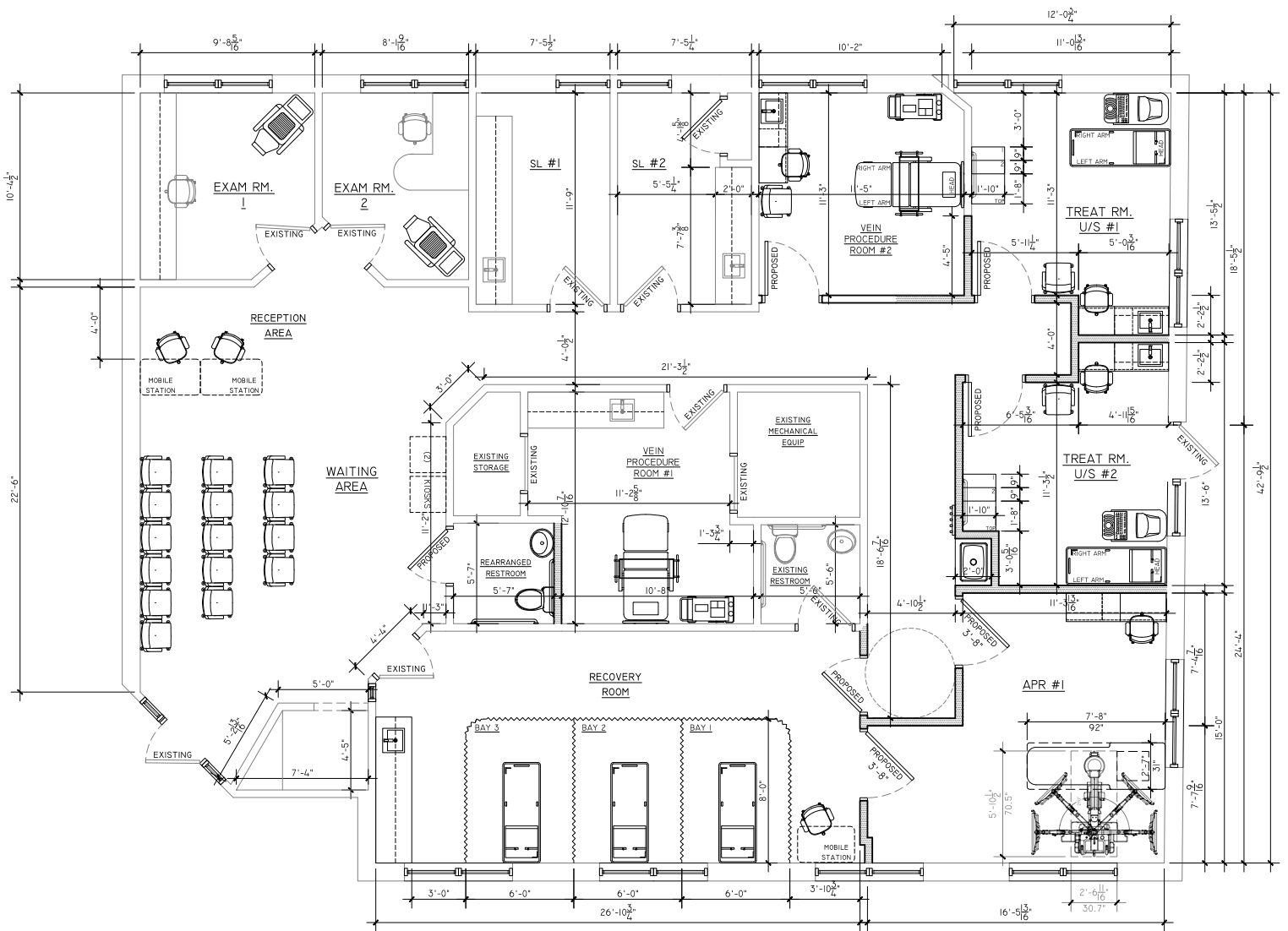
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FLOOR PLAN



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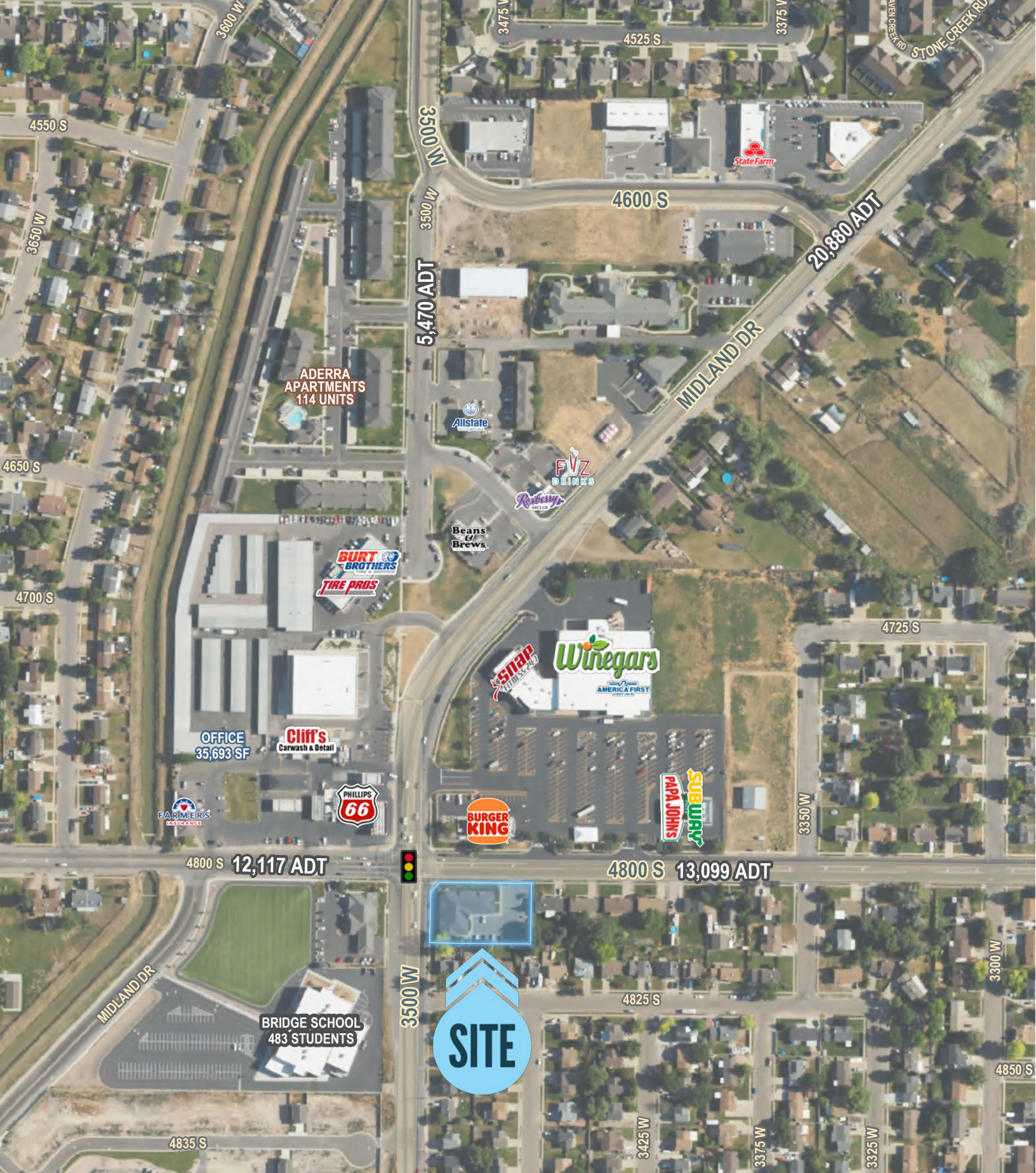
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