



**CUSHMAN &  
WAKEFIELD**  
Commerce

FOR LEASE

## Suncrest Commerce Center

1051 Mary Crest Road / Henderson, NV 89074

UNDER NEW OWNERSHIP  
AND MANAGEMENT!



The Suncrest Commerce Center is a ±156,000 SF multi-tenant distribution building located at the intersection of Gibson and Mary Crest just north of the 215 Beltway in Henderson. Only two distribution units available for lease

### Property Highlights

- Suncrest Commerce is under new ownership and new management with renovations and updates almost complete
- The property has a new roof with 10 year warranty underway
- Exterior paint and landscaping underway
- Each unit offers both dock high and grade level loading
- ESFR Sprinklers
- Skylights
- 24' clear height
- 277/480 V 3 phase power
- I-G Zoning (Henderson General Industrial)

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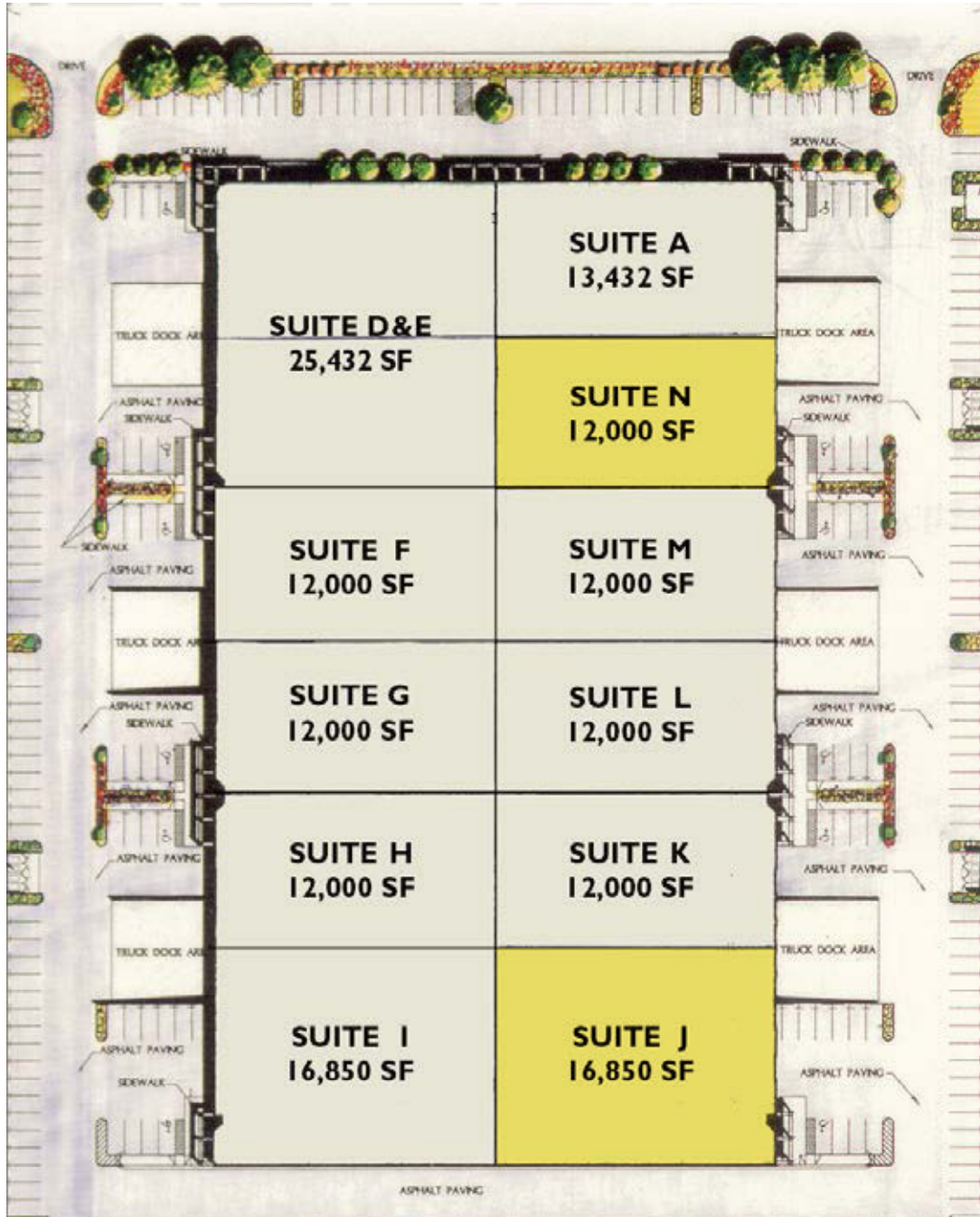


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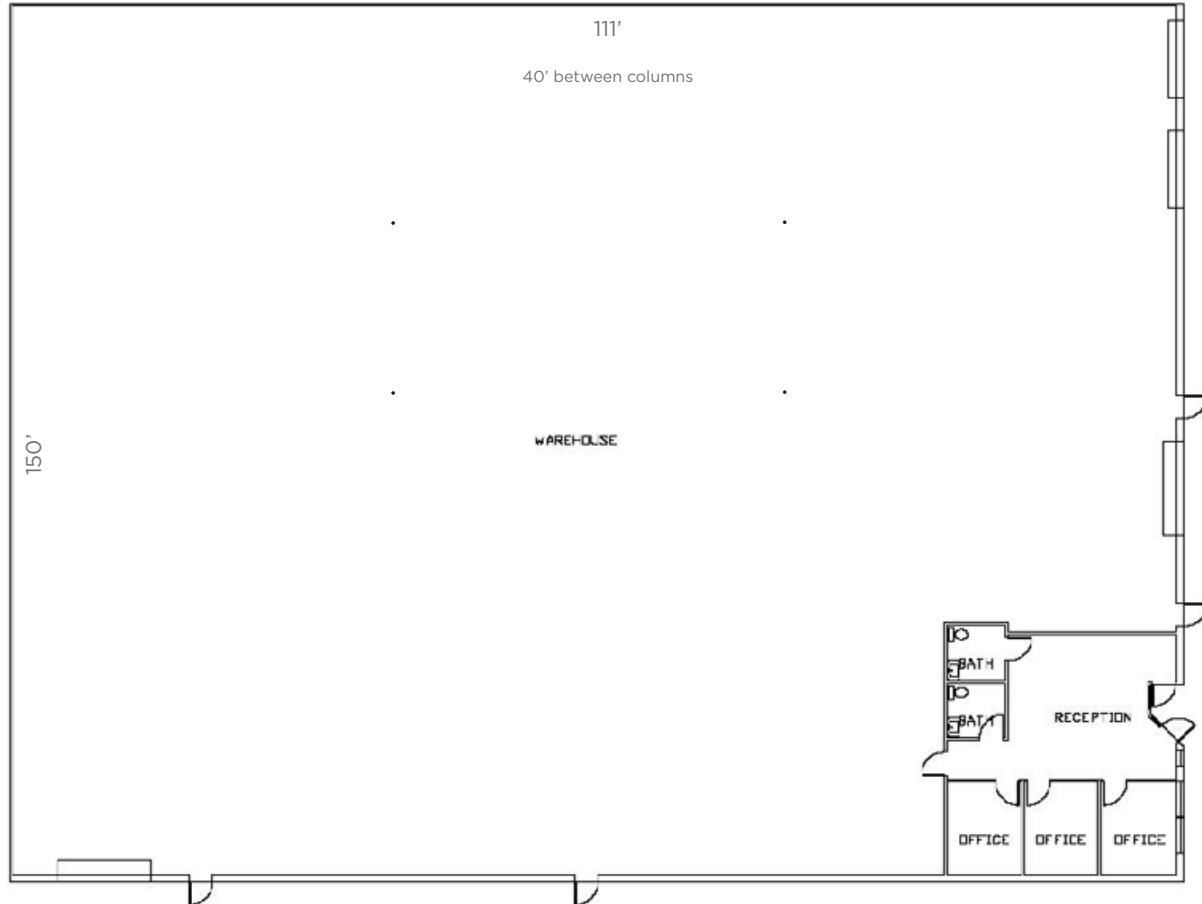
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## Suncrest Commerce Center

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### Unit J



- 16,850 SF total
- ±15,850 SF Warehouse
- ±1,000 SF Office
- Two (2) 12'x14' grade level doors
- Two (2) 10'x10' dock high loading doors
- 24' clear height
- ESFR sprinklers
- Two (2) ADA restrooms
- 225 amps, 277/480 volts, 3-phase power
- I-G zoning (Henderson General Industrial)
- Asking \$0.57/SF NNN
- \$0.11/SF CAM
- \$11,458 total Monthly

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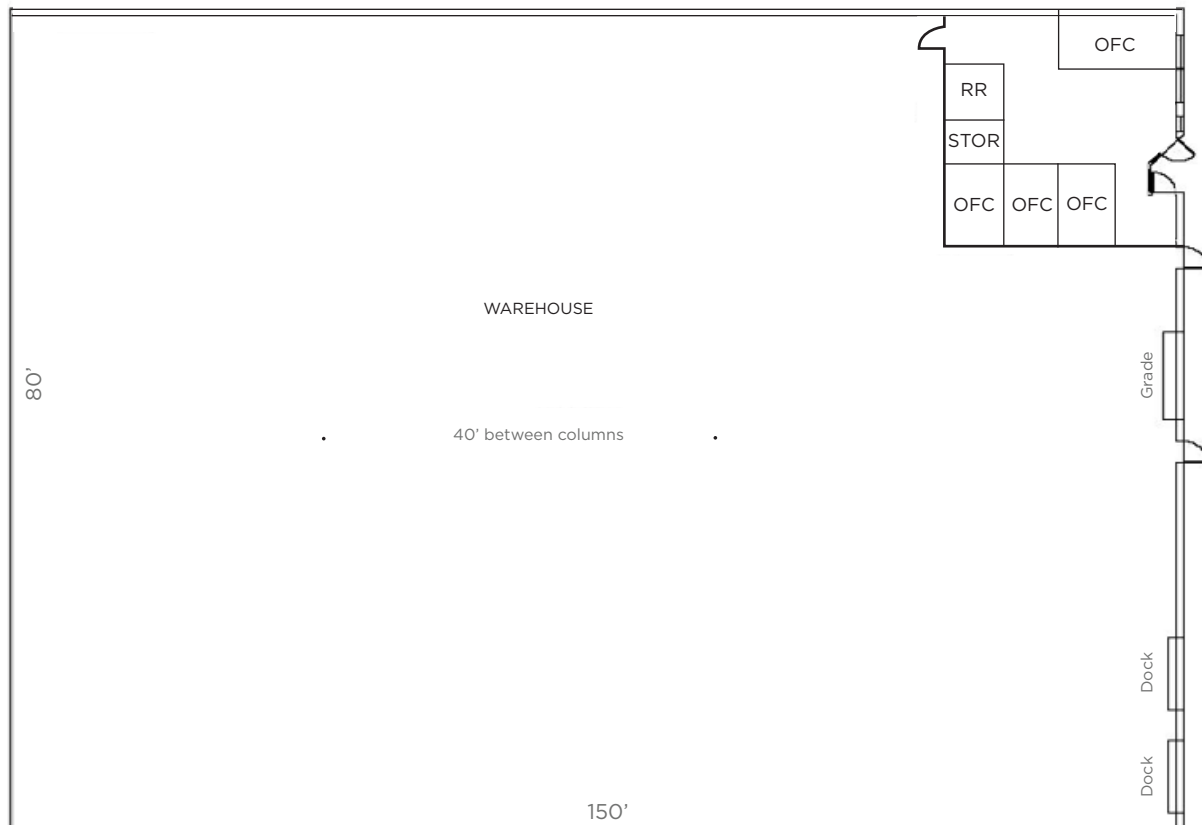
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### Unit N



- 12,000 SF Total
- ±1,000 SF Office
- 4 private offices
- Storage
- One (1) ADA restroom
- ±11,000 SF Warehouse
- One (1) 12'x14' grade level door
- Two (2) 10'x10' dock high loading doors
- 24' clear height
- ESFR Sprinklers
- 225 amps 277/240V, 3 Phase power
- Asking \$0.57/SF NNN  
\$0.11/SF CAM  
\$8,160 total monthly

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