

# COMMERCIAL BUILDING

FREESTANDING | BEING RENOVATED | BUILDOUT READY



AVAILABLE  
FOR LEASE  
**MAY**

Price: \$5,000 per month (\$18.90/SF)

**Signing Bonus:** \$10,000 toward outdoor building sign

Lease Term: 5-10 years

Building Size: 3,168 SF | open floor plan

Zoning: GC1

Uses: Design or Photo Studio, Architectural Firm, Salon, Start-up, Office

Location: 168 S 450 E ST. | American Fork, UT 84003

Parking: 20 spaces



OPEN FLOOR PLAN



KITCHEN



BATHROOM



CENTRALLY  
LOCATED OFF  
STATE STREET



AMAZING  
FREEWAY  
ACCESS ON  
500 E  
EXIT 276

