



FOR LEASE

VINEYARD FLEX UNIT + FENCED YARD

478 - 480 South Geneva Road
Vineyard, UT 84059

PROPERTY HIGHLIGHTS

- 10,120 - 21,458 SF Available
- Up to .50 Acres (Approx) Fenced Yard Space
- Units Available Immediately
- Units May Be Combined or Separate
- Geneva Road Frontage w/ Prime Access to I-15

UNIT 480: 10,120 SF Available

- 2,340 SF Office
- 7,780 SF Warehouse
- 6 Offices
- Conference Room
- 4 Overhead Doors
- Restrooms in Warehouse
- Breakroom

UNIT 478: 11,338 SF Available

- 4,438 SF Office
- 6,900 SF Warehouse
- 8 Offices
- 2 Spacious Conference Rooms
- 4 Overhead Doors
- Restrooms on Main & Second Level
- Breakroom

LEASE RATE

\$1.20
SF / NNN

CONTACT US

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Floorplan | Unit 480

MAIN FLOOR



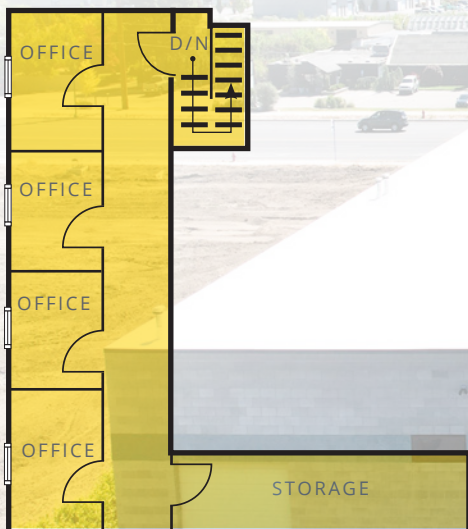
● 7,780 SF WAREHOUSE

● 2,340 SF OFFICE

● 0.25 ACRES of FENCED YARD SPACE

● 4 GL DOORS

SECOND FLOOR



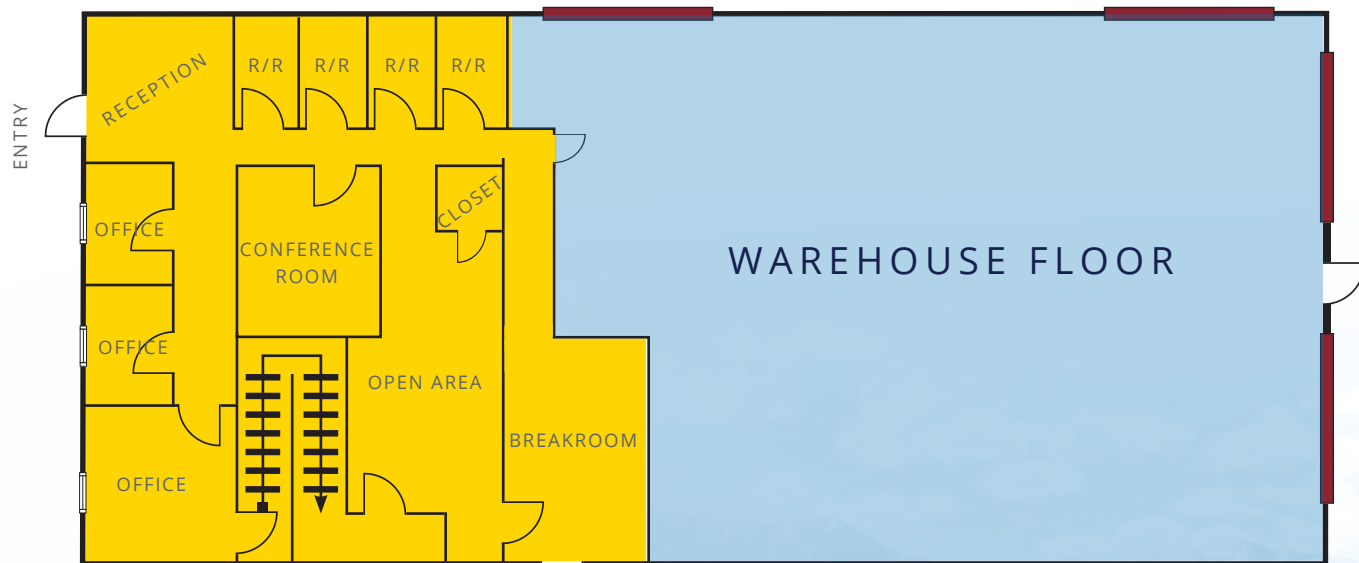
AVAILABLE

INDUSTRIAL FLEX UNIT | FOR LEASE

478 - 480 South Geneva Road | Vineyard , UT

Floorplan | Unit 478

MAIN FLOOR



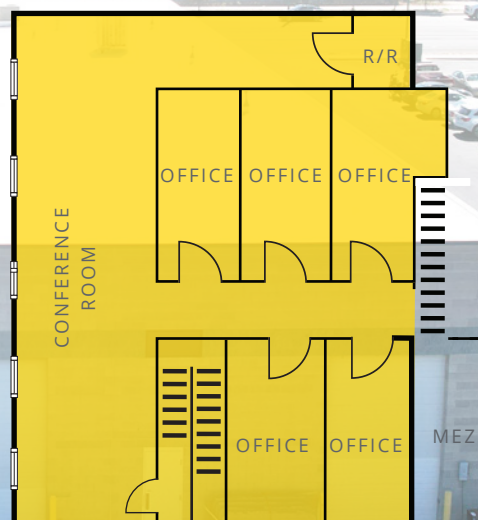
6,900 SF WAREHOUSE

4,438 SF OFFICE

0.25 ACRES of FENCED YARD SPACE

4 GL DOORS

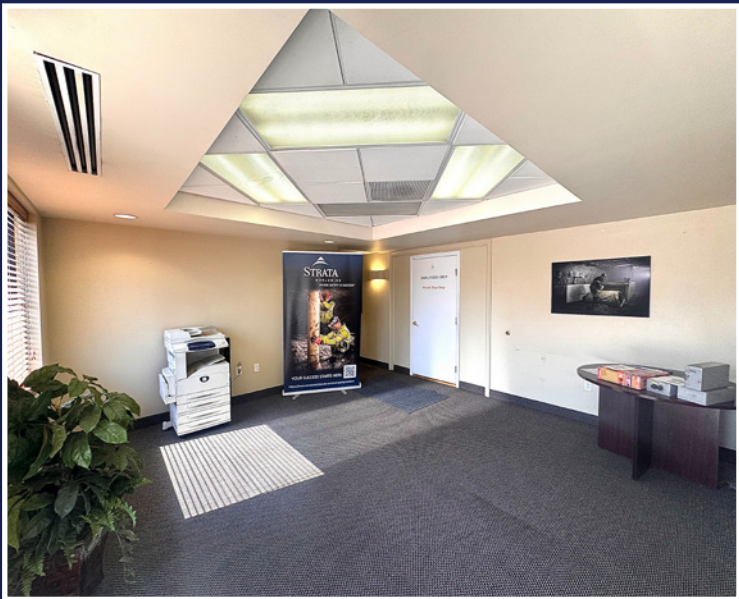
SECOND FLOOR



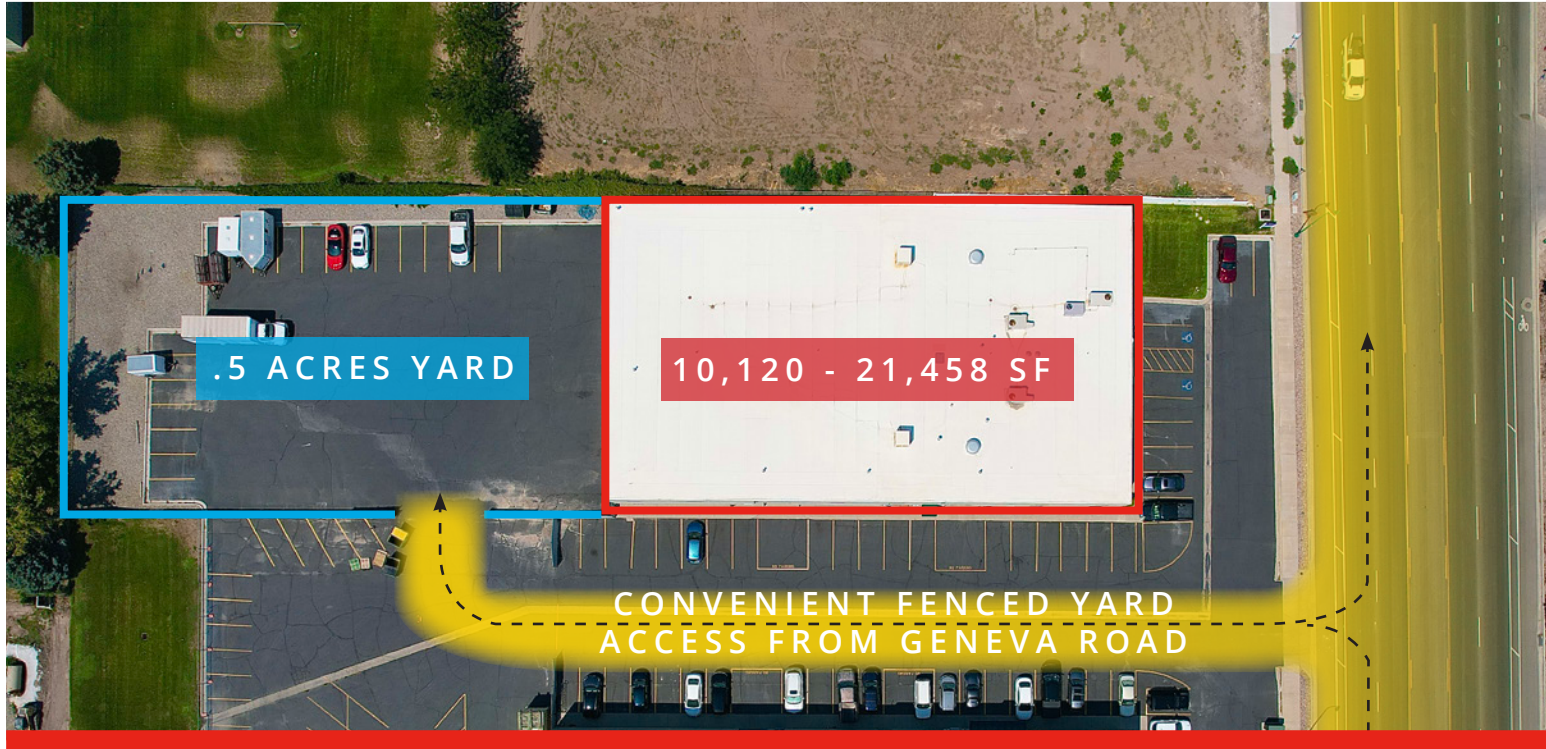
AVAILABLE

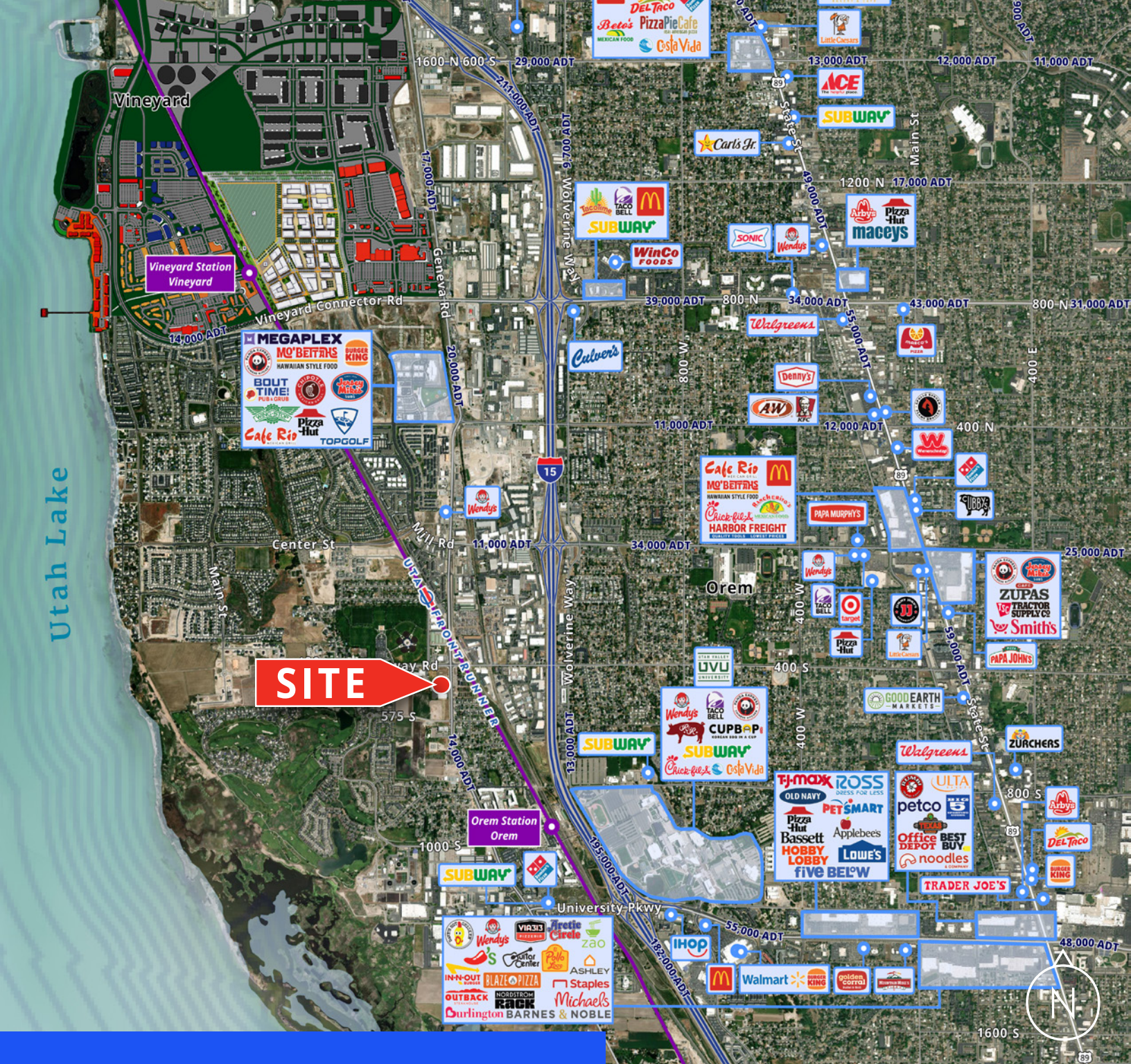
INDUSTRIAL FLEX UNIT | FOR LEASE

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