



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

*City Center Place is
the best located office
building downtown,
directly across the
street from the Regional
Justice Center and
walking distance to the
federal courts.*

104,253 SF CLASS "A" OFFICE



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

Property Highlights

- 104,253 SF 6 story steel and glass Class A Office Building with 4.15/1,000 parking ratio
- Located in the heart of downtown. Adjacent to the Regional Justice Center, Federal Courts, Bankruptcy Courts and Nevada Supreme Courts
- On-site amenities such as restaurants, security, building engineer and local property management.
- High image office building
- 2,247 RSF to 12,198 RSF available

Property Description:

City Centre Place is a 104,253 SF, 6 story steel and glass Class A office building located in the heart of Downtown Las Vegas. Situated directly across the street from the Clark County Regional Justice Center and walking distance to all the federal courts. In addition to being the best located office building downtown, City Centre Place offers Tenant's a prestigious and high image office building. On-site amenities are: two restaurant options on the ground floor, on-site security and building engineer, covered parking in the parking structure and one of the best parking ratios downtown at 4.15/1,000.



We have multiple suites available, ranging in size from 2,247 RSF to 12,198 RSF. We have a first floor off lobby space that is available as well as space on the top floor of the building, both prime spots in the building. Most suites are fully improved and move in ready.

Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)



City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101



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

Cushman & Wakefield Copyright 2016. 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. (path:)



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path.)



**CUSHMAN &
WAKEFIELD**
Commerce

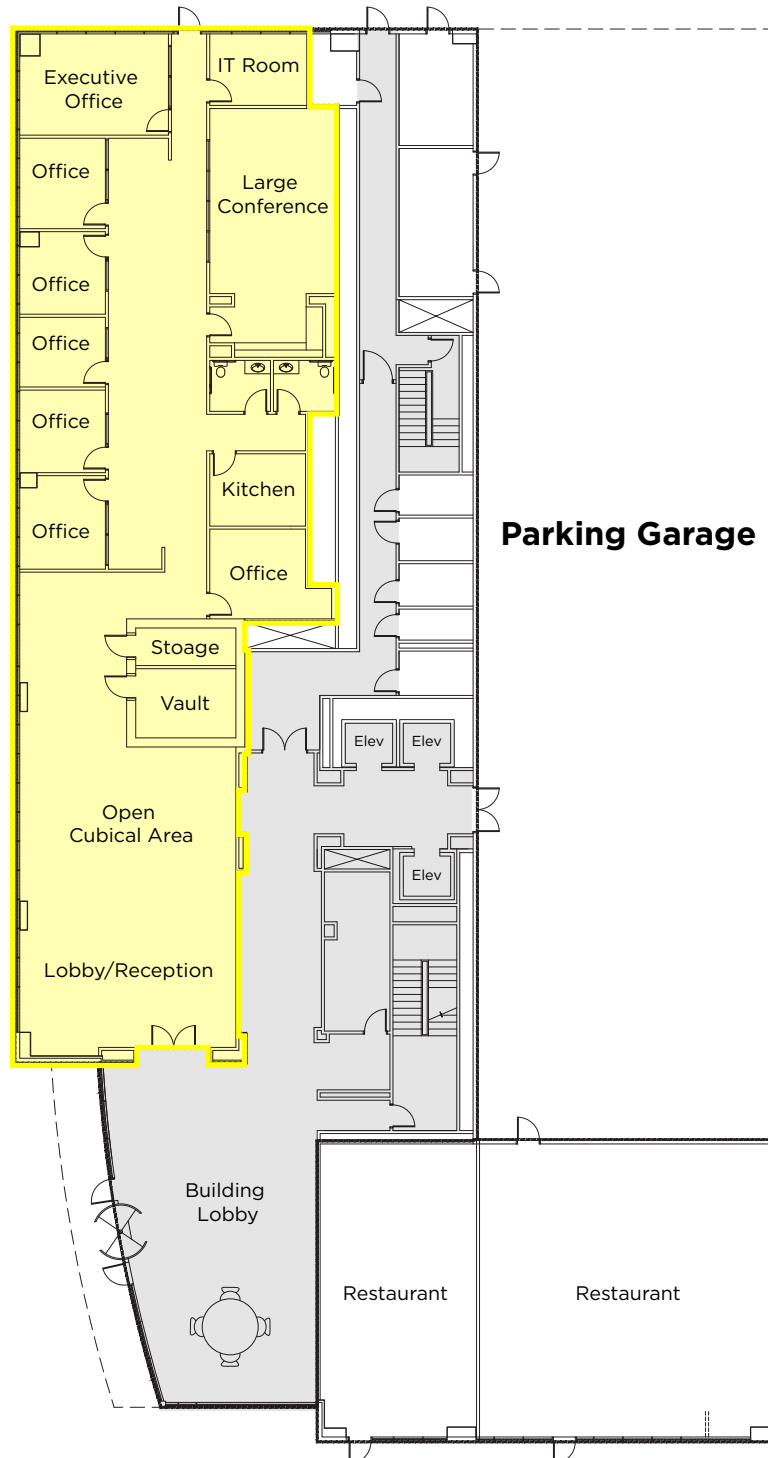
FOR LEASE

City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

1ST FLOOR

Suite 100
5,910 RSF



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

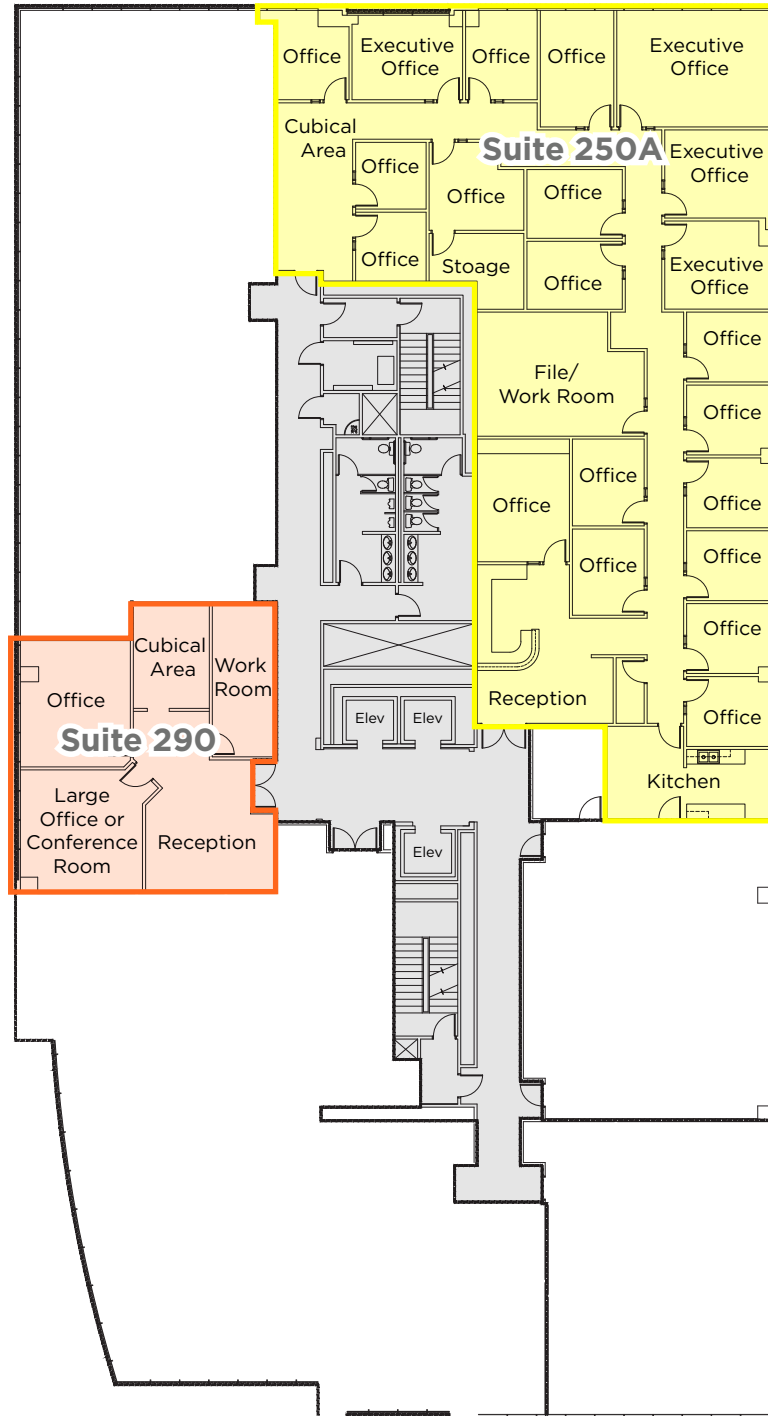
2ND FLOOR

Suite 250A

6,320 RSF

Suite 290

1,500 RSF



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

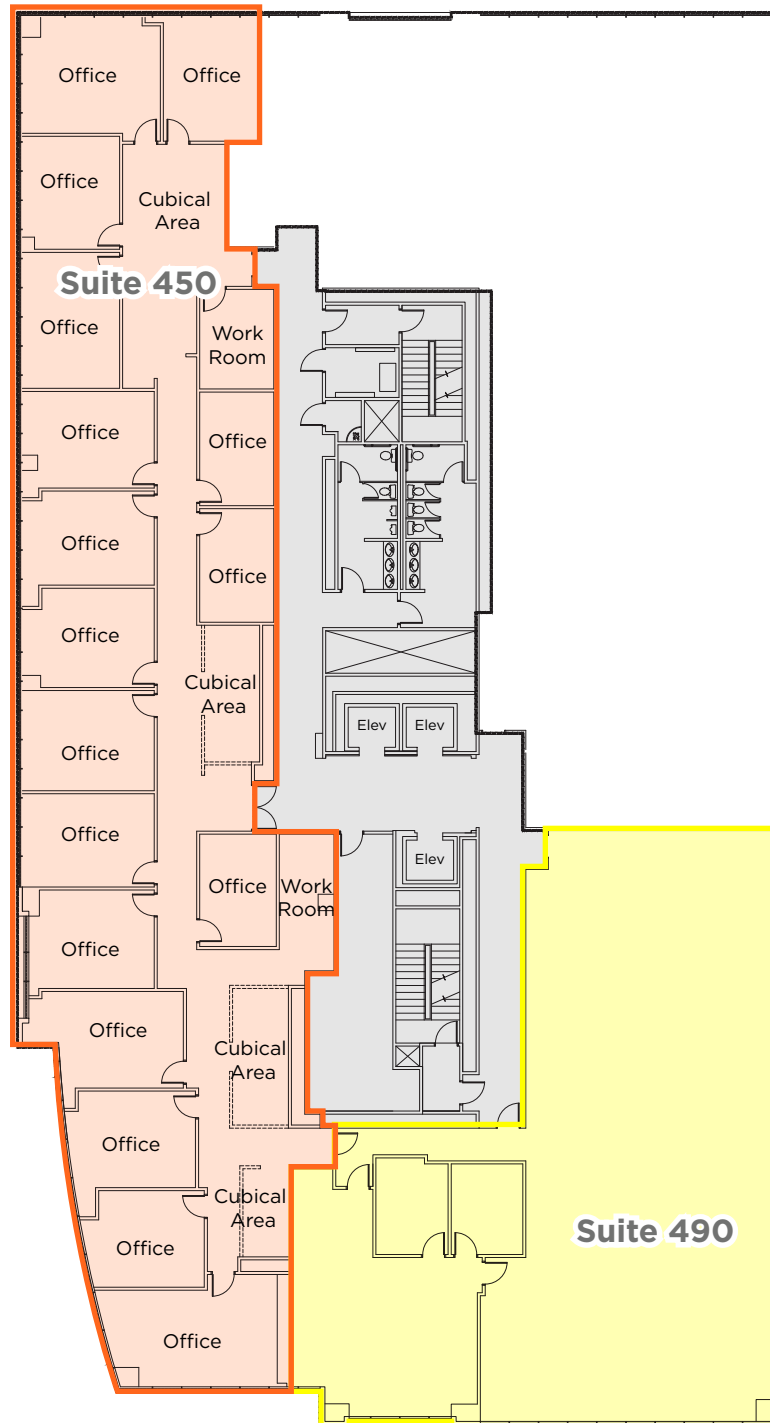
4TH FLOOR

Suite 450

7,679 RSF

Suite 490

4,519 RSF



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

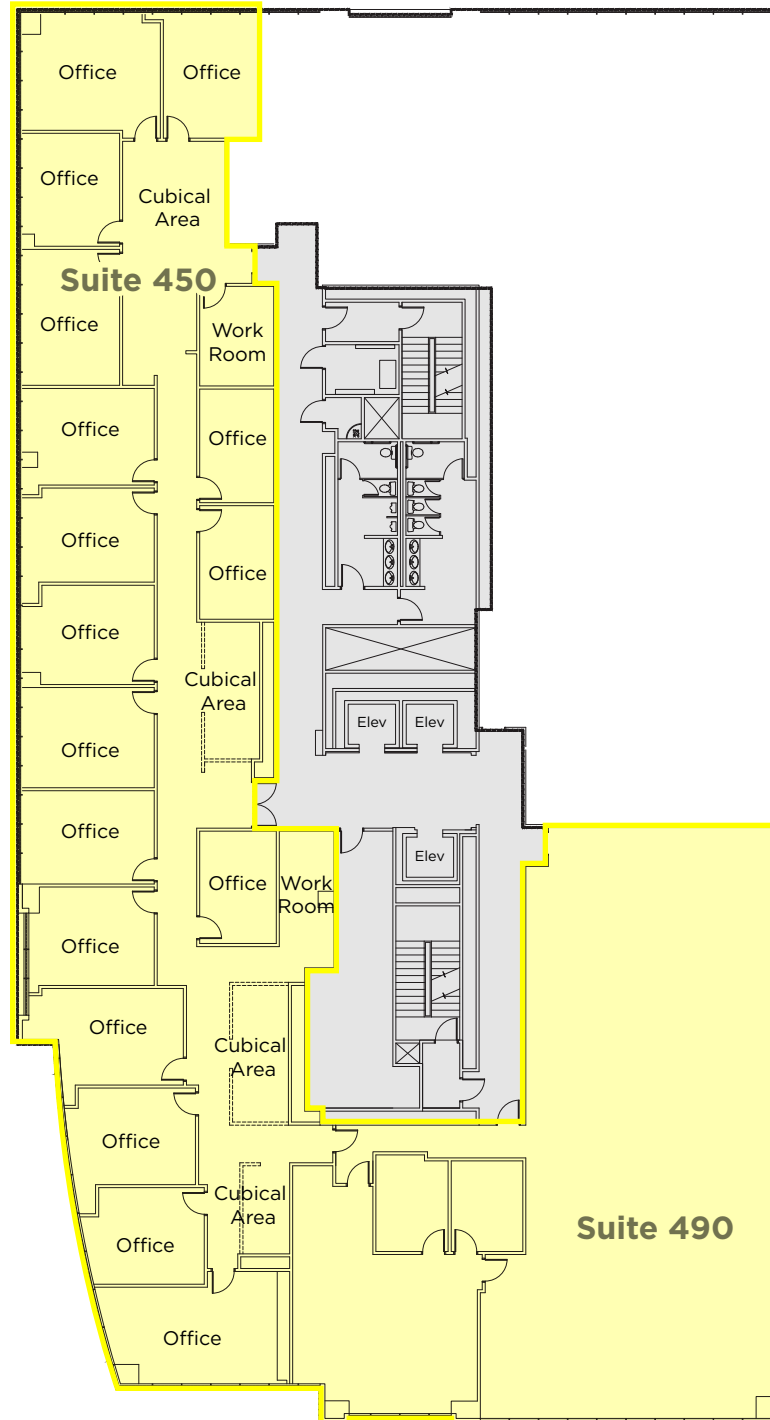
City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

4TH FLOOR

Suite 450/490

12,198 RSF



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)



**CUSHMAN &
WAKEFIELD**
Commerce

FOR LEASE

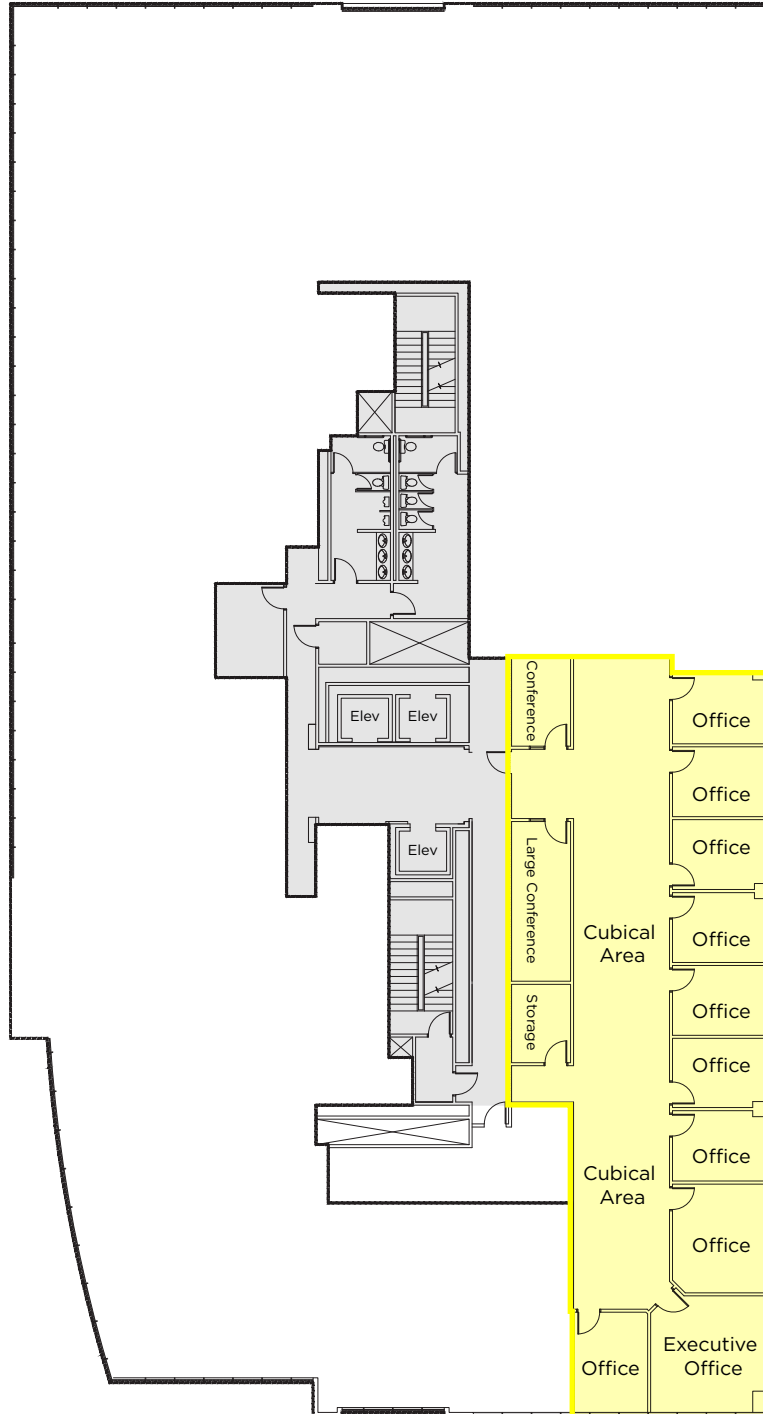
City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

5TH FLOOR

Suite 501

4,440 RSF



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)



**CUSHMAN &
WAKEFIELD**
Commerce

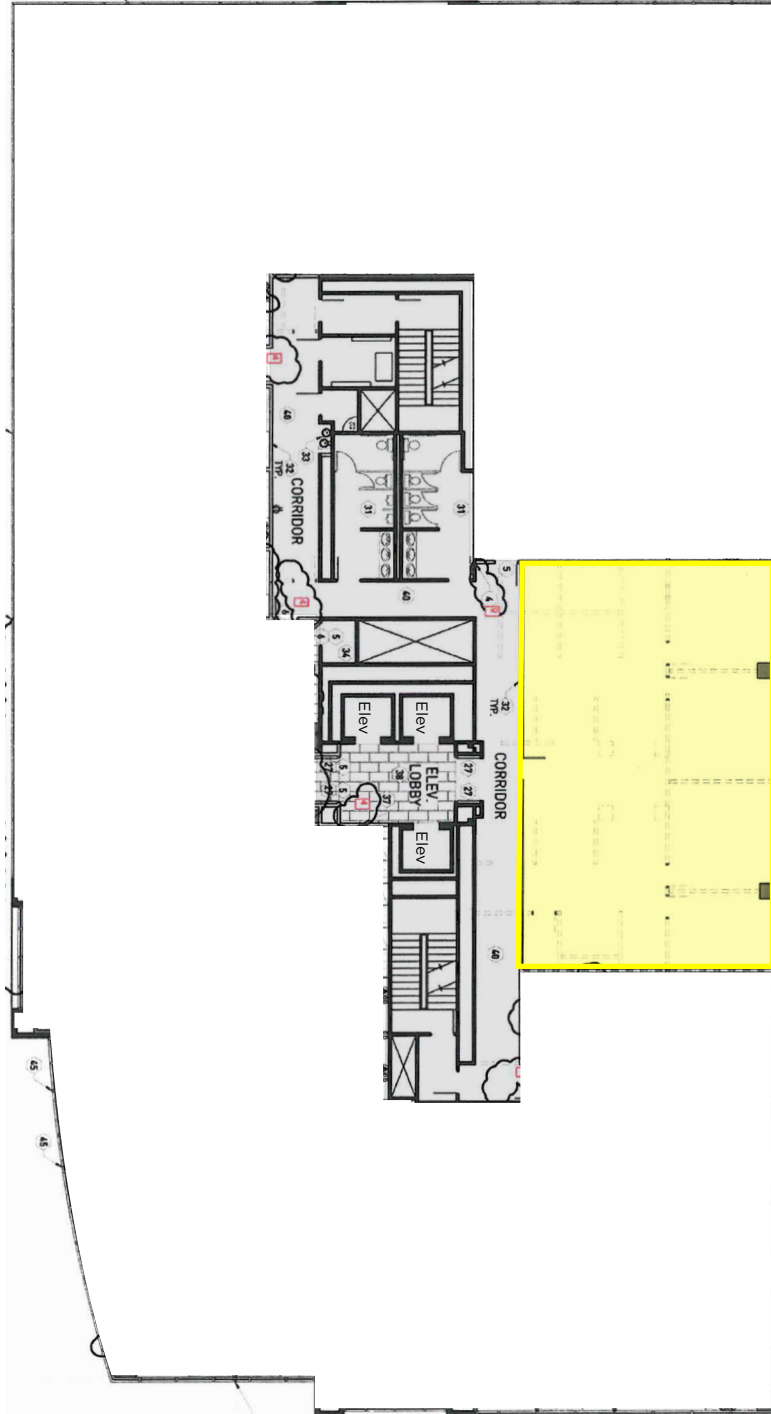
FOR LEASE

City Centre Place

400 South 4th Street / Las Vegas, Nevada 89101

6TH FLOOR

Suite 601
2,247 RSF



Bob Hawkins

Senior Director - Office
+1 702 688 6959
bhawkins@comre.com

3773 Howard Hughes Parkway, Suite 100S
Las Vegas, Nevada 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 2016. 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. (path:)