

FOR SALE OR LEASE

# 2534 BRIDGER ROAD SALT LAKE CITY, UT



**HYDE**  
DEVELOPMENT

  
Mortenson

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**CUSHMAN &  
WAKEFIELD**

# PROPERTY HIGHLIGHTS

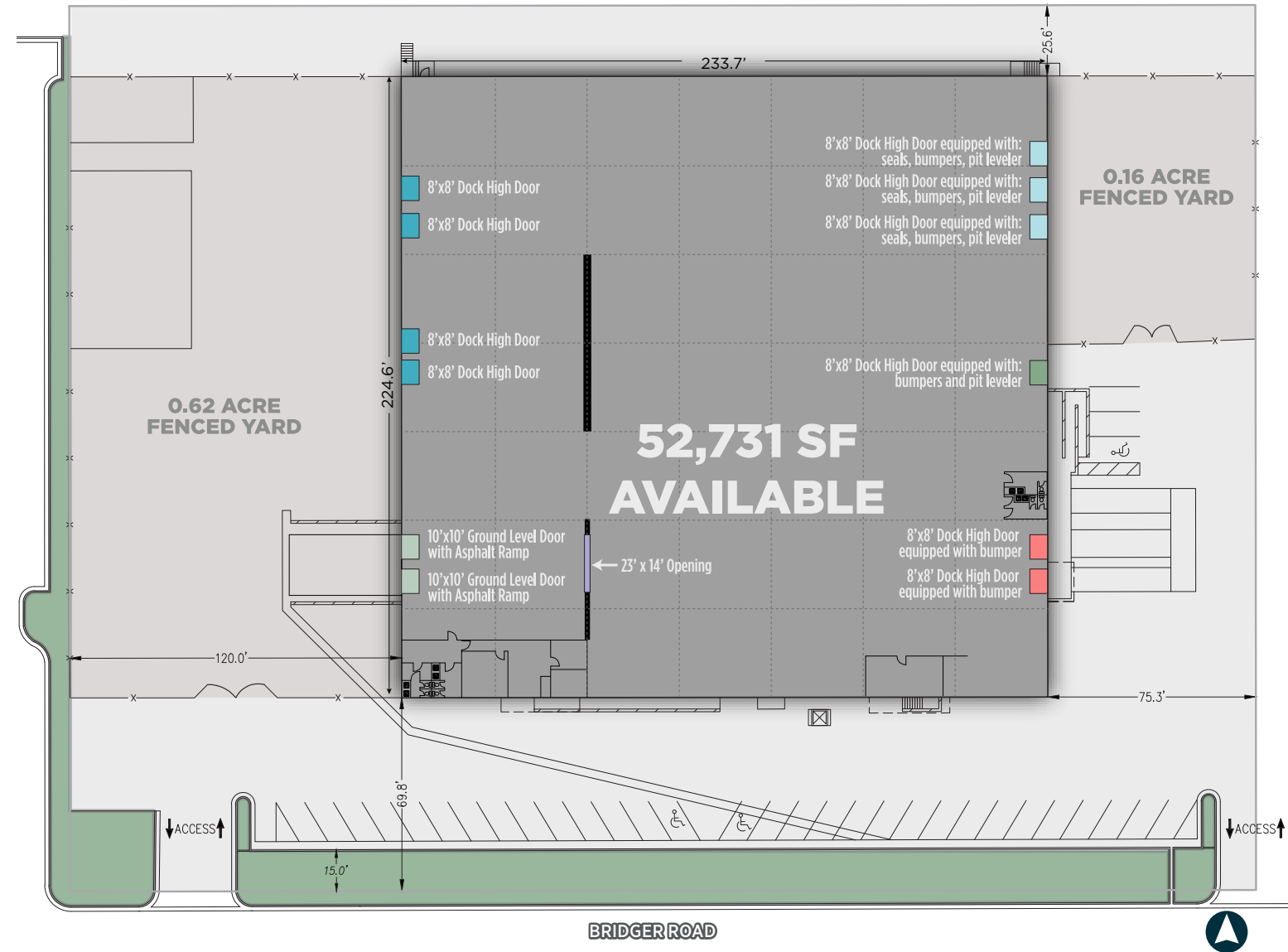
## 52,731 SF TOTAL

**Office:** 1,582 SF

**Warehouse:** 51,149 SF

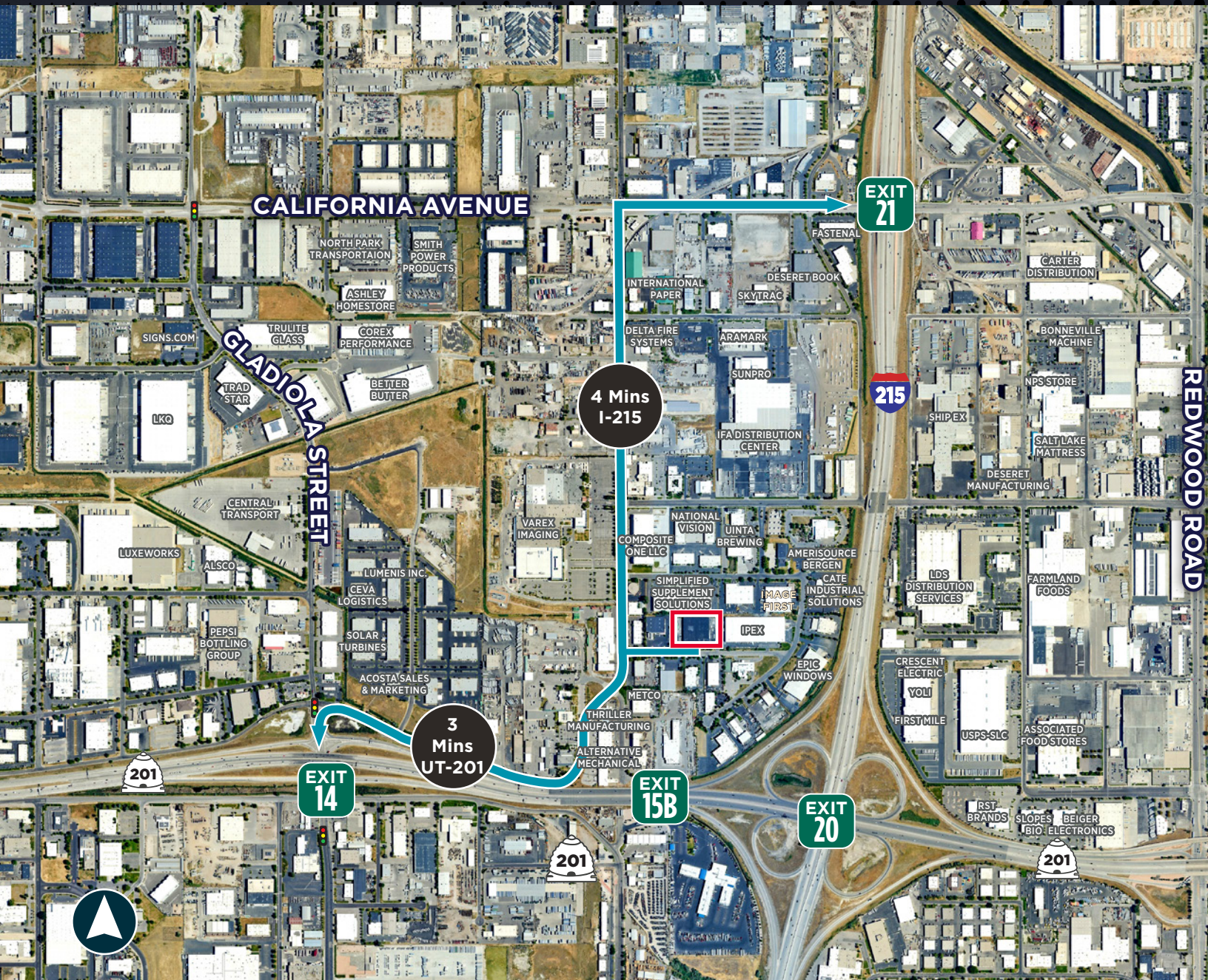
- Doors:**
- Ten (10) 8'x8' dock high doors
    - Three (3) equipped with seals, bumpers, and pit levelers
    - One (1) equipped with pit leveler and bumpers
    - Two (2) equipped with bumpers
  - Two (2) 10'x10' ground level doors with asphalt ramp

- Land:** 0.78 acres of fenced yard
- Ceiling:** 22' clear height
- Size:** Building depth: 224'
- Climate:** Swamp cooled
- Power:** 800 Amps; 120-208 Volts; 3 Phase
- Columns:** 31'x33' spacing
- Lighting:** LED on motion sensors
- Fire Suppression:** Wet System
- Additional:** New roof completed in 2026  
Outside storage  
Excellent access to Highway 201 and I-215



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