



Property Details

- Warehouse Space Not Available.
- 450 SF Small Office Spaces Available
- Suite 207
- NNN Estimated at \$0.27/PSF per Month
- Asking Base Rate \$1.73 /PSF per Month
- Property Type Industrial/Office
- Building Size 26,502 SF
- Year Built 1988
- Lot Size 1.18 AC
- Zoning Description M-1 with CT Commercial Tourist
- 53 parking spaces

Chris Godino
P: 702.899-5252
C: 702-501-5500
Chris.Godino@cdg-re.com

Store Front Office Suites



4225 Fidus Drive Las Vegas, NV 89103



SWC of Fidus Drive and Nevso Drive

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C: 702-501-5500
Chris.Godino@cdg-re.com



Chris D Godino LLC | 3900 SOUTH HUALAPAI WAY, SUITE 127 | LAS VEGAS, NV 89147 |

The information herein was obtained from sources deemed reliable; however, Broker makes no guarantees, warranties, or representation as to the completeness or accuracy thereof

#	SF Available	Rental Rate/SF/Mo.	Min Divisible SF Maximum	Max Contiguous	NNN Type Rate/SF/Mo.	Description
207	450/sf	\$1.73/psf	450	450/sf	\$0.27 NNN	Second floor open space plan of 450 SF Office with Restroom



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Available Spaces





Aerial Map

