

DECATUR BUSINESS CENTER
5475 S DECATUR BLVD • LAS VEGAS, NV 89118



- 88,205 SF Industrial Building (2-story)
- Upscale Common Lobby (with elevator)
- 32' clear height warehouse 12'x14' grade level doors
- High tech surveillance system with license plate recognition
- Access control
- 3.2:1000 Parking
- Strategically located minutes from Las Vegas Strip, I-15, I-215, and Harry Reid International Airport

Property Summary

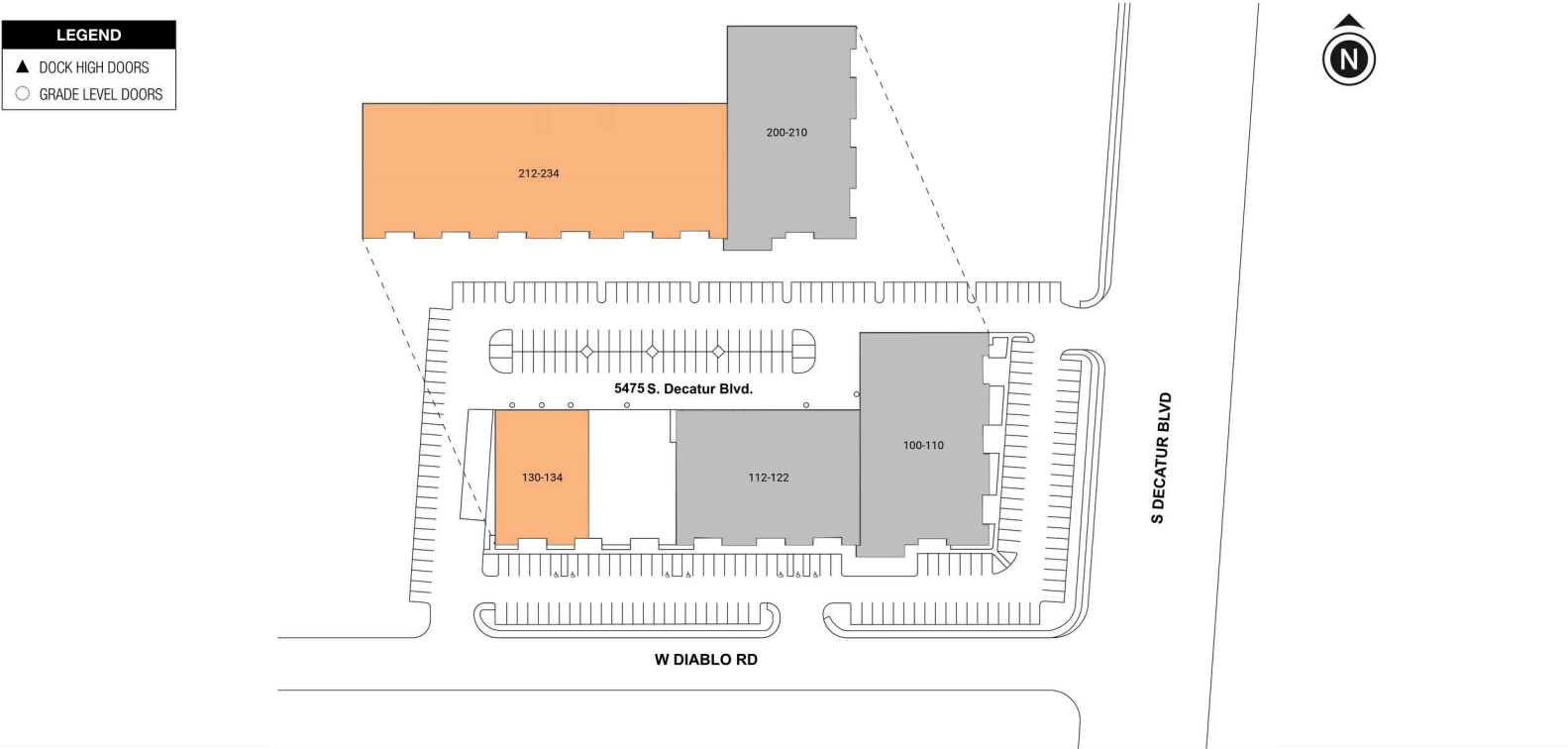
AVAILABLE SF	9,070-17,931 SF
BUILDING SIZE	88,205 SF
RENOVATED	2023
MARKET	Las Vegas

For more information, please contact:

ADAM MURRAY
LEASING MANAGER
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AVAILABLE

OCCUPIED

Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
N/A	130-134	9,070	2,790	31	IND	0	0	
N/A	212-234	17,931	17,931	100	OFF	0	0	

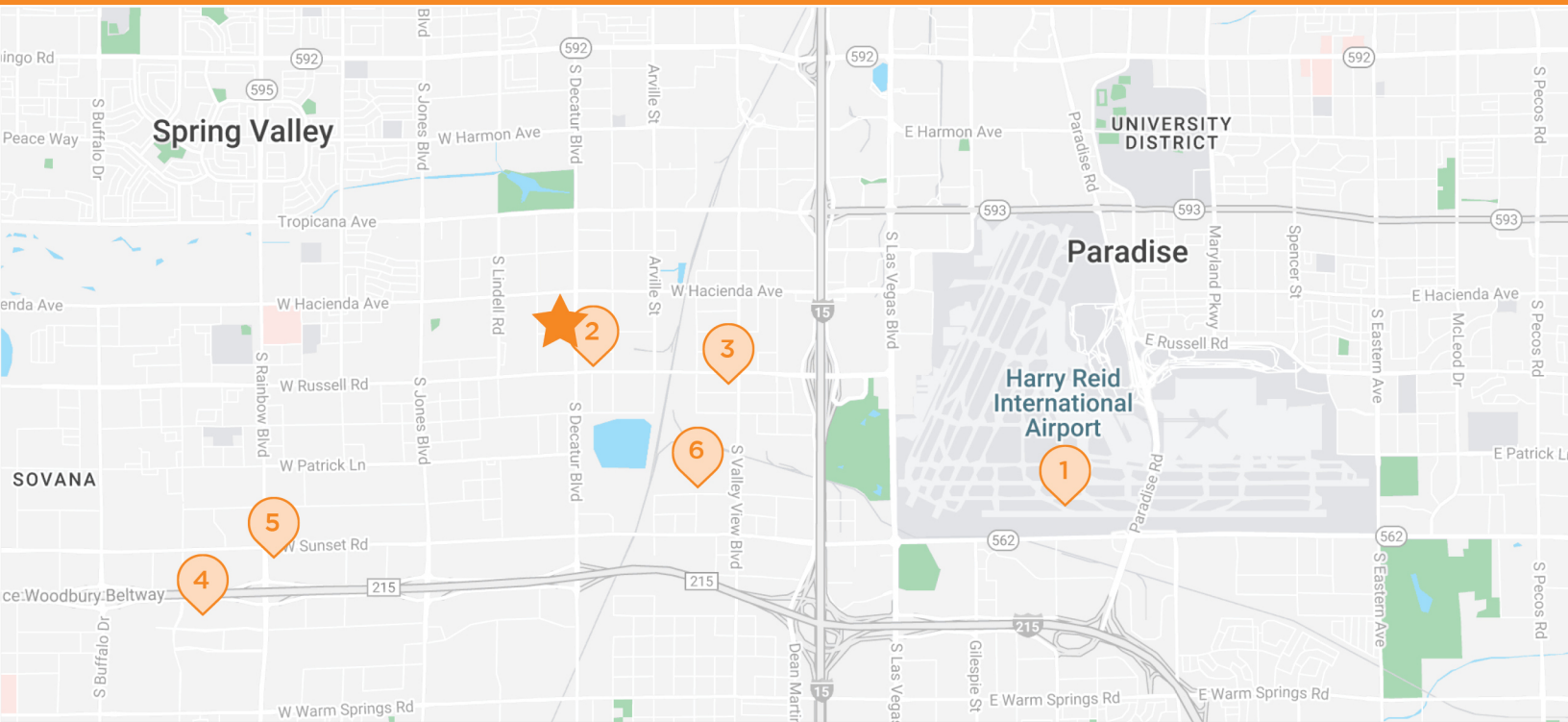
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HARRY REID INTERNATIONAL AIRPORT

5757 Wayne Newton Blvd
Las Vegas, NV 89119



MCFADDEN-DALE INDUSTRIAL HARDWARE

5880 S Decatur Blvd #114
Las Vegas, NV 89118



JESSIE RAE'S BBQ

5611 S Valley View Blvd
Las Vegas, NV 89118



WALMART SUPERCENTER

7200 Arroyo Crossing Pkwy
Las Vegas, NV 89113



IN-N-OUT BURGER

6530 S Rainbow Blvd
Las Vegas, NV 89118



THE REFUGE CLIMBING AND FITNESS

6283 S Valley View Blvd, Ste C
Las Vegas, NV 89118