

For additional information, please contact:

Michael R. Dunn, CCIM, SIOR Executive Director

702.688.6913

Paula Lea, CCIM

Associate Director 702.688.6867

Nick Barber

Director 702.688.6937

www.centrapoint.com



CUSHMAN & WAKEFIELD / COMMERCE 3773 Howard Hughes Parkway, Suite 100 S Las Vegas, Nevada 89169 702.796.7900 www.comre.com



OFFICE SPACE FOR LEASE Competitive Lease Rates and Terms Available

Property Highlights:

- * Central location in the Southwest Submarket
- Adjacent to I-215 and minutes from I-15 & McCarran International Airport
- ±400,000 square feet of state-of-theart office park
- Eight, two and three story office buildings ranging from 41,000 SF to 76,000 SF

- * Ample covered and uncovered parking; 4:1000
- Onsite property management and building engineer
- **\star** French deli on site
- Short distance to shopping and major hospitals
- Directly across Sunset Avenue from the UNLV - Harry Reid Research & Technology Park
- Prominent tenants such as State Farm Insurance, Phillip Van Heusen, AXA Equitable Life Insurance Company, Terra West Property Management and Berkshire Hathaway, to name a few









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NICK BARBER

Director 702.688.6937 nbarber@comre.com

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BLDG.	ADDRESS	SUITE	SIZE	VEGAS DR W WASHINGTON AV
I	8363 W. Sunset Road	100	17,809 RSF	
		240	2,241 RSF	W CHARLESTON BLVD
2	8337 W. Sunset Road	180	1,829 RSF	W CHARLESTON BLVD W SAHARA AV W DESERT INNED W DESERT INNED To The desert inner
		200	5,368 RSF	WDESERT INN RD
		270	3,445 RSF	W FLAMINGORD
3	8329 W. Sunset Road	200	6,409 RSF	CIE
		250	4,340 RSF	CONTENT OF CONTENT.
4	8311 W. Sunset Road	120	1,944 RSF	WRUSSELL RD MCCARRAN Z WRUSSELL RD AIRPORT
		250 B	9,173 RSF	CENTRA POINT WWARM SPRINGS RD EWARM SPRINGS RD
5	8395 W. Sunset Road	110	1,732 RSF	WWWINDMILLLA TO
		140	939 RSF	RUITEDIAMOND RD
		160	1,989 RSF	
		200	19,783 RSF	
7	8345 W. Sunset Road	200	12,048 RSF	
		250	13,612 RSF	
		370	I,474 RSF	
8	6655 Cimarron Road	100	24,352 RSF	

Note: Some suites can be combined to accommodate larger users. Please call for additional sizes desired that are not shown above.

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