Pheasant Hollow Business Park

Building #6: 9642 South 500 West, Sandy Utah 84070



RR 1947

Roderick Realty

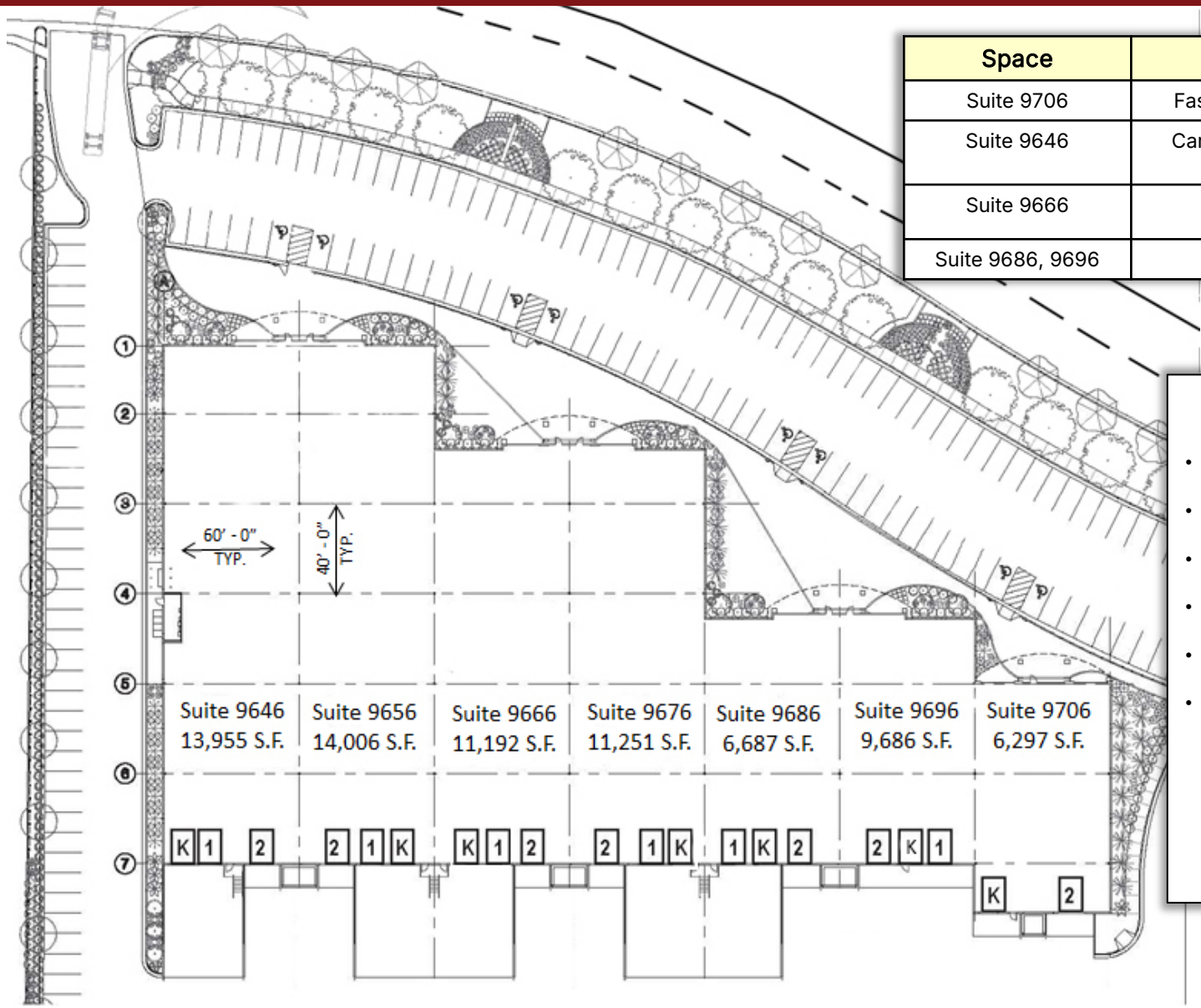
www.roderickrealty.com
801-506-5005

PROPERTY FEATURES:

- Class A Flex Space: office, retail, showroom, warehouse
- Ground Level & Dock-High Doors
- 24′ Clear Height
- Mezzanine Office Available
- Easy I-15 and South Towne Mall Access

Pheasant Hollow Business Park

Building #6: 9642 South 500 West, Sandy Utah 84070



Space	Tenant	Size
Suite 9706	Fastenal Company	6,297 SF
Suite 9646	Car Sound Exhaust System	27,961 SF
Suite 9666	InteriorWorx	22,443 SF
Suite 9686, 9696	DVL Group	16,373 SF

Building Information

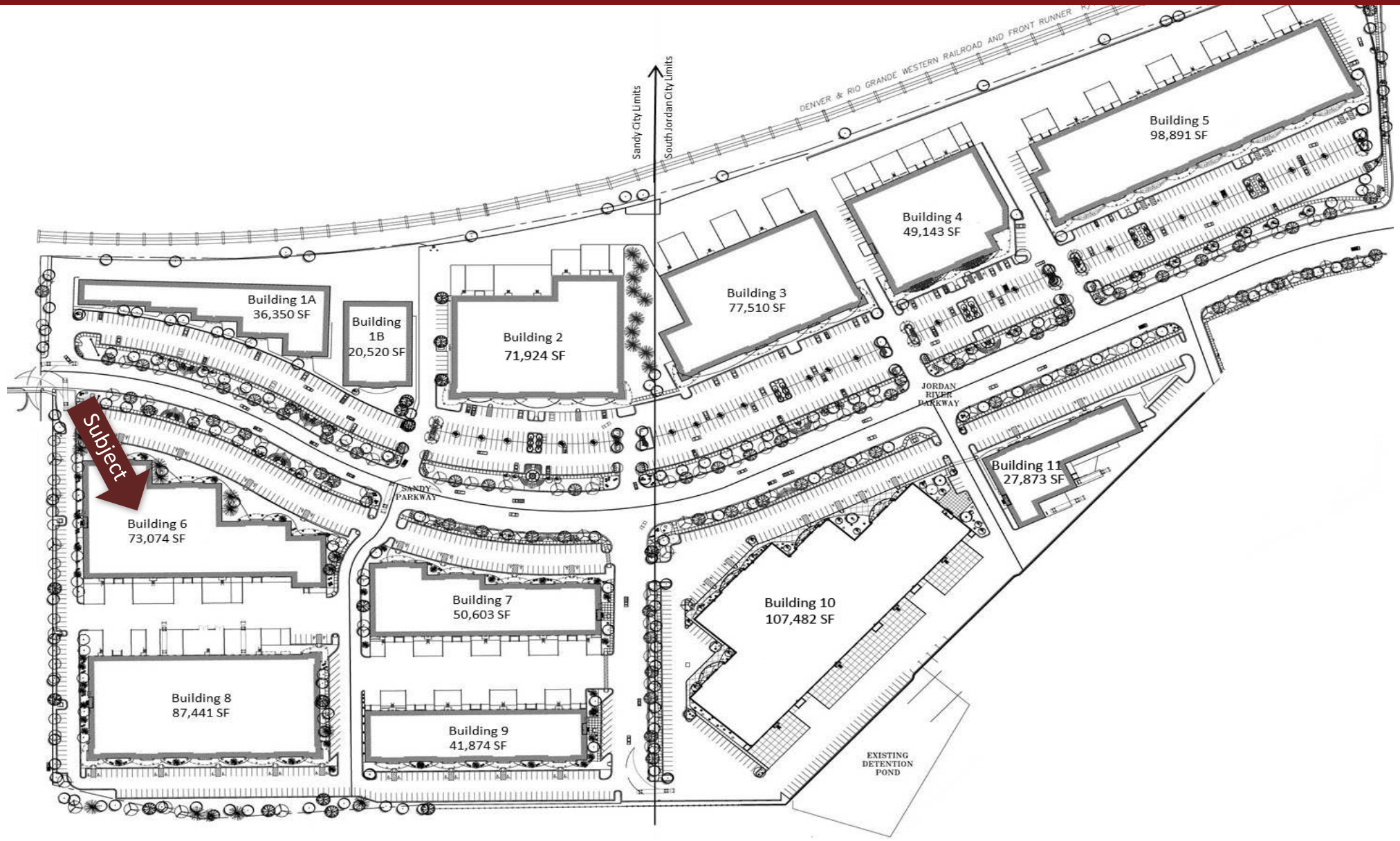
- Building Size: 73,074
- Land Size: 4.56 ACRES
- Parking: 150 STALLS
- Clear Height: 24′ TO 26′
- Power: 2000 AMPS AT 277/480 VOLTS
- Overhead Doors:
  - 1 = 8′x10′ Dock High Door
  - 2 = 12′x14′ Ground Level Door
  - K = 8′ X 10′ Dock High Knockout Panel

Roderick Realty
www.roderickrealty.com
801-506-5005

The information contained herein has been given to us by the owner or obtained from other reliable sources. We have no reason to doubt its accuracy but we do not guarantee it. Vacancy factors, projections, opinions, assumptions or estimates used herein are for example only and represents the current or future performance of the property. The value of this investment depends on tax and other factors which should be evaluated by your tax financial and legal advisors. YOU AND YOUR ADVISOR SHOULD VERIFY PROPERTY INFORMATION TO DETERMINE TO YOUR SATISFACTION THE PROPERTY FOR YOUR NEEDS.

Pheasant Hollow Business Park

Building #6: 9642 South 500 West, Sandy Utah 84070



Roderick Realty

www.roderickrealty.com

801-506-5005

The information contained herein has been given to us by the owner or obtained from other reliable sources. We have no reason to doubt its accuracy but we do not guarantee it. Vacancy factors, projections, opinions, assumptions or estimates used herein are for example only and represents the current or future performance of the property. The value of this investment depends on tax and other factors which should be evaluated by your tax financial and legal advisors. YOU AND YOUR ADVISOR SHOULD VERIFY PROPERTY INFORMATION TO DETERMINE TO YOUR SATISFACTION THE PROPERTY FOR YOUR NEEDS.

Pheasant Hollow Business Park

Building #6: 9642 South 500 West, Sandy Utah 84070









RR 1947

Roderick Realty

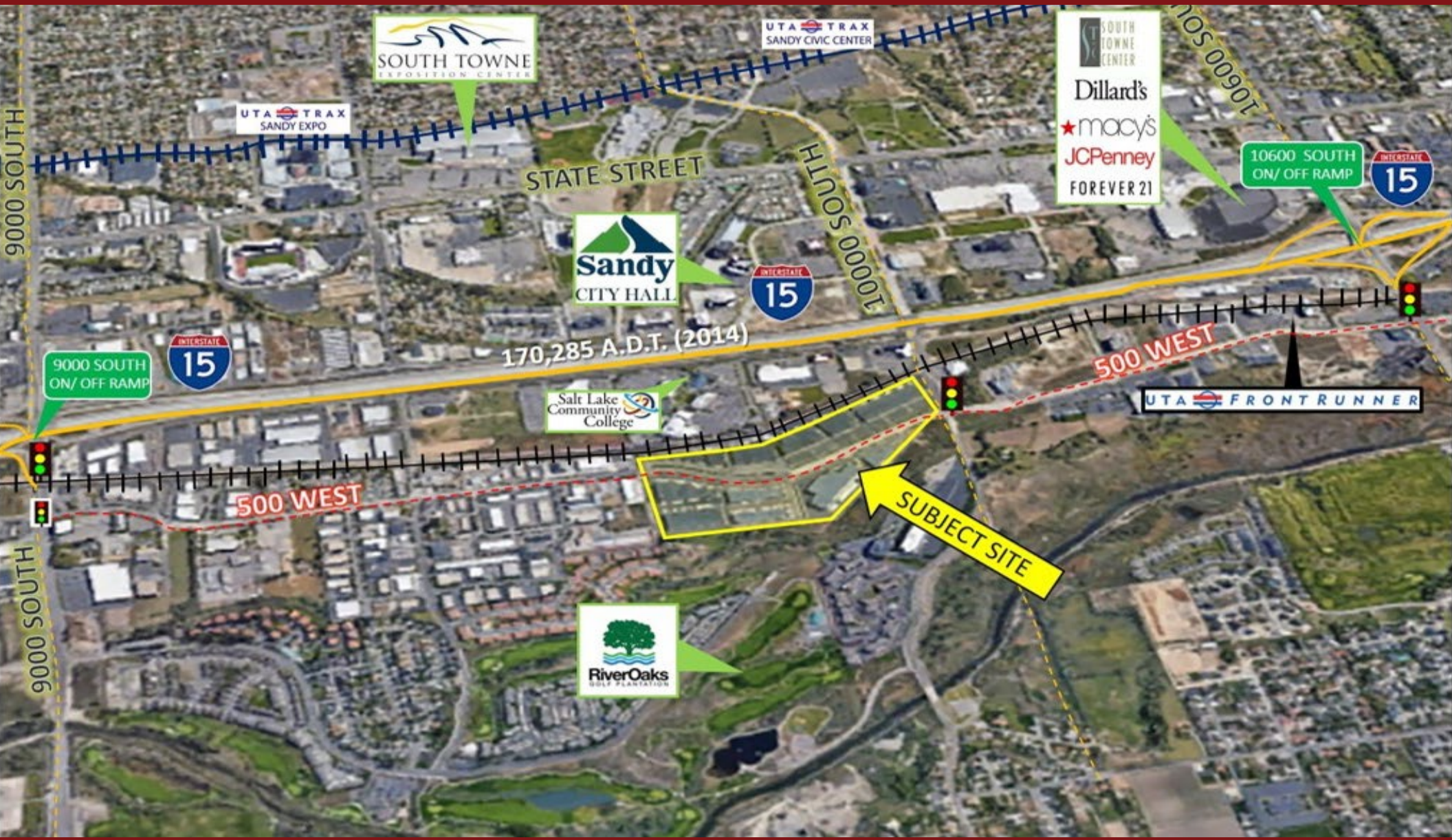
www.roderickrealty.com

801-506-5005

The information contained herein has been given to us by the owner or obtained from other reliable sources. We have no reason to doubt its accuracy but we do not guarantee it. Vacancy factors, projections, opinions, assumptions or estimates used herein are for example only and represents the current or future performance of the property. The value of this investment depends on tax and other factors which should be evaluated by your tax financial and legal advisors. YOU AND YOUR ADVISOR SHOULD VERIFY PROPERTY INFORMATION TO DETERMINE TO YOUR SATISFACTION THE PROPERTY FOR YOUR NEEDS.

Pheasant Hollow Business Park

Building #6: 9642 South 500 West, Sandy Utah 84070



Roderick Realty

www.roderickrealty.com

801-506-5005

The information contained herein has been given to us by the owner or obtained from other reliable sources. We have no reason to doubt its accuracy but we do not guarantee it. Vacancy factors, projections, opinions, assumptions or estimates used herein are for example only and represents the current or future performance of the property. The value of this investment depends on tax and other factors which should be evaluated by your tax financial and legal advisors. YOU AND YOUR ADVISOR SHOULD VERIFY PROPERTY INFORMATION TO DETERMINE TO YOUR SATISFACTION THE PROPERTY FOR YOUR NEEDS.