



Albany

1195 N. 6550 W., SALT LAKE CITY, UT 84116

For Sublease

Master LED: 01/31/2032

Property Highlights

- 353,764 total square feet
 - 7,600 SF office
- Sixty-six (66) dock high doors (9'x10')
 - Eighteen (18) equipped with bumpers and levelers
 - Ten (10) equipped with bumpers, levelers, and seals
- Four (4) ground level doors (14'x16")
- Motion sensor LED lights
- Sky lights
- Clerestory windows
- Zoning M-1 (light industrial)
- 60'x55' column spacing
- 58' speed bays
- 36' clear height
- 7" full reinforced floor slab
- Concrete tilt-up construction
- Approximate parking ratio 0.55/1,000
- Trailer parking stalls available
- Easy access to I-80 and I-215
- ESFR sprinkler system
- 3000 amps / 480V / 3-phase
- 482' building depth

For information, please contact:

Ben Richardson

Executive Managing Director

t 801-746-4733

brichardson@newmarkmw.com

Lucas M. Burbank

Executive Managing Director

t 801-578-5522

lburbank@newmarkmw.com

Kyle Roberts, CCIM, SIOR, CSCMP

Vice Chairman

Industrial & Logistics / Capital Markets

t 801-578-5525

kroberts@newmarkmw.com

376 E. 400 S.

Suite 120

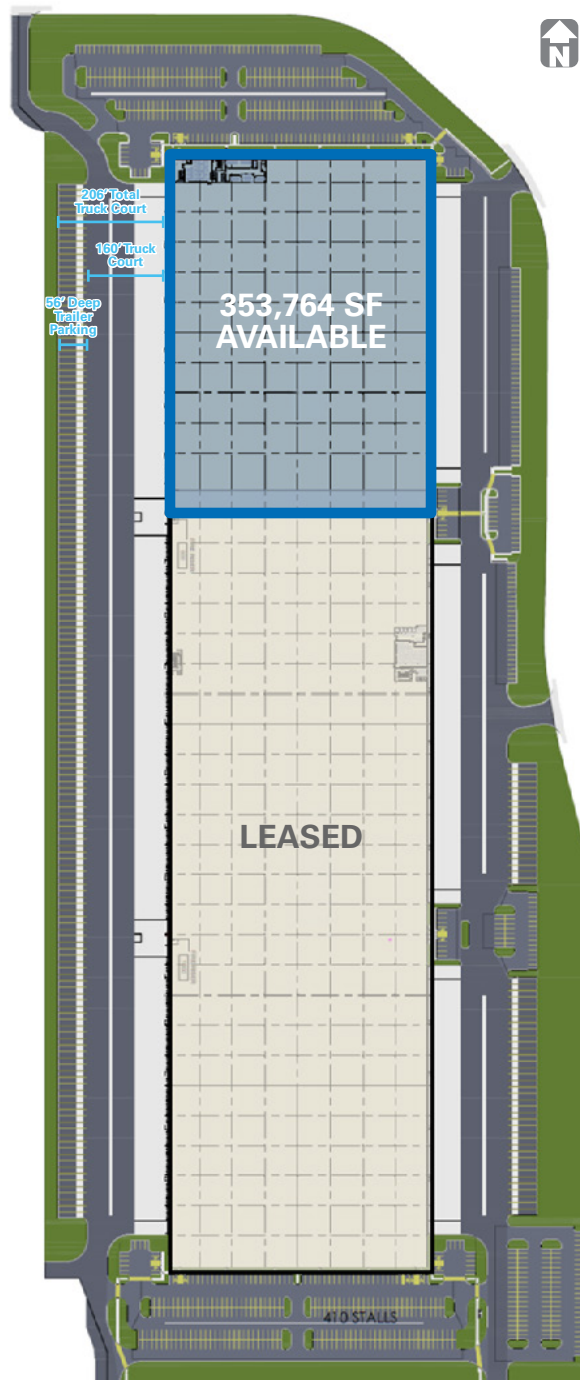
Salt Lake City, UT 84111

NEWMARK



MOUNTAIN WEST

The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.



For information, please contact:

Ben Richardson

Executive Managing Director
t 801-746-4733
brichardson@newmarkmw.com

Lucas M. Burbank

Executive Managing Director
t 801-578-5522
lburbank@newmarkmw.com

Kyle Roberts, CCIM, SIOR, CSCMP

Vice Chairman
Industrial & Logistics / Capital Markets
t 801-578-5525
kroberts@newmarkmw.com

376 E. 400 S.
Suite 120
Salt Lake City, UT 84111



The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.



For information, please contact:

Ben Richardson

Executive Managing Director

t 801-746-4733

brichardson@newmarkmw.com

Lucas M. Burbank

Executive Managing Director

t 801-578-5522

lburbank@newmarkmw.com

Kyle Roberts, CCIM, SIOR, CSCMP

Vice Chairman

Industrial & Logistics / Capital Markets

t 801-578-5525

kroberts@newmarkmw.com

376 E. 400 S.

Suite 120

Salt Lake City, UT 84111



The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.