

Hawthorne American Fork Building 2

777 S. AUTOMALL DR., SUITE 111
AMERICAN FORK, UT 84003

For
Sublease
\$1.30/SF/NNN

Property Highlights

- Suite 111: 5,000 total SF
- Sublease LED: May 31, 2025
- Uses: warehouse, distribution, production, light manufacturing, flex
- Column spacing: 49' x 49'
- Clear height: 23'
- Sprinklers: ESFR
- Power: 480 volt / 250 amp / 3 phase
- 6" reinforced and polished floors
- Enclosed trash areas between bays
- Energy efficient
- High efficiency, low cost fluorescent lights with timers and motion/UV light sensors
- I-15 visibility and signage- superb access
- Building has floor drains and easy-to-setup GMP

For information, please contact:

Ben Richardson
Senior Managing Director
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Kolby Long
Associate
t 801-727-4413
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376 E. 400 S.
Suite 120
Salt Lake City, UT 84111

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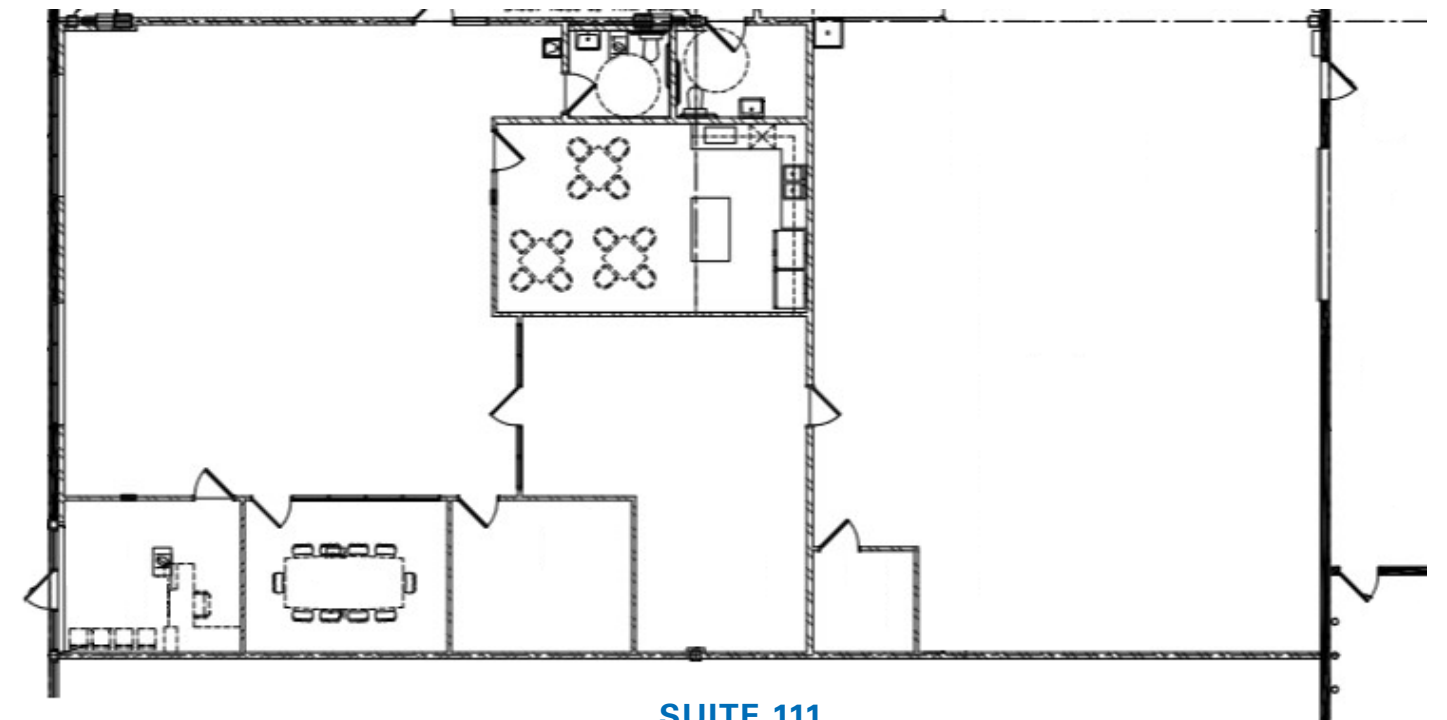
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**SUITE 111
5,000 SF
AVAILABLE**