PROVO INDUSTRIAL / FLEX FOR SALE OR LEASE

1453 West 820 North, Provo, Utah 84601



SALE HIGHLIGHTS

- Owner User Opportunity
- 19,760 SF Industrial / Flex Building
- ±800 SF Bonus Mezzanine
- Site Size: 1.03 Acres
- Heavy Power Capacity
- (4) Grade-Level Doors
- Ready for Occupancy
- MP Zoning
- Easy Access to I-15

PURCHASE PRICE: $3,500,000.00

LEASE HIGHLIGHTS

- 19,760 SF Available for Lease
- ±800 SF Bonus Mezzanine
- (1) 8'x8' GL Door | (1) 9'10"x7'10" GL Door
- (1) 12'x12' GL Door | (1) 10'x14' GL Door
- (1) Gantry Crane
- 3 Phase | 300kVA / 480V & 300kVA / 208V
- Clear Height: 9'7" - 23'
- Ideal for Manufacturing, Distribution & Service Uses

LEASE RATE : $1.00/SF NNN

CONTACT
801.617.1700

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WEST HARADIN | west.haradin@crcnationwide.com

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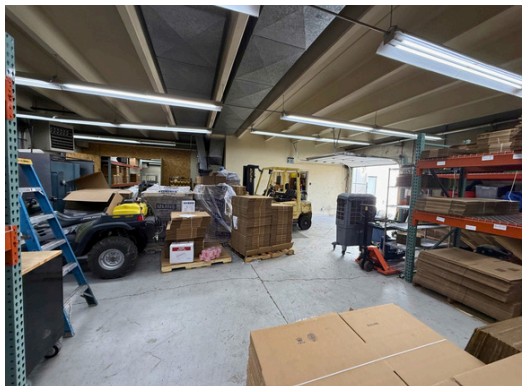







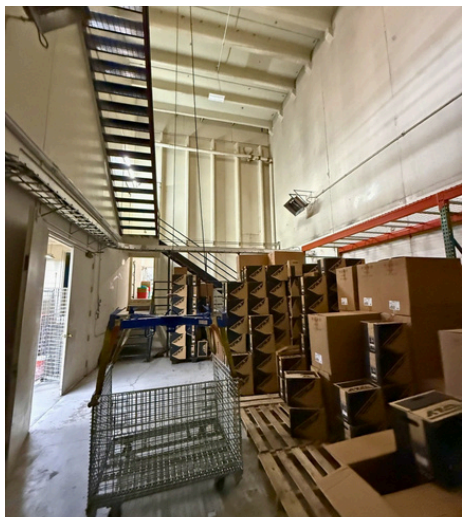



This information is given with the understanding that all negotiations and/or real estate activity related to the property described above shall be conducted through this cRc Nationwide office. The above information while not guaranteed, was obtained from sources we believe to be reliable.

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