



FOR SUBLEASE

BDO Building 4A

673 West 1st Street / Ogden, Utah 84404



Rare 10,000 SF sublease located in the heart of Business Depot Ogden (BDO), Northern Utah's premier 1,100-acre master planned business park.

10,000 SF Office/Warehouse with Dock and Heavy Power.

Property Highlights

- Lease Rate: \$0.50 NNN
- Total Size: 10,000 SF
 - Office: 2,260 SF
 - Warehouse: 7,740 SF
- Loading: 9' x 10' dock high
13' x 14' grade level
- Power: 1,000 amps, 3-phase
- Clear Height: 22', 14'
- Sublease: 28 months, but tenant has option for long-term lease
- Quick, easy access to I-15

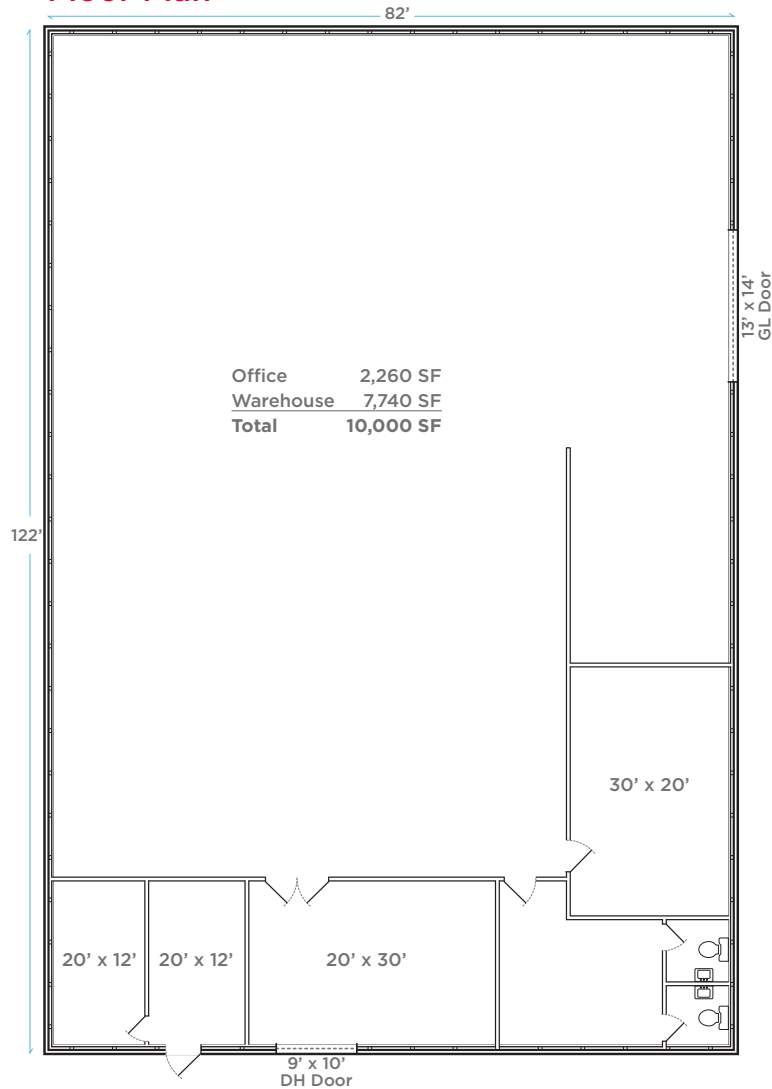
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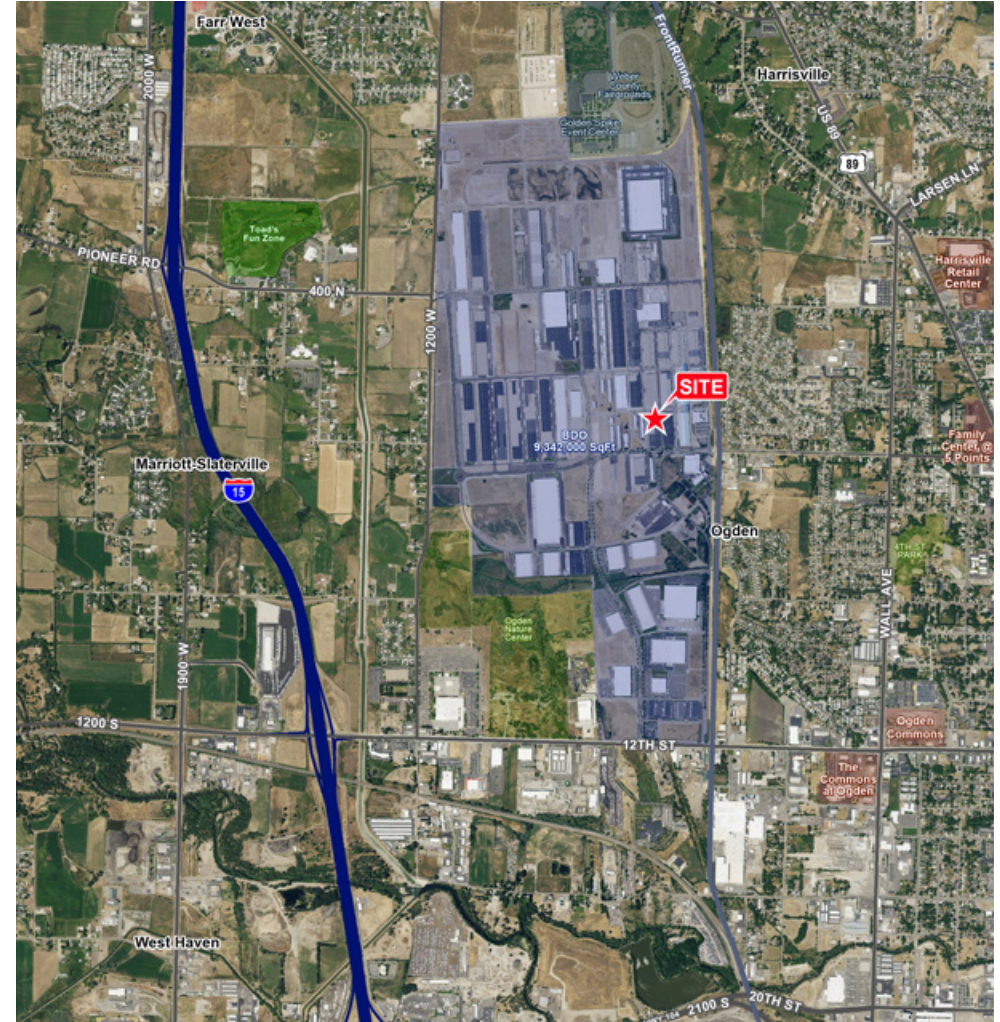
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Floor Plan



Aerial



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