

FOR SUBLEASE
COPPER CROSSING @ I-80
BUILDING 2

455 South 6400 West, Suite 400
Salt Lake City, UT

±31,301 SF AVAILABLE



**CUSHMAN &
WAKEFIELD**

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PROPERTY HIGHLIGHTS

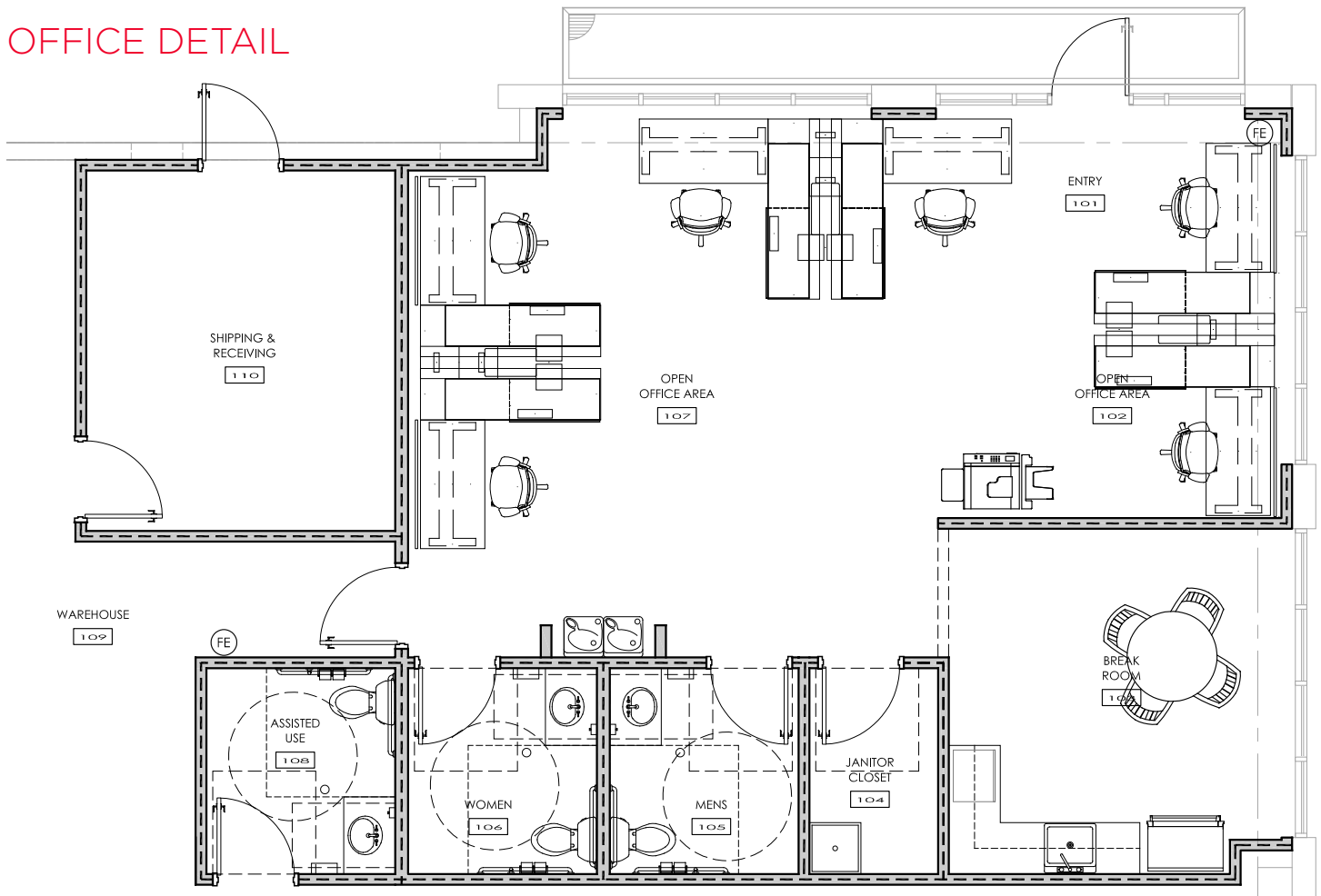
- ±31,301 SF
- ±1,360 SF office
- 36' Clear height
- 56'x61.5' column spacing with 60' speed bay
- High efficiency LED warehouse lighting (20' candles at 36" AFF)
- 5 Dock doors, fit with levelers & seals
- 1 Drive-In door
- 200 Amps 277/480 volt, 3-phase power
- ESFR sprinkler system
- Skylights & Clerestory windows
- 36 Auto parking stalls
- 6 Trailer stalls
- Immediate Occupancy
- Master LED: November 30, 2025



FOR SUBLEASE // 455 SOUTH 6400 WEST, SUITE 400 // SALT LAKE CITY, UT



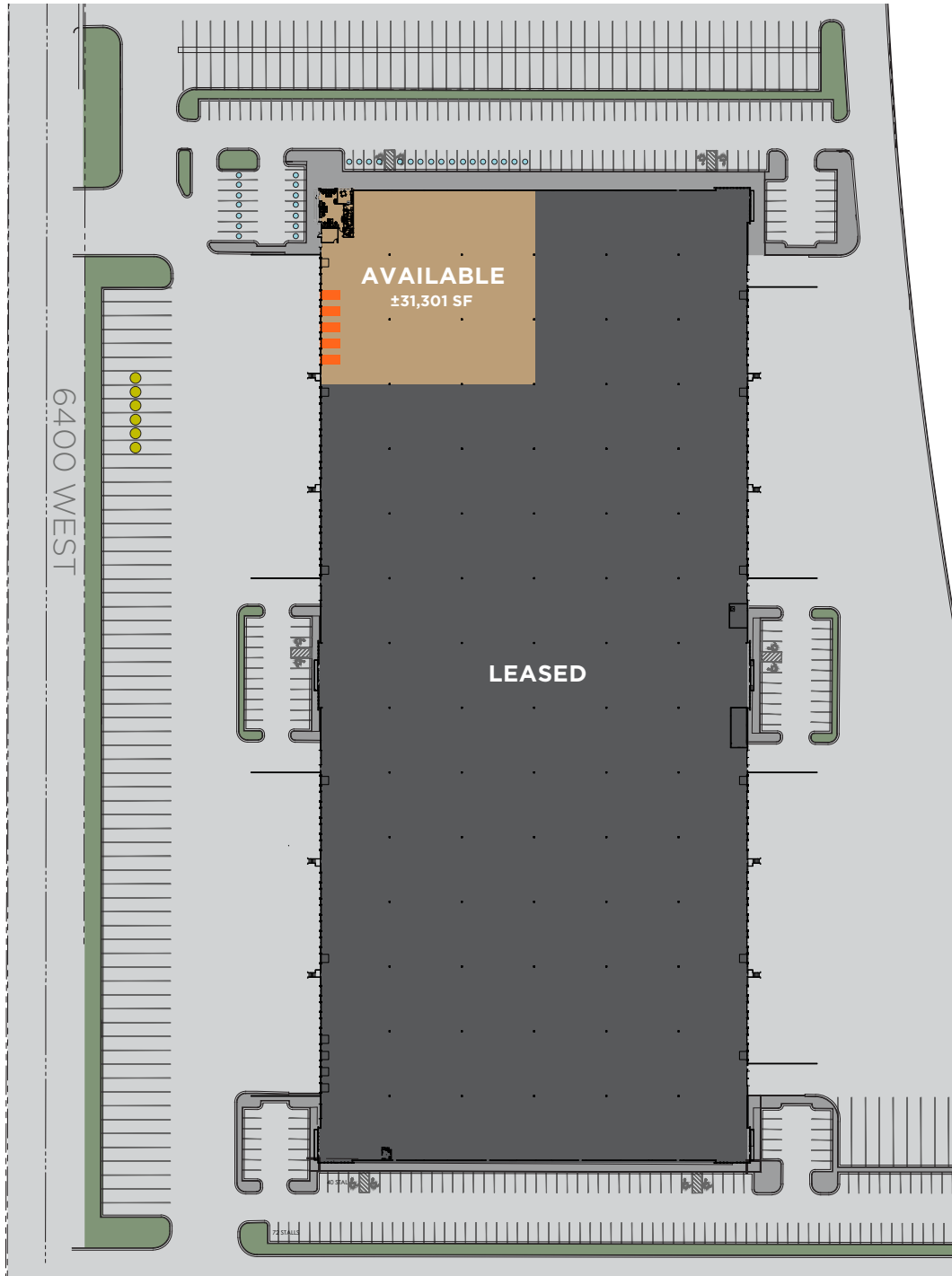
OFFICE DETAIL



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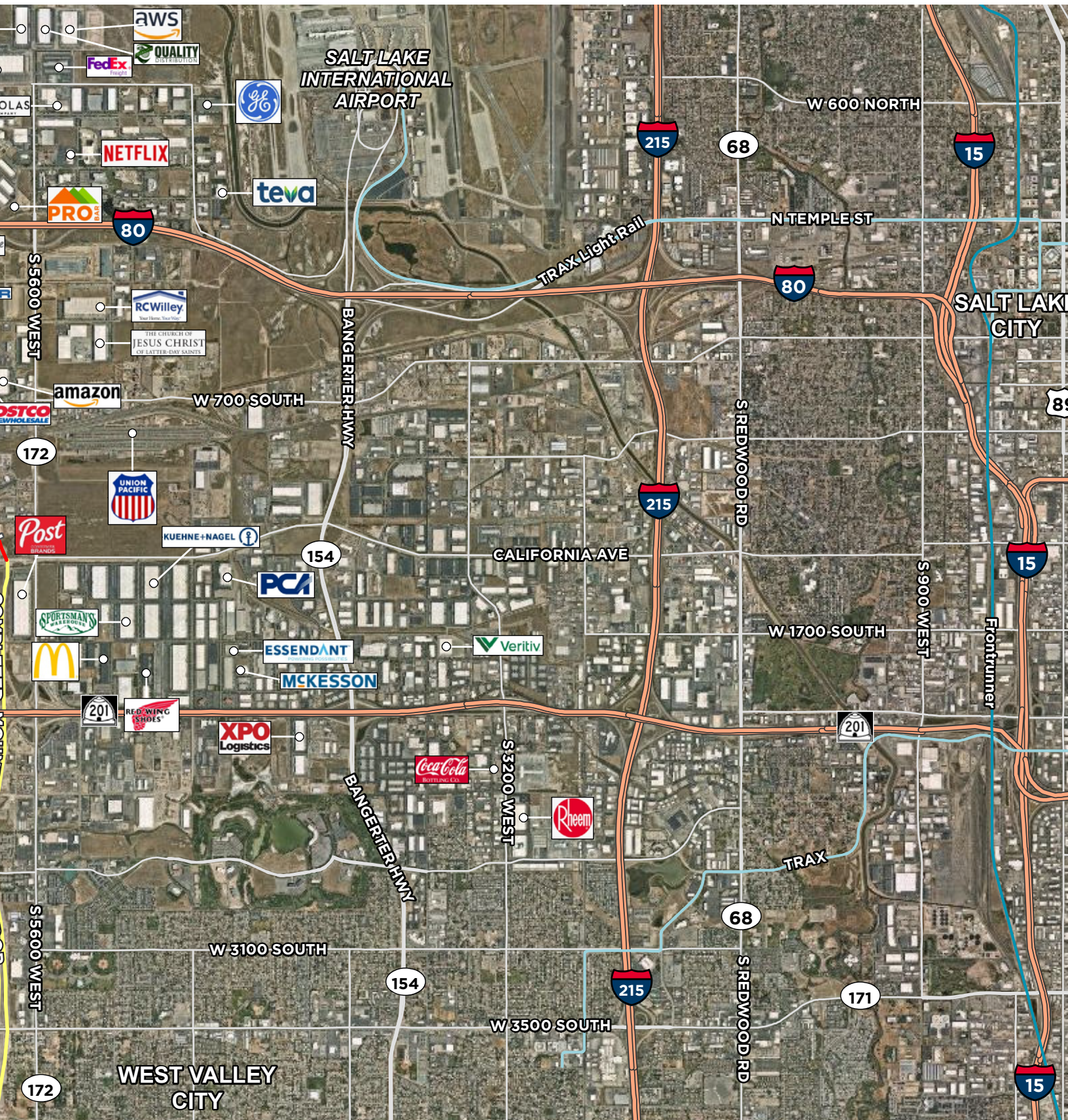
SITE PLAN



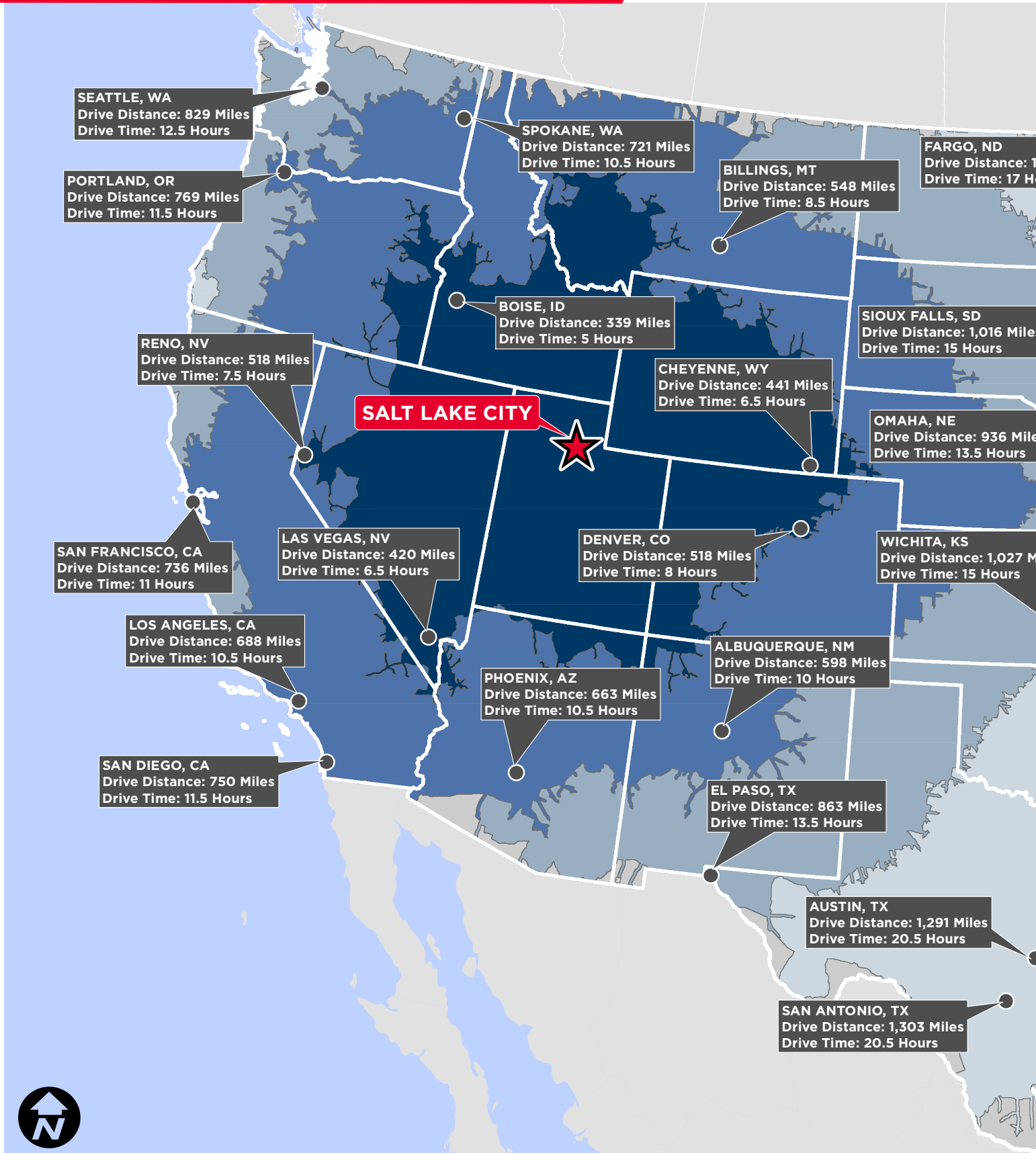
- TRUCK PARKING
- EMPLOYEE PARKING



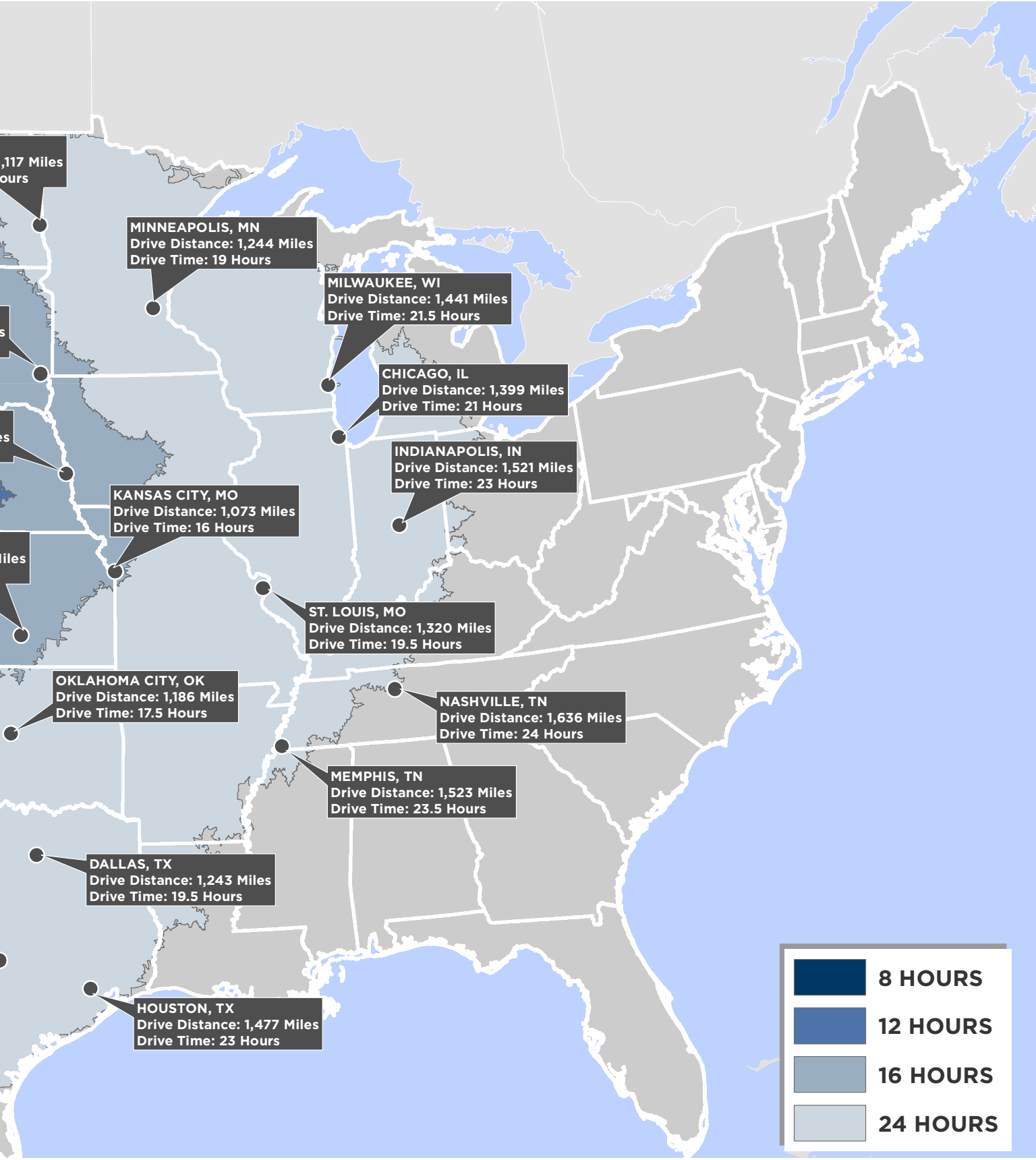
LOCATION AERIAL



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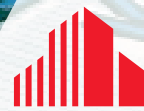


TRUCKING TRAVEL DISTANCES



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