

FOR LEASE

±4,815 SF FREE-STANDING INDUSTRIAL BUILDING W/ ±2,500 SF YARD (FENCED & PAVED)



5006 BOND STREET

LAS VEGAS, NV 89118

JENNIFER LEVINE, CCIM

(702) 318-1400

JLevine@rcadvs.com

NV-RE License: B.0145723

LISTING LEAD

ELIZABETH MOORE

(702) 506-2586

EMoore@rcadvs.com

NV-RE License: S.0062500



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±4,815 SF FREE-STANDING INDUSTRIAL BUILDING



- ±1,500 SF HVAC Office
- ±3,315 SF Evaporative Cooled Warehouse w/ Skylights
- ±2,500 Yard (Fenced & Paved)
- Two (2) - 12' x 14' Grade Level Loading Doors

- ±18' Clear Height
- 200 Amps, 120/240 Volt, 3-Phase Power
- Zoning: IL (Industrial Light - Clark County)
- Situated on ±0.37 Acres (APN#: 162-30-110-001)

BASE RENT (NNN): \$1.60/SF

NNN FEE (ESTIMATED): \$0.14/SF

TOTAL MONTHLY: \$8,372

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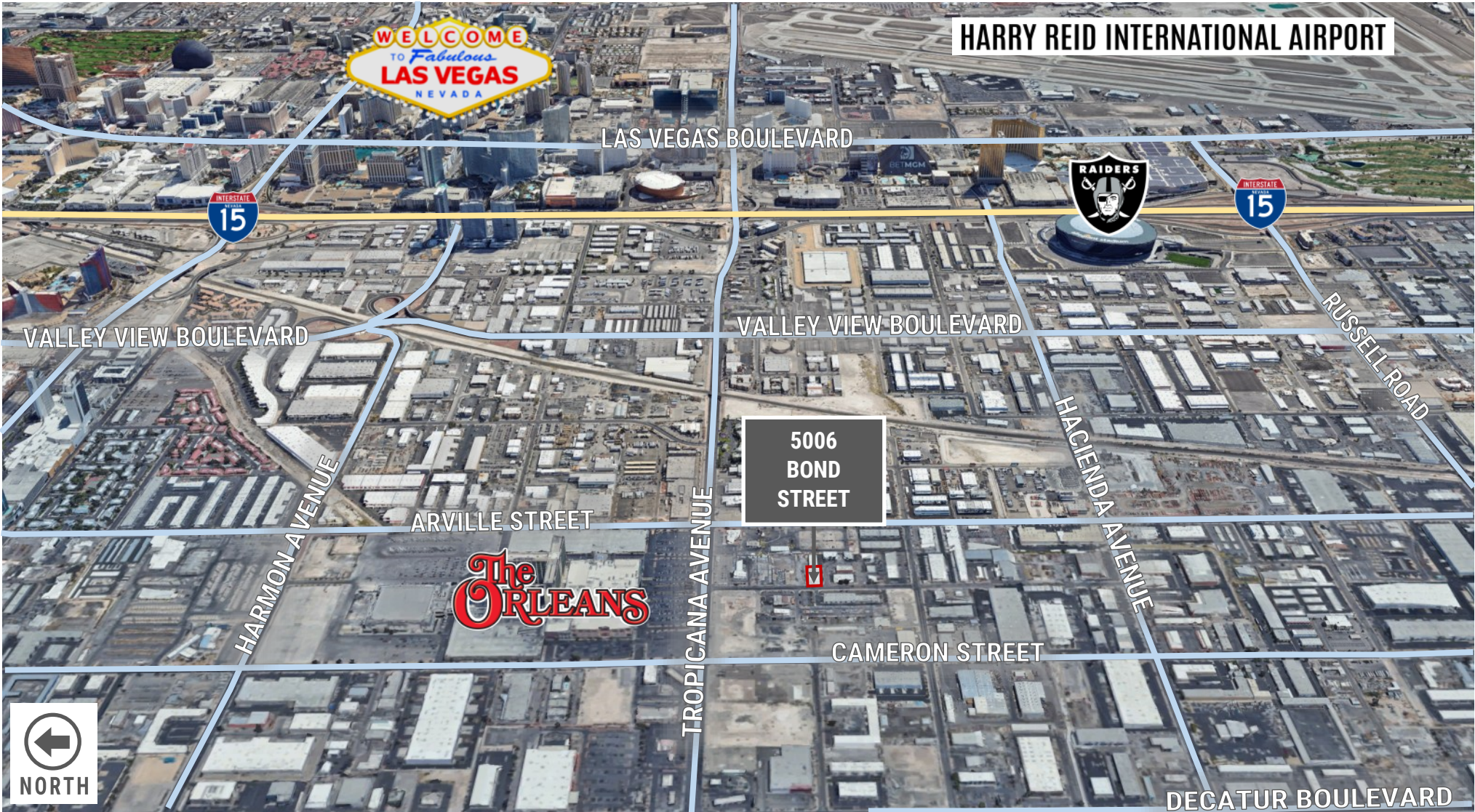
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REALCOMM ADVISORS
770 E. Warm Springs Road
Suite 120
Las Vegas, NV 89119
(702) 515-1010
www.rcadv.com



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