

**PROVO WAREHOUSE WITH FENCED YARD FOR SALE OR LEASE**  
1122 SOUTH 900 EAST, PROVO, UTAH 84606



## PROPERTY INFORMATION

- 18,031 SF INDUSTRIAL WAREHOUSE
- 3,600 SF OFFICE SPACE
- 10,540 SF WAREHOUSE SPACE
- 3,891 SF STORAGE SPACE
- SITE SIZE : 1.58 ACRES
- LARGE FENCED YARD SPACE
- 3 PHASE POWER | 600 AMP | 120/268 VOLT
- CLEARANCE HEIGHT: 20'
- ZONING: M-1 (LIGHT MANUFACTURING)
- (4) 12' X 14' GL DOORS
- (1) DOCK HIGH AND TRUCK WELL
- WITHIN THE OPPORTUNITY ZONE
- EASY ACCESS TO I-15

**SALE PRICE: \$1,550,000.00 | LEASE RATE: \$0.65/SF MONTH NNN**

**801.361.9798 | SAM CHRISTENSEN | [sam.christensen@crcnationwide.com](mailto:sam.christensen@crcnationwide.com)**

**801.617.1709 | CORY MARTIN | [cory.martin@crcnationwide.com](mailto:cory.martin@crcnationwide.com)**

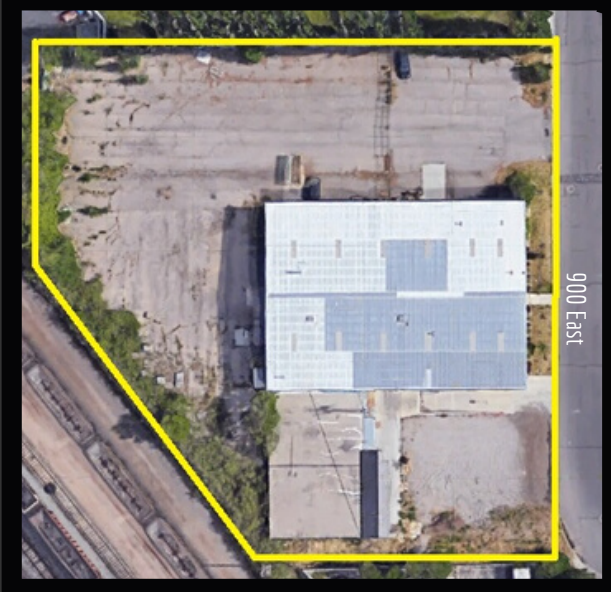
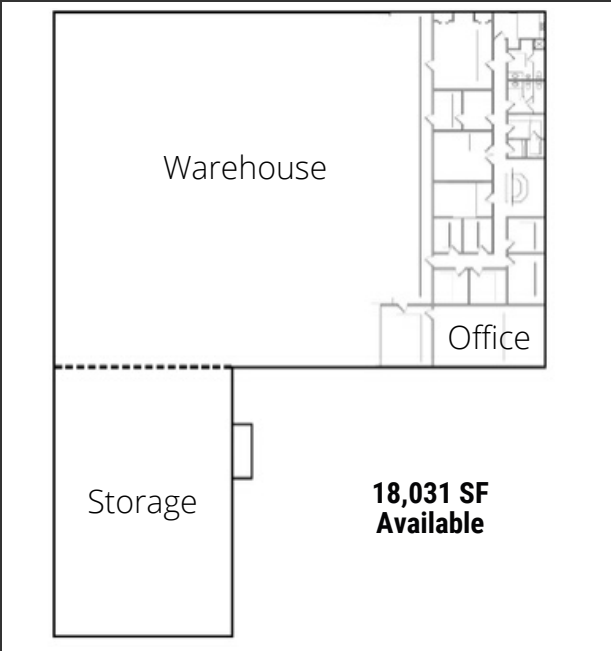
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# COMMERCIAL REAL ESTATE CONSULTANTS

1122 SOUTH 900 EAST, PROVO, UTAH 84606



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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