



SOUTHWEST LOGISTICS CENTER  
WASHINGTON CITY, UTAH

21,354 SQ. FT. AVAILABLE

FOR LEASE

CLASS A  
DISTRIBUTION



**BUILDING 102**

7631 South Washington Fields Road  
Washington City, Utah 84780



# LOCATION OVERVIEW

## STRATEGICALLY LOCATED

ARA Southwest is strategically located east of the St. George Regional Airport (SGU) with convenient freeway access, less than 10 miles to I-15. The site is within a days' drive of several major cities including: Salt Lake City (4.5 hrs); Las Vegas (1.75 hrs); Phoenix (6.5 hrs); and Los Angeles (6.2 hrs). Upon completion, the 350.96-acre site will have over 5.7 million square feet of Class A distribution, fulfillment and manufacturing space for lease with sizes starting at 17,000 square feet up to 793,000 square feet.



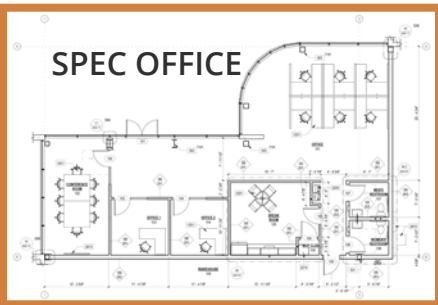
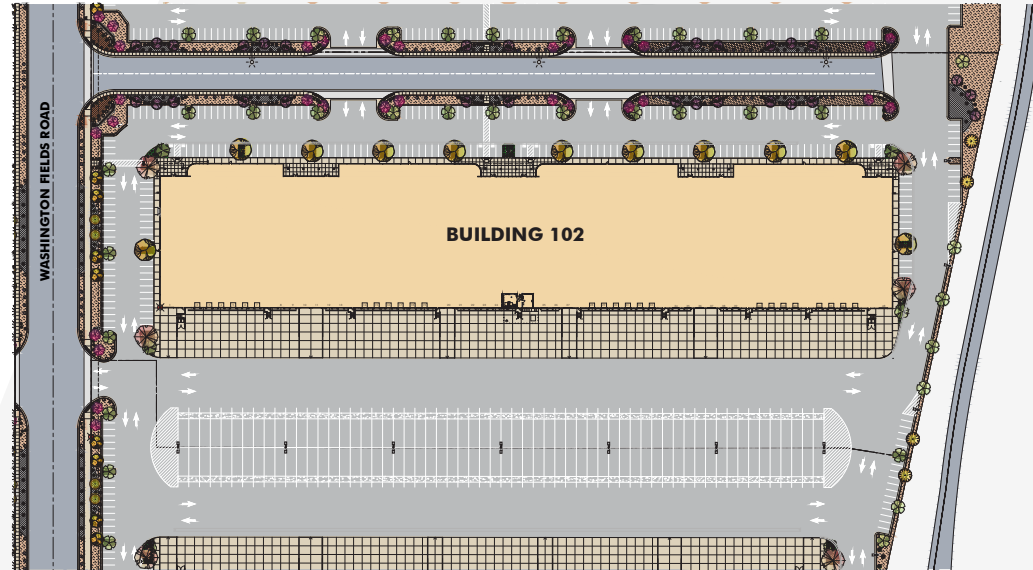
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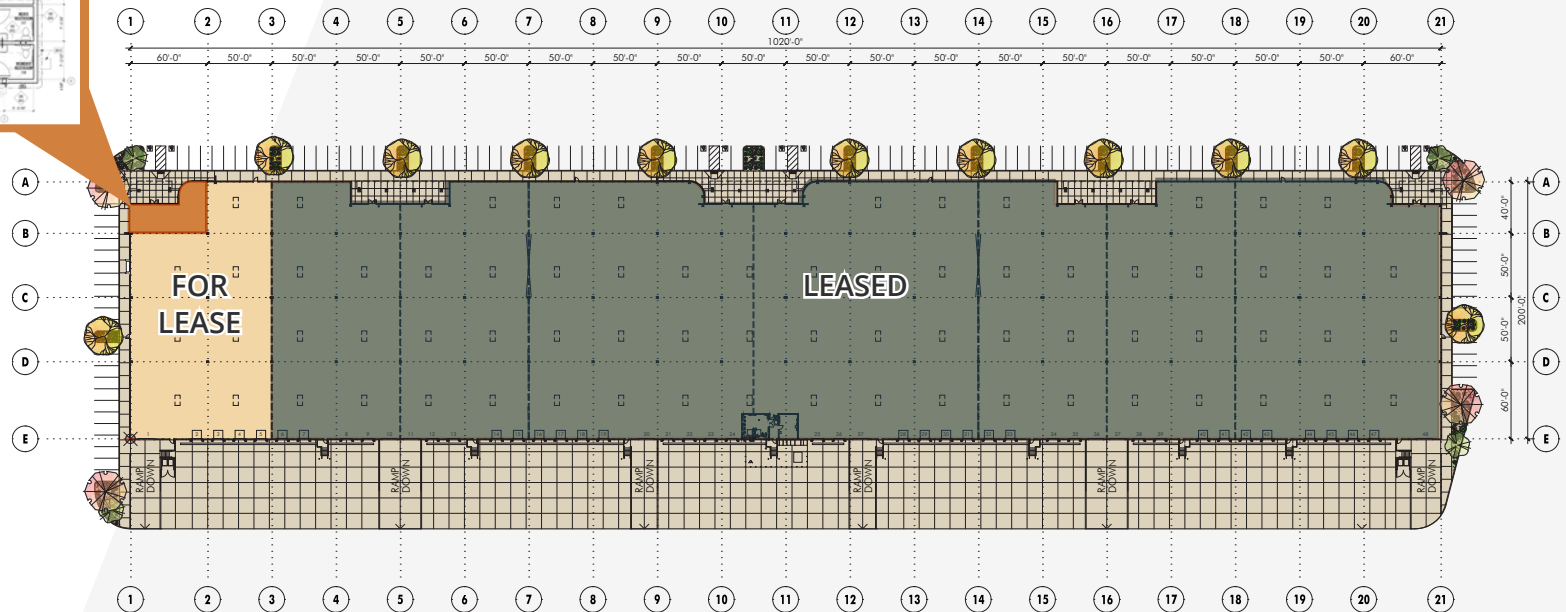
## SPECIFICATIONS

Building Size	200,413 sq. ft.
Available	21,354 sq. ft.
Site Area	15.00 acres
Typical Column Spacing	50' X 50'
Building Depth	200'
Dock High Loading	4 (9' X 10')
Grade Level Loading	1 (12' X 14')

## SITE PLAN



## FLOOR PLAN





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