



**CUSHMAN &  
WAKEFIELD**  
Commerce

FOR LEASE

# POLARIS DISTRIBUTION CENTER

6065 SOUTH POLARIS AVE. / LAS VEGAS, NV 89118

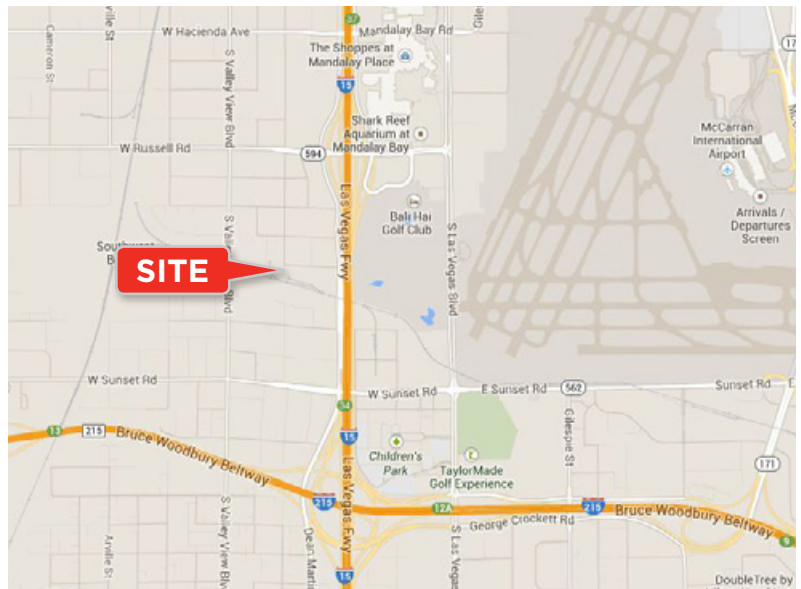


## Property Highlights

Located in the Southwest submarket near the Strip and McCarran airport with I-15 access via Russell Road, this 160,000 SF industrial building features fire sprinklers, T-5 lighting, skylights & evaporative cooling.

## Suite F

- ±26,000 total SF
  - ±1,157 SF office
  - ±24,843 SF warehouse
- 16' - 18' clear height
- 1 - 8' x 10' dock high, 1 - 12' x 10' grade level
- Power: 400A, 277/480V, 3-phase
- T-5 warehouse lighting on motion sensors
- \$0.40/SF NNN + \$0.14/SF CAM



**Jennifer Levine, CCIM**  
+1 702 688 6954  
jlevine@comre.com

**Elizabeth Moore**  
+1 702 688 6953  
emoore@comre.com

3773 Howard Hughes Pkwy.  
Suite 100 S  
Las Vegas, NV 89169  
Main +1 702 796 7900  
Fax +1 702 796 7920  
**comre.com**

*Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance*

Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

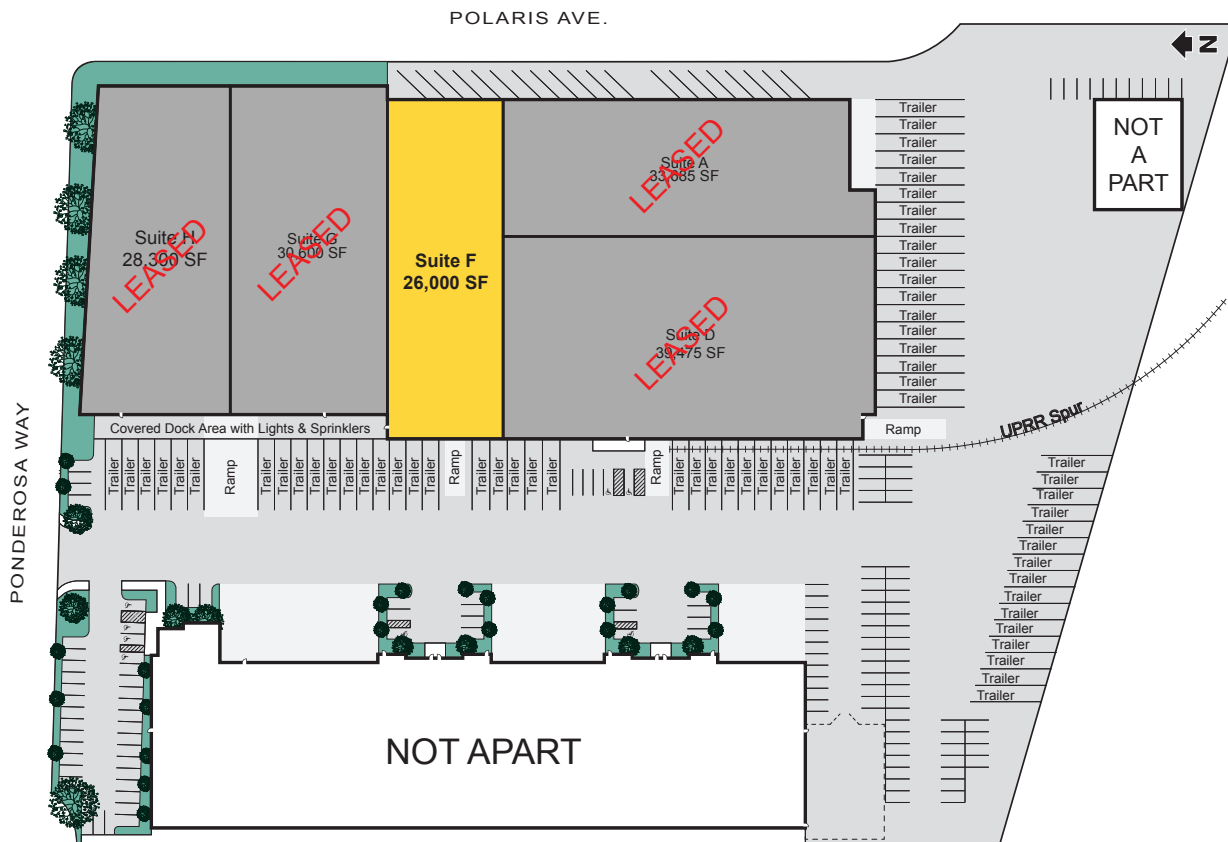
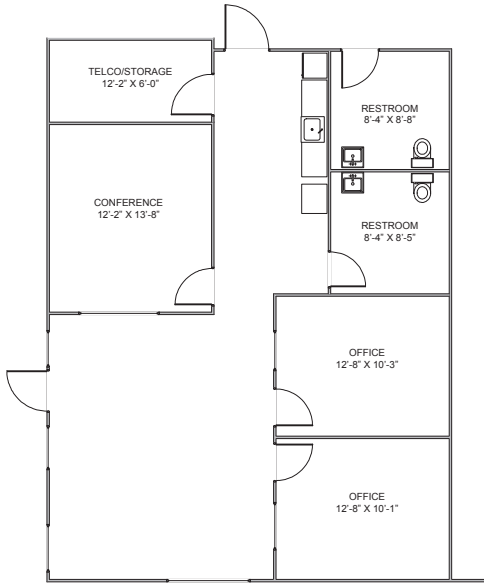


**CUSHMAN &  
WAKEFIELD**  
Commerce

FOR LEASE

# POLARIS DISTRIBUTION CENTER

6065 SOUTH POLARIS AVE. / LAS VEGAS, NV 89118



**Jennifer Levine, CCIM**  
+1 702 688 6954  
jlevine@comre.com

**Elizabeth Moore**  
+1 702 688 6953  
emoore@comre.com

3773 Howard Hughes Pkwy.  
Suite 100 S  
Las Vegas, NV 89169  
Main +1 702 796 7900  
Fax +1 702 796 7920  
**comre.com**

*Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance*

Cushman & Wakefield Copyright 2015. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.