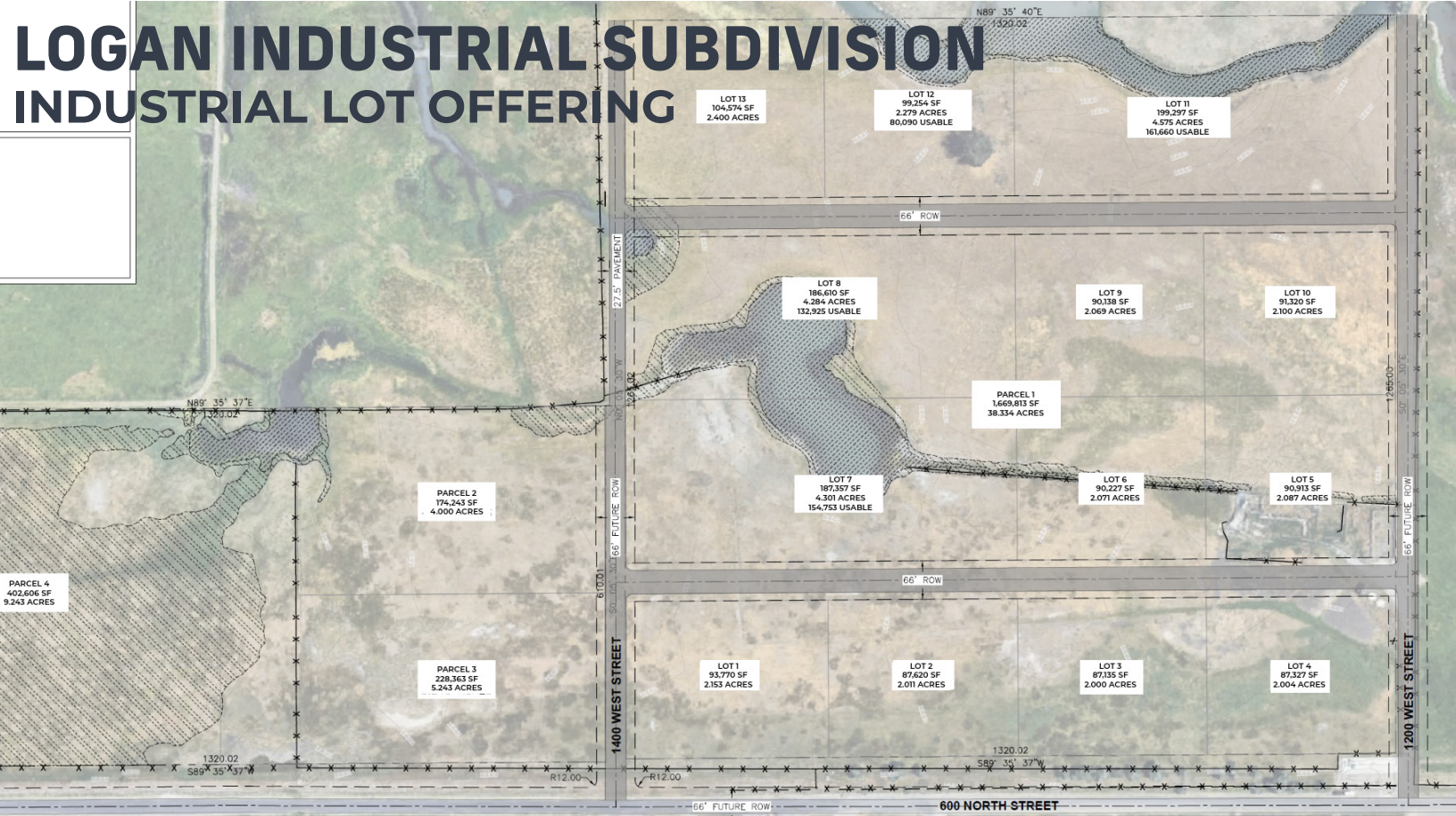


LOGAN INDUSTRIAL SUBDIVISION

INDUSTRIAL LOT OFFERING



PROPERTY HIGHLIGHTS

- Site Size: 56.83 Acres
- Lot Sizes Available: 2.00 - 56.83 Acres
- Site Spans from future 1200 W to 1600 W along 600 N
- Zoning: Industrial Park (IP)
- Excellent Location in Logan's growing Industrial Sector
- Easy Access to 1000 W, Hwy 89/91, and Hwy 30
- Potential Uses: Industrial, Light Manufacturing, Warehousing & Distribution, Commercial Services, Industrial Outdoor Storage, among others
- Lot Pricing: Please Contact Brokers

1200 W 600 N
LOGAN, UT 84321



PRESENTED BY:



HIGH BRIDGE
COMMERCIAL REAL ESTATE

Rob Lindsey

Principal Broker

801-941-1064

rob@highbridgecomre.com

Brandon Lindsey

Vice President

435-237-1750

brandon@highbridgecomre.com

EXECUTIVE SUMMARY

Logan, UT – High Bridge Commercial is pleased to present the opportunity to acquire industrial land within one of Northern Utah's fastest growing corridors. Logan Industrial Subdivision ("The Property") consists of approximately 56.83 acres with flexible lot configurations ranging from 2.00 acres to the full assemblage, allowing for smaller users or large-scale industrial operations.

The Property is zoned Industrial Park (IP), which accommodates a variety of industrial uses including light manufacturing, warehousing and distribution, commercial services, and industrial outdoor storage. The Property is well positioned near key transportation routes with easy access to 1000 W, Hwy 89/91, and Hwy 30.

Located in the core of Logan's expanding industrial sector, the site offers long-term value with infrastructure readiness, scalable parcel options and connection to the robust and resilient Logan and Northern Utah economy. Contact brokers for pricing and additional development details.

MARKET SNAPSHOT 15 MILE RADIUS



Population
(Current)

147,592



Total Households
(Current)

46,855



Avg. Household
Income

\$92,838



Projected Annual Growth Rate
(2026–2031)

1.49%



Total Businesses
(Current)

6,145



Total Employees
(Current)

66,392

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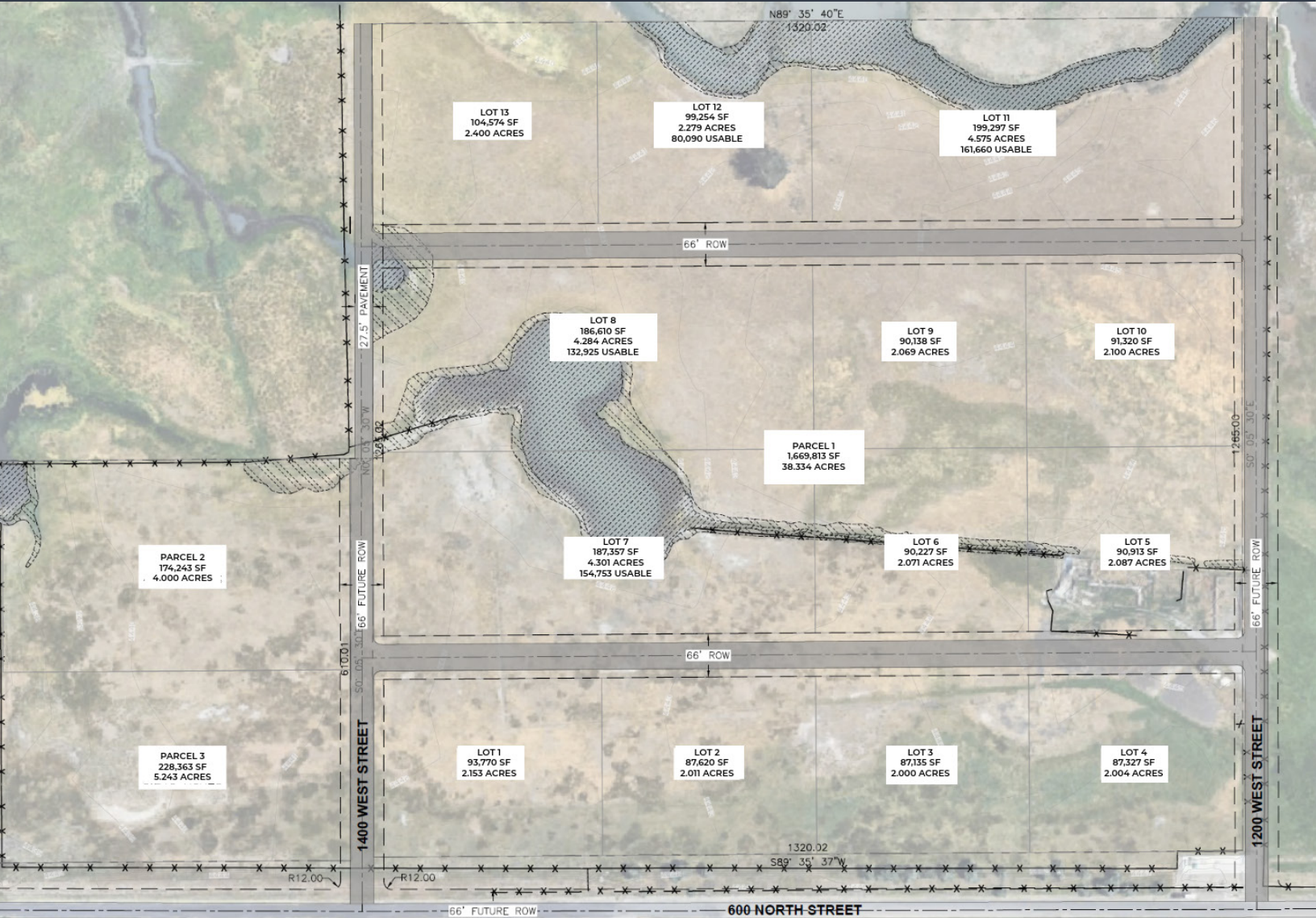


HIGH BRIDGE
COMMERCIAL REAL ESTATE

LOGAN INDUSTRIAL LOTS

1200 WEST 600 NORTH, LOGAN, UT 84321

SITE PLAN



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No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

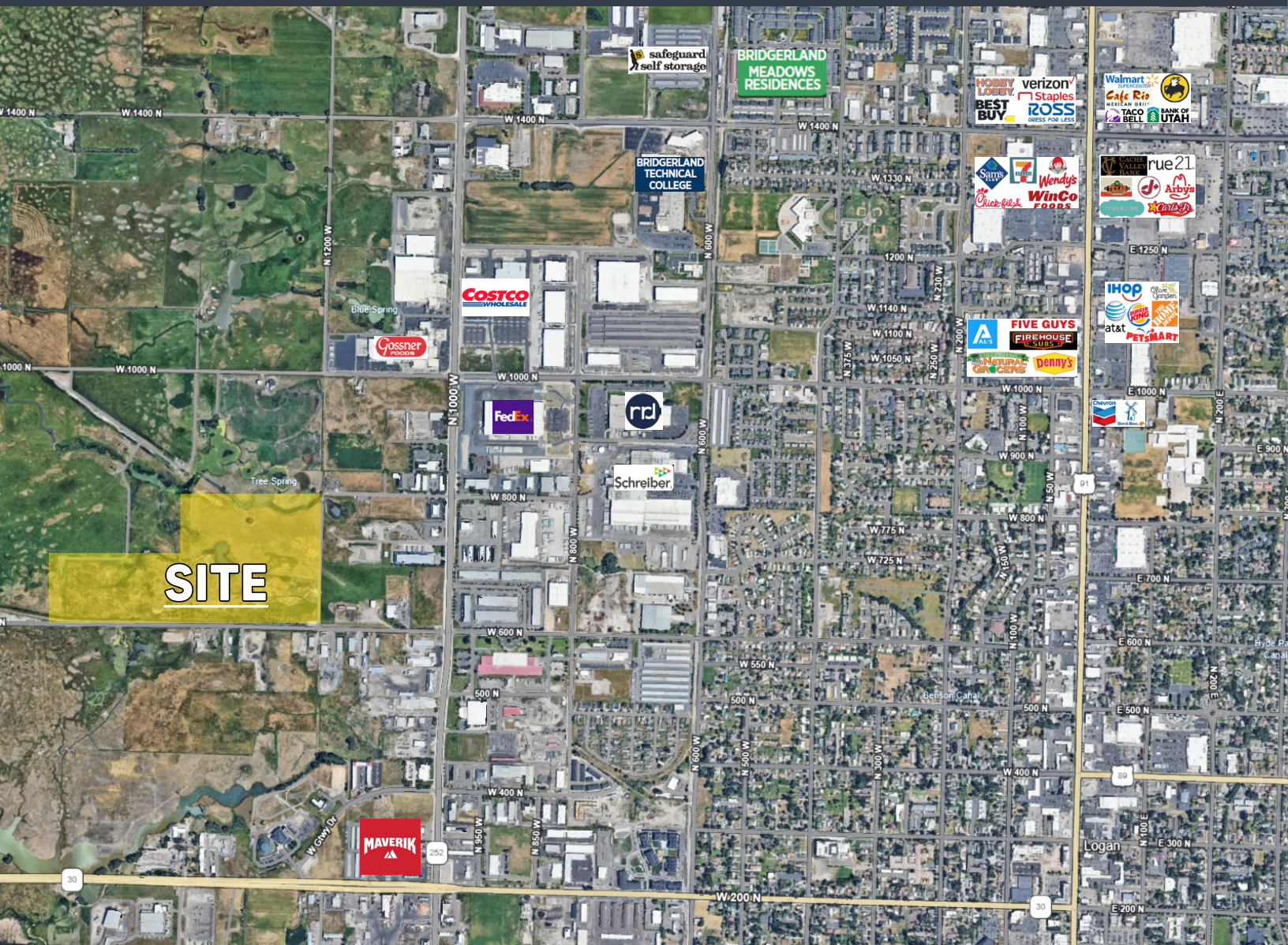


HIGH BRIDGE
COMMERCIAL REAL ESTATE

LOGAN INDUSTRIAL LOTS

1200 WEST 600 NORTH, LOGAN, UT 84321

MAP



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