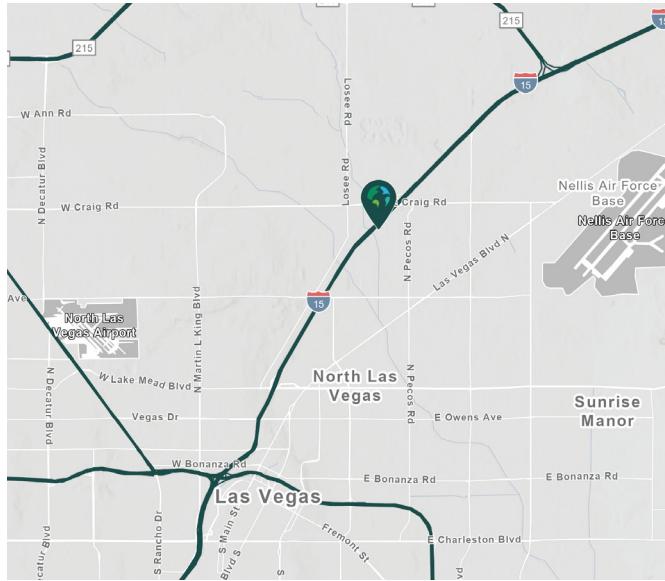


INDUSTRIAL SPACE FOR LEASE

100,800 SF

Las Vegas Corporate Center 7
4031 Industrial Center Drive
Suite 700-705
North Las Vegas, NV 89118



- Las Vegas Corporate Center is a 1/4 mile from "Restaurant Row" on Craig Corridor, which is home to an abundance of new restaurants, shopping venues, and industrial owners/users and manufacturing/distribution facilities.
- Easy access to the I-15 and I-215 Freeways.

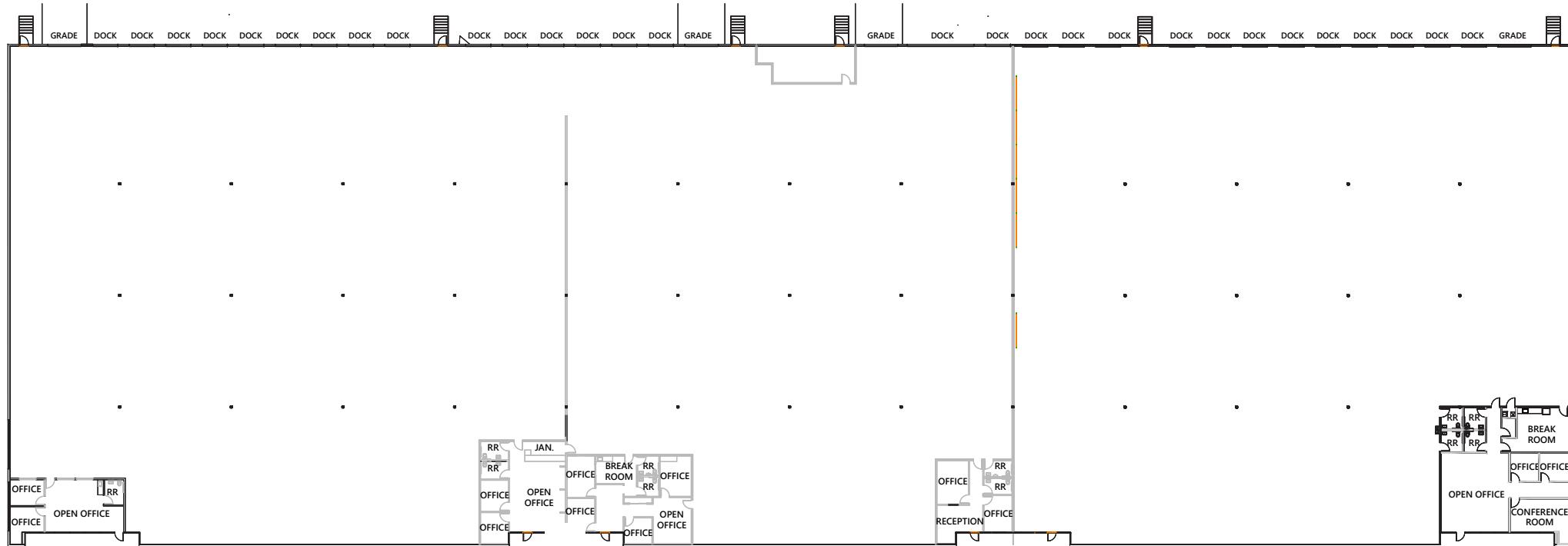


Property Features

Available Space	100,800 SF	Drive-in Doors	4
Office SF	6,659 SF	Car Parking Spaces	Pro Rata Share
Clear Height	25'	Electrical Service	2,000 amps, 277/480 V
Warehouse Cooling	Evaporative Cooled	Sprinkler System	ESFR
Dock Doors	29	Lighting	LED Motion Sensor
Edge-of-Dock Levelers	19	Zoning	M-2 (General Industrial)



Unlock the full potential of your
**warehouse with one strategic,
single-source partner.**



C&W Las Vegas

Donna Alderson, SIOR

donna.alderson@cushwake.com
ph +1 702 605 1692

C&W Las Vegas

Nick Abraham, SIOR

nick.abraham@cushwake.com
ph +1 702 605 1620

Prologis

Lisa Brady

lbrady@prologis.com
ph +1 702 891 9141

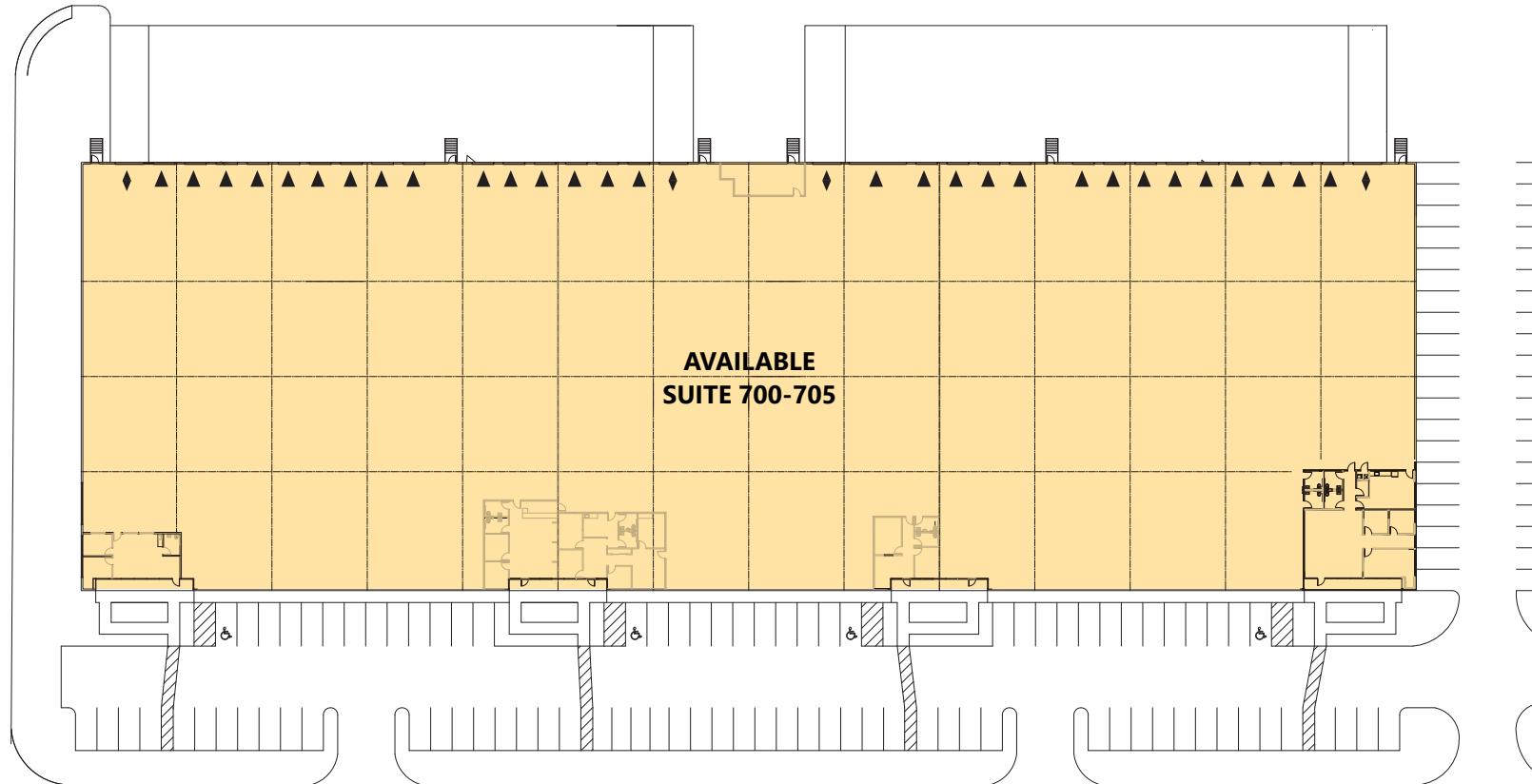
Prologis

Johana Gonzalez

jgonzalez@prologis.com
ph +1 702 891 9510



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donna.alderston@cushwake.com
ph +1 702 605 1692

C&W Las Vegas

Nick Abraham, SIOR

nick.abraham@cushwake.com
ph +1 702 605 1620

Prologis

Lisa Brady

lbrady@prologis.com
ph +1 702 891 9141

Prologis

Johana Gonzalez

jgonzalez@prologis.com
ph +1 702 891 9510