VALLEY VIEW BUSINESS CENTER

6280 SOUTH VALLEY VIEW BLVD • LAS VEGAS, NV 89118

- 4 Industrial Properties (16 Buildings)
- 481,135 SF
- 3.5:1000 parking
- 18′ clear height
- 12x12 at grade overhead doors
- Fully fired sprinklered
- Covered Parking
- Located in the desirable southwest sub-market with close proximity to the world famous Las Vegas Strip, Allegiant Stadium, I-15, I-215 and Harry Reid International Airport

Property Summary

AVAILABLE SF	974-11,655 SF
BUILDING SIZE	503,141 SF
MARKET	Las Vegas

For more information, please contact:

GABE TELLES
LEASING AGENT
COLLIERS
P. 702-836-3758
E. GABE.TELLES@COLLIERS.COM

COLBY MIKULICH
LEASING MANAGER
P. 510.370.2864
E. CMIKULICH@BKMMGMT.COM

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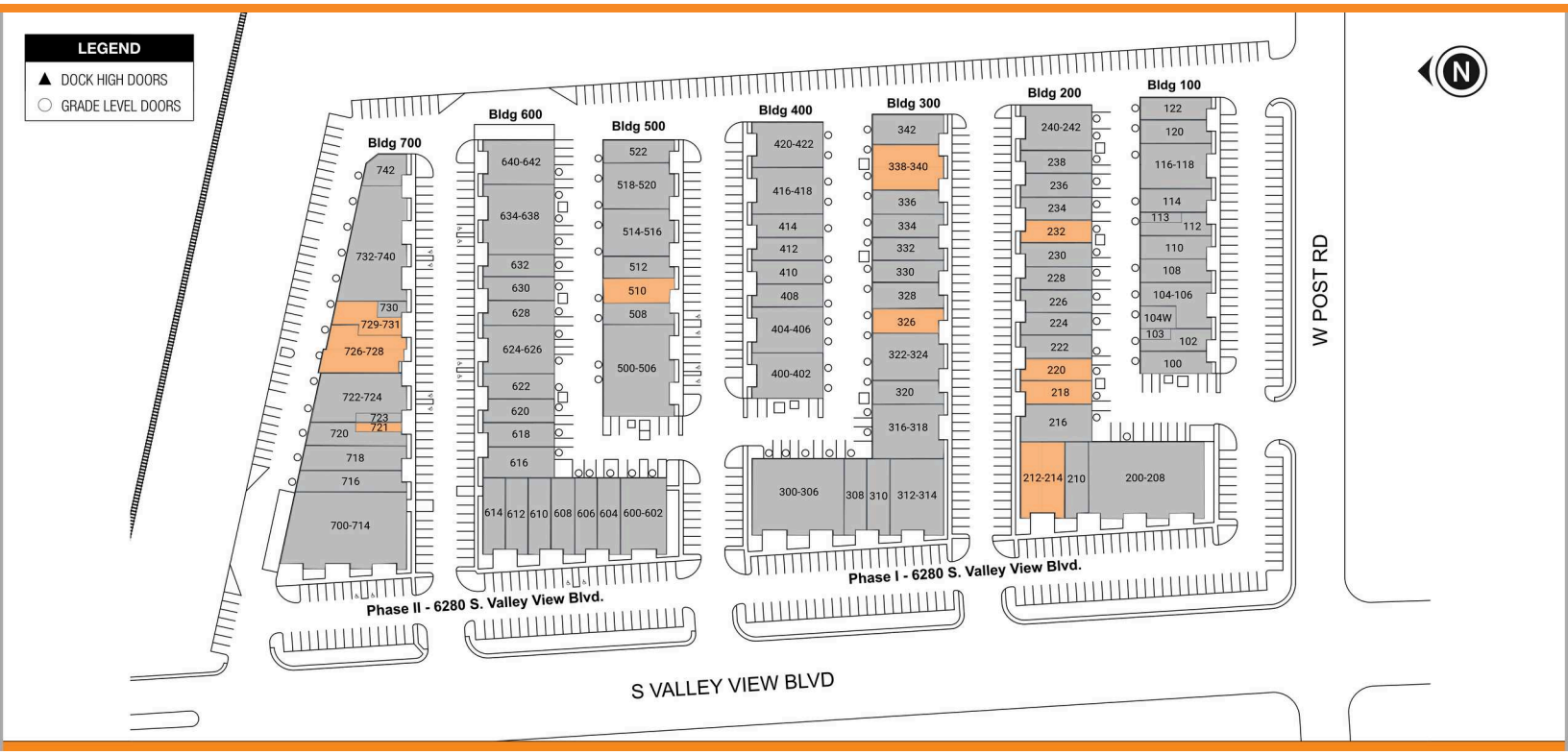

AVAILABLE OCCUPIED

Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
3_200	212-214	3,843	0	0	N/A	N/A	N/A	
3_200	216-218	4,060	0	0	N/A	N/A	N/A	
1_200	218	1,800	0	0	N/A	1	0	
1_200	220	1,812	921	51	N/A	1	0	
1_200	232	1,800	871	48	N/A	1	0	
1_300	326	1,945	1,483	76	N/A	1	0	
1_300	338-340	3,600	294	8	N/A	2	0	
2_500	510	1,696	400	24	N/A	1	0	
2_700	721	974	974	100	N/A	0	0	
2_700	726-728	4,792	1,573	33	N/A	3	0	
2_700	729-731	1,870	1,870	100	N/A	0	0	

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AVAILABLE OCCUPIED

Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
3_100	108	1,384	849	61	N/A	1	0	
3_100	118	1,466	571	39	N/A	1	0	
3_200	208-218	11,655	9,668	83	N/A	2	0	
3_200	212-214	3,843	0	0	N/A	N/A	N/A	
3_200	216-218	4,060	0	0	N/A	N/A	N/A	
3_200	226	1,800	686	38	N/A	1	0	
3_300	302-304	3,056	2,774	91	N/A	2	0	
3_300	326	1,700	550	32	N/A	0	0	
3_400	414	1,508	0	0	N/A	1	0	

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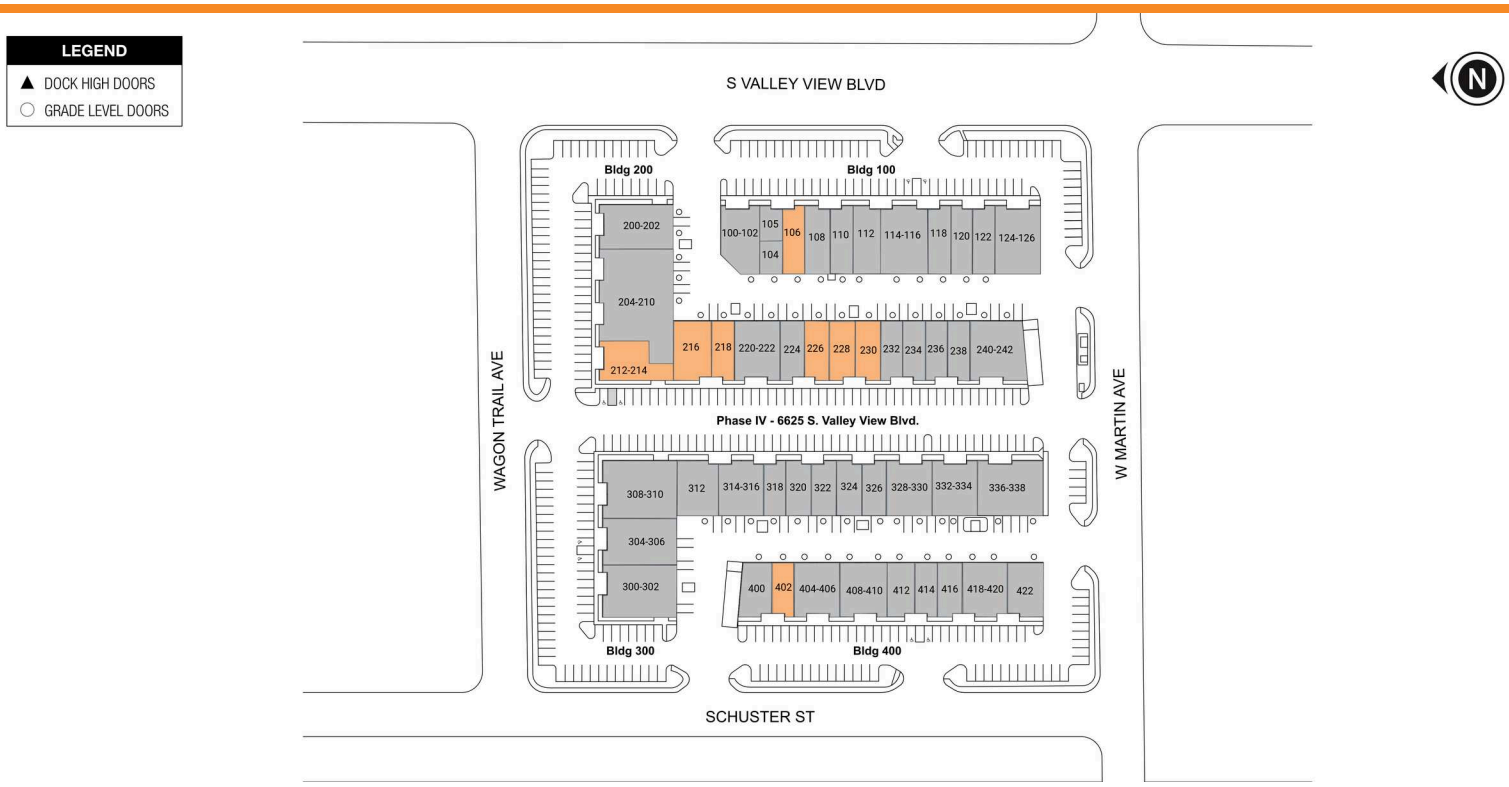

AVAILABLE OCCUPIED

Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
4_100	106	1,800	796	44	N/A	0	0	
3_200	212-214	3,843	0	0	N/A	N/A	N/A	
4_200	216	2,620	1,609	61	N/A	1	0	
3_200	216-218	4,060	0	0	N/A	N/A	N/A	
4_200	218	1,577	322	20	N/A	1	0	
4_200	226	1,685	1,467	87	N/A	2	0	
4_200	228	1,730	484	28	N/A	0	0	
4_200	230	1,632	537	33	N/A	1	0	
4_400	402	1,440	0	0	N/A	0	0	

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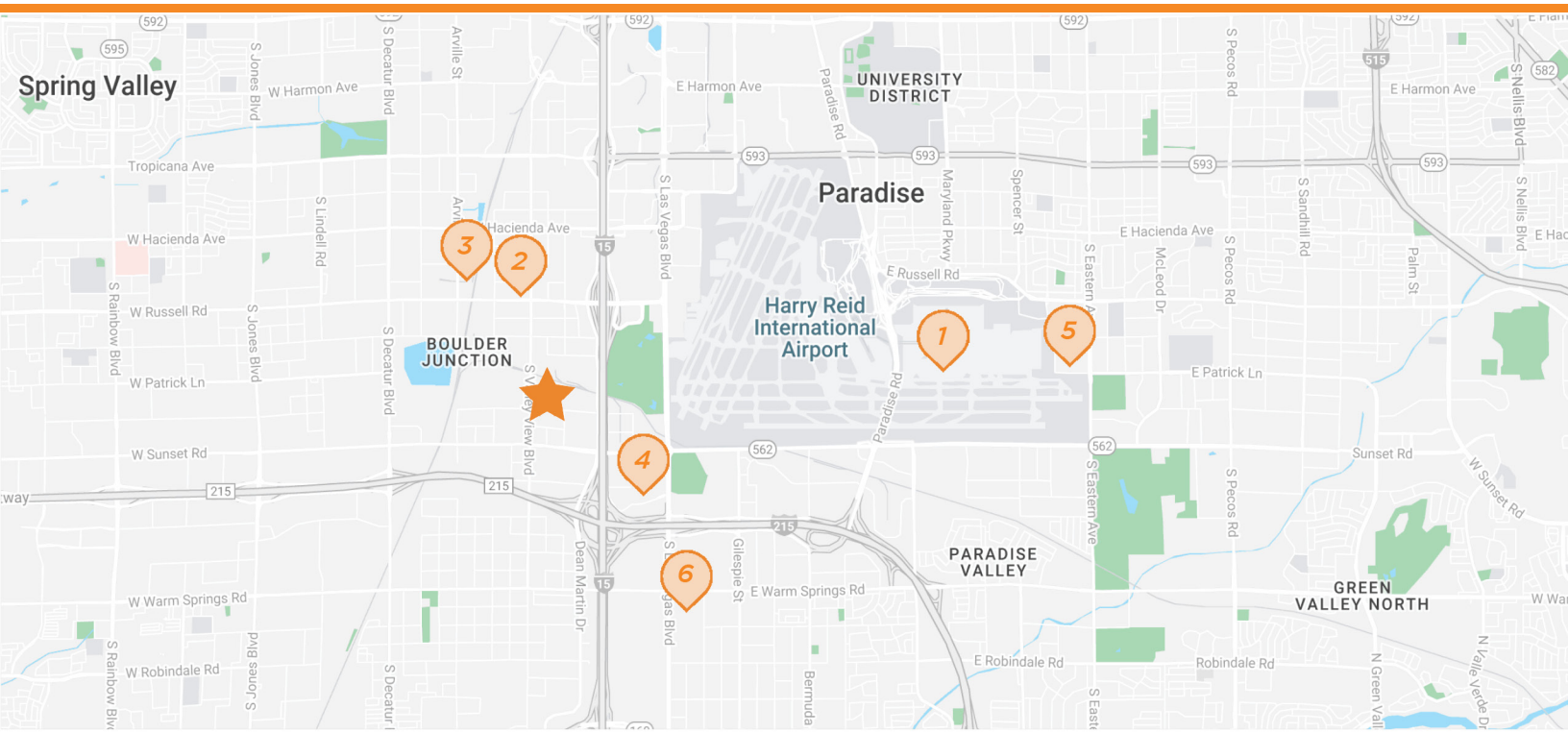

VALLEY VIEW BUSINESS CENTER PHASE I-IV
6280, 6380 & 6625 S VALLEY VIEW BLVD| LAS VEGAS, NV 89118

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1. **HARRY REID INTERNATIONAL AIRPORT**
   5757 Wayne Newton Blvd
   Las Vegas, NV 89119

2. **JESSIE RAE'S BBQ**
   5611 S Valley View Blvd
   Las Vegas, NV 89118

3. **MCFADDEN-DALE INDUSTRIAL HARDWARE**
   5880 S Decatur Blvd #114
   Las Vegas, NV 89118

4. **WHOLE FOODS MARKET**
   6689 S Las Vegas Blvd
   Las Vegas, NV 89119

5. **WALMART SUPERCENTER**
   6005 S Eastern Ave
   Las Vegas, NV 89119

6. **LAS VEGAS SOUTH PREMIUM OUTLETS**
   7400 Las Vegas Blvd S
   Las Vegas, NV 89123