



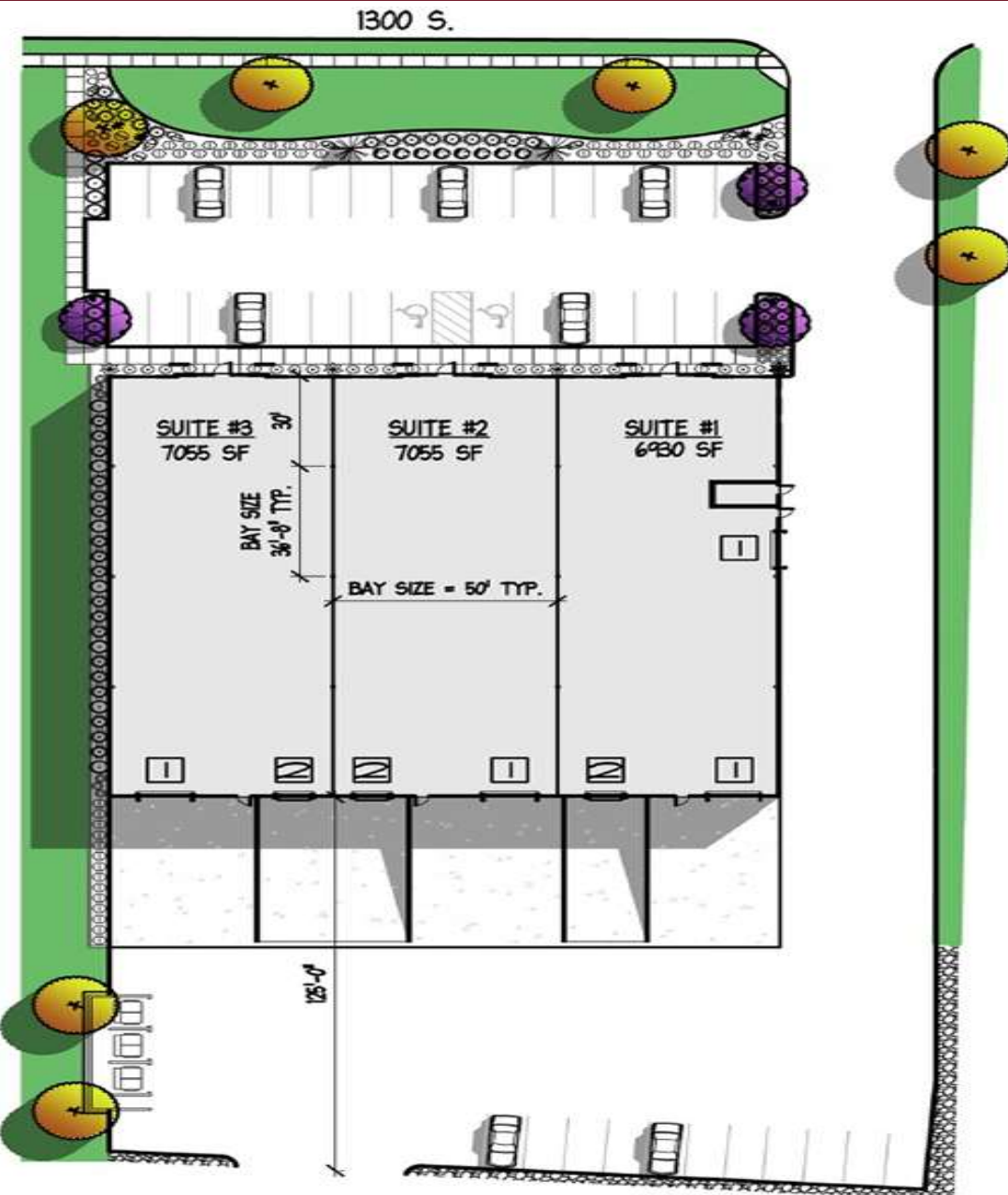
# *North Pointe*

698 East 1300 South, American Fork, Utah 84003



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- High Profile, Class A Flex Space: Office, Warehouse, Retail, and Distribution.
- Ground Level Overhead Doors
- Dock Height Doors
- 24' Clear Height



## Building Information

- Building Size: 21,040 SF
- Land Size: 72,539 SF
- Parking: 42 Stalls
- Clear Height: 18' to 20'
- Power: 1200 AMPS of 277/480 VOLTS
- Overhead Doors:
  - 1 = 8'x10' Dock High Door
  - 2 = 12'x14' Ground Level Overhead Door



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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 represent 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.



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698 East 1300 South, American Fork, Utah 84003



Future connector  
to 500 East

500 East Exit

North Pointe  
Business Park

Pleasant Grove Exit



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