

4475 West 700 South  
Salt Lake City, UT 84104

# PACIFIC LANDING



# FOR LEASE

\$0.65/MONTHLY NNN

## PROPERTY HIGHLIGHTS

- Available: 115,638 SF
  - Approx 1,500 SF of Office Space
  - Warehouse: 114,138
- Loading:
  - Three (3) 12'x14' Drive in Doors
  - Twenty-five (25) Dock High Doors
- Dock Equipment:
  - Four (4) Docks Equipped with Pit Levelers, Seals, Lights and Shelters
- Clear Height: 32'
- Column Spacing: 52'x56'
- Fully Climate Controlled Space with HVAC
- ESFR Fire Suppression System
- LED Motion Sensor Lighting
- Skylights throughout
- Gas Forced Heat in Warehouse
- Power: 900 Amps 480 V | 3-Phase (Tenant to verify)
- Power Drops and Warehouse Fans
- Trailer Parking Available
- Zoning: Salt Lake City Light Industrial (M-1)

# FLOOR PLAN

## LEGEND



DRIVE IN DOORS

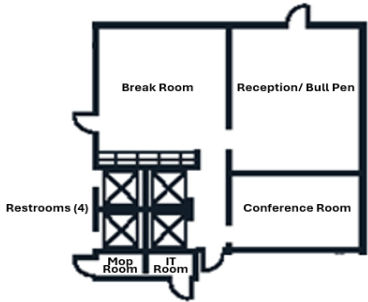


DOCK HIGH DOORS



DOCK WITH LEVELERS

OFFICE FLOOR PLAN  
1500 SF





# CONTACT US

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