

PATRICK AIRPORT CENTER

6012-6038 S. TOPAZ ST, 6035-6045 HARRISON DR, 2700-2710 E. PATRICK LANE • LAS VEGAS, NV 89120



- Move-in ready
- Dock-Hi Truck Loading
- 120/208v, 3-Phase power
- Metal halide and fluorescent warehouse lights
- Grade Level Loading to some units
- MD Light Industrial Zoning
- Evaporative cooled warehouse
- Fire sprinklers at .20 per 1,500 SF
- Concrete tilt-up construction

Property Summary

AVAILABLE SF	1,938-3,876 SF
BUILDING SIZE	142,451 SF
MARKET	Las Vegas

For more information, please contact:

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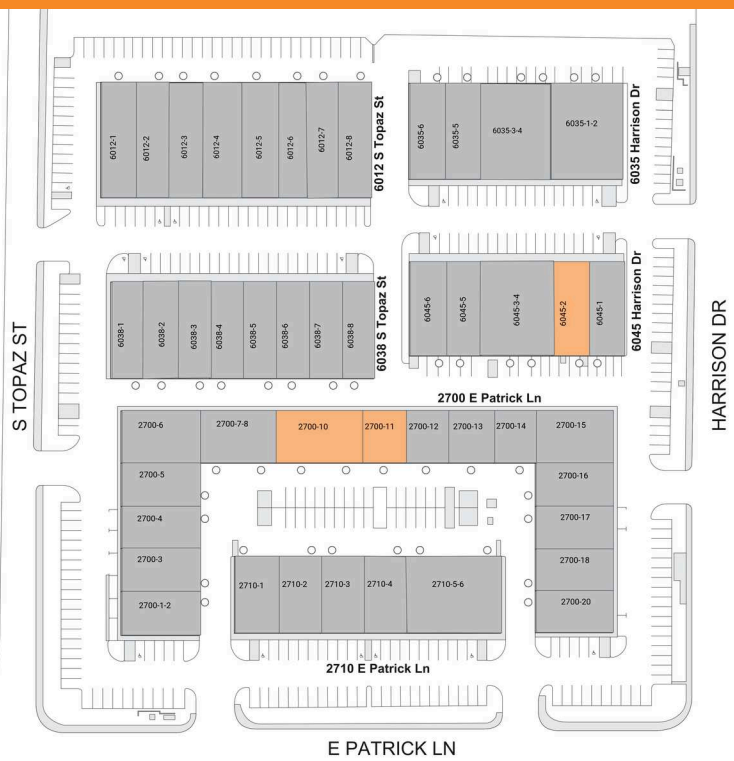
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LEGEND

- ▲ DOCK HIGH DOORS
- GRADE LEVEL DOORS



■ AVAILABLE ■ OCCUPIED

Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
2700	2700-10	3,876	1,056	27	IND	20	2	0
2700	2700-11	1,938	751	39	IND	20	1	0
6045	6045-2	2,866	665	23	IND	20	1	0

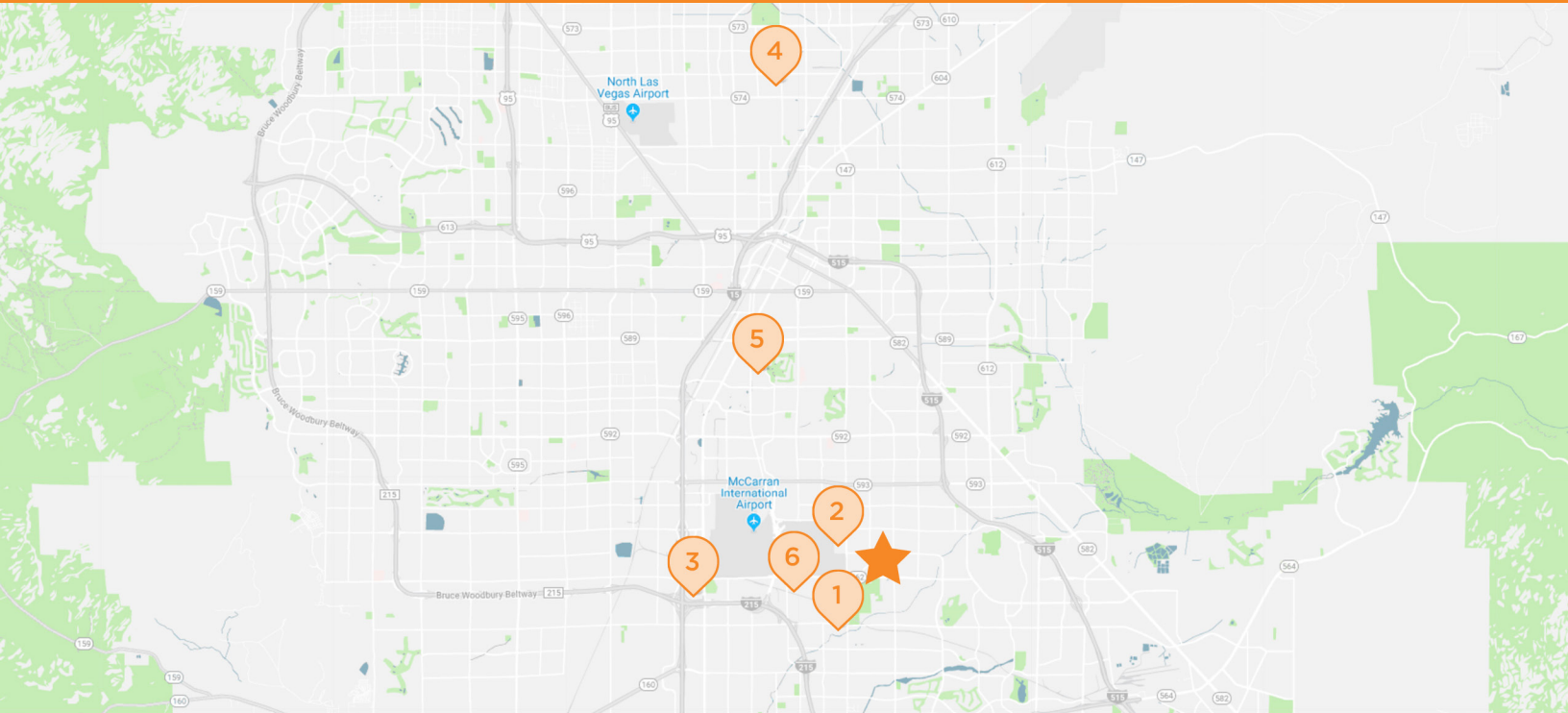
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 **BANK OF AMERICA**
2200 E. Warm Springs Rd.
Las Vegas, NV

 **LOWES HOME IMPROVEMENT**
5825 S. Eastern Ave.
Las Vegas, NV

 **TOWN SQUARE**
6605 S. Las Vegas Blvd.
Las Vegas, NV

 **REPUBLIC SERVICES**
333 W. Gowan Rd.
Las Vegas, NV

 **FEDEX SHIPPING**
3000 Paradise Rd.
Las Vegas, NV

 **US POST OFFICE**
1001 E. Sunset Rd.
Las Vegas, NV