

# Manufacturing and Office Investment

1890 South 3850 West  
Salt Lake City, UT 84104

FOR SALE

**NAIPremier**  
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

Jim McLachlan

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VIDEO TOUR





## Property Overview

### INVESTMENT SUMMARY

<b>Price</b>	<b>\$10,000,000.00</b>
Year Built	1998/1999
Square Footage	57,330 SF
Total Land Area	2.83
Property Type	Office / Manufacturing

### HIGHLIGHTS

- Investment property or potential owner/user
- Recently remodeled
- Close Location To Bangerter Highway
- 10 minutes to SL Intl Airport/Downtown SLC
- 2 Elevators
- 6 full size bathrooms /1 shower
- (1) 8' x 8' GL door
- 118 Parking spaces
- Room to expand
- Zoned: M-1
- 480V / 2600 Amps



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# Property Photos

# Manufacturing / Office Investment

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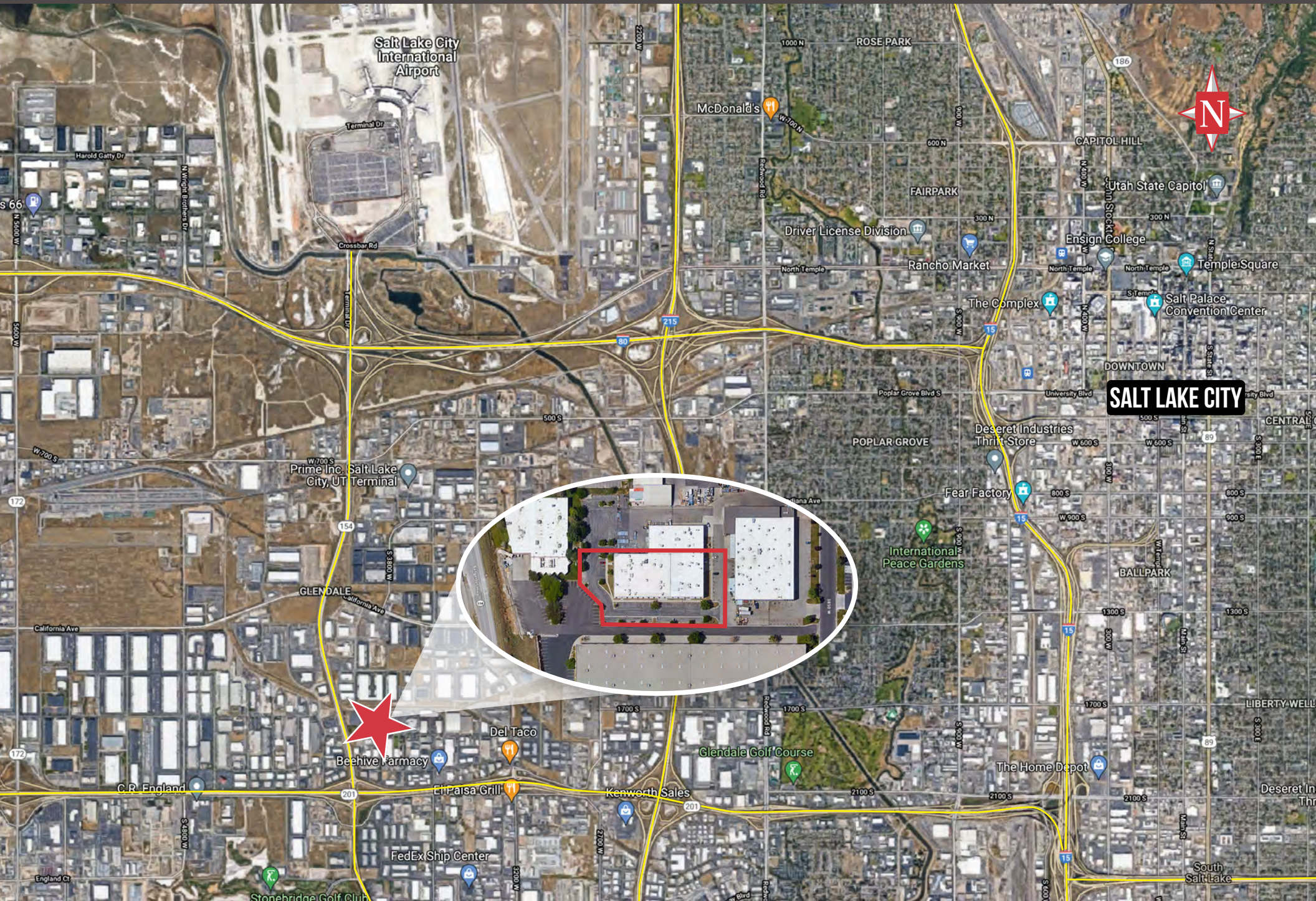


# Property Photos

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Salt Lake City International Airport

**SALT LAKE CITY**



# Floorplan - Tenants

# Manufacturing / Office Investment

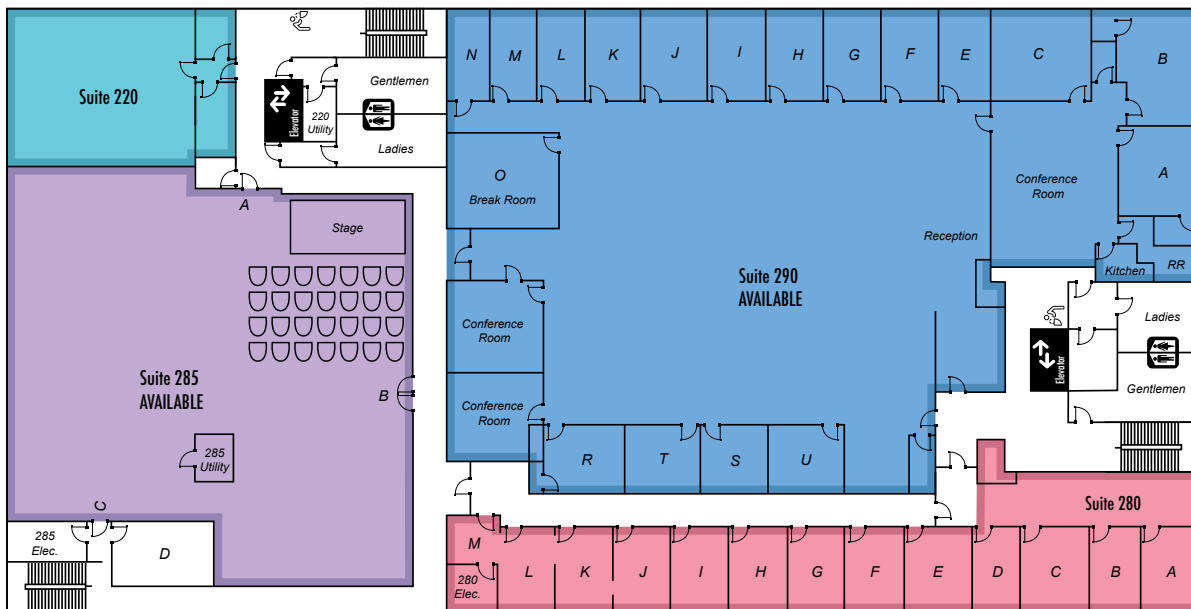
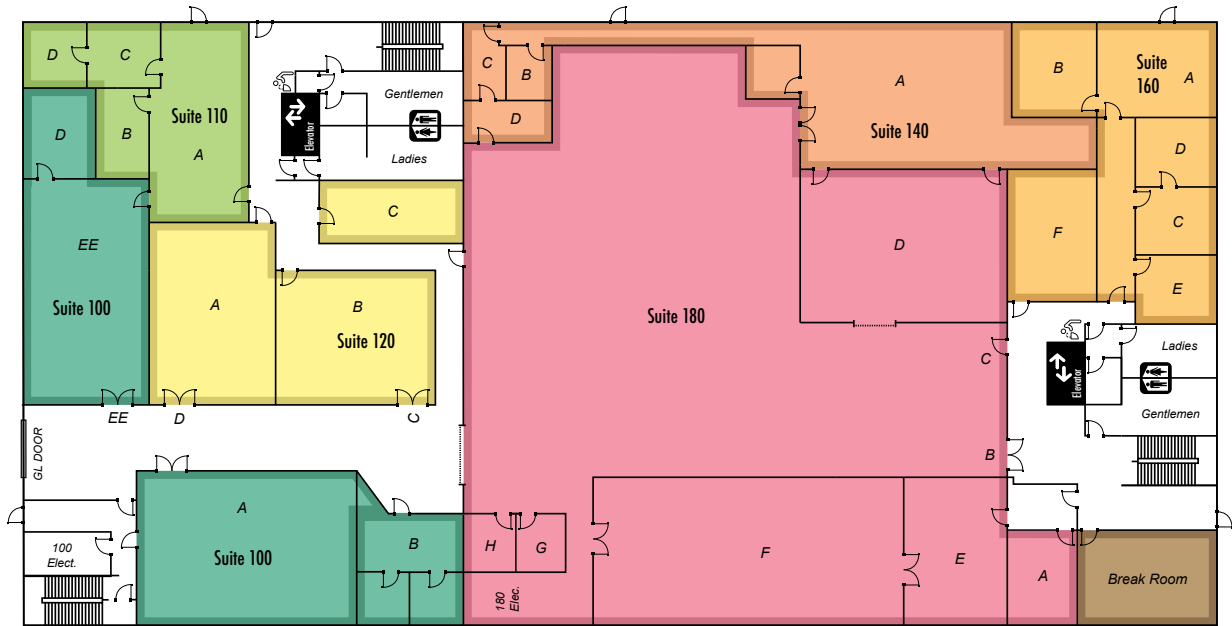
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## Main Floor

Manufacturing  
Warehouse  
Office

1

- BREAK ROOM** "Lunch on the High Rise"  
Break Room
- Suite 180** 180 A: L2 Financial  
180 B-G: Anagraphica
- Suite 140** Anagraphica Maintenance
- Suite 160** 160 A-E: Pinnacle Asset Integrity Services  
160 F: Pre Workout Pops
- Suite 120** 120 A: Nippii  
120 B: Sapphire Fountains  
120 C: ProFoam
- Suite 110** VINCEENGINEERING
- Suite 100** 100 EE: VINCEENGINEERING  
100 A&C: Pura Vida Entertainment



## Second Floor

Office

2

- Suite 220** Haven Pharmacy
- Suite 290** AVAILABLE
- Suite 285** Meeting/Training Room AVAILABLE
- Suite 280** 280 A-F: Anagraphica Sales  
280 G: M&S Exteriors

For more information, please contact

Jim McLachlan

*Office Specialist*

801 750 7991

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