



ANACAPA
HOLDINGS

FLEXIBLE INDUSTRIAL FACILITY AVAILABLE FOR LEASE

WAREHOUSE • OFFICE • LABORATORY • DISTRIBUTION • ASSEMBLY



PROPERTY OVERVIEW

High-quality industrial facility offering a versatile combination of warehouse, office, and laboratory space in Logan, Utah. Ideal for distribution, manufacturing, assembly, or specialty operations.

The property features concrete tilt-up construction, excellent loading, and potential yard storage options—available for lease with **immediate** availability.

PROPERTY HIGHLIGHTS



Concrete tilt-up construction



Warehouse, office & laboratory space



Two dock-high doors & two grade-level doors



Approximately 20' clear height



Potential yard available



Immediate Availability

SPACE AVAILABLE

East Warehouse	7,873 SF
West Warehouse	9,753 SF
Office (2 Levels)	6,084 SF
Laboratory	820 SF

Total Building Area

23,709 SF

Dock-High Doors	2
Grade-Level Doors	2
Clear Height	Approximately 20'
Power	208V, 3-Phase
Warehouse Heat	Radiant Tube
Warehouse Cooling	Evaporative Coolers
Office HVAC	Forced Air
Potential Additional Land	Approx. 2.3 Acres
Year Built	2003
Sprinklered	Yes
Zoning	Industrial Park (IP)



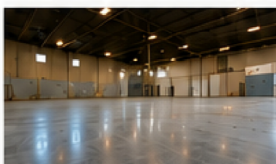
CONTACT

Jeremy Jenkins

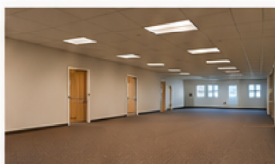
435-770-4540

jjenkins@ducworks.com

Lease rates are competitive and based on space configuration and lease terms.
Please contact us for more information.



WAREHOUSE



OFFICE



LABORATORY



LOADING AREA



MAIN ENTRY

1895 N 600 W | LOGAN, UTAH 84321

STRATEGIC LOCATION. FUNCTIONAL SPACE. READY FOR YOUR BUSINESS.