

FOR SUBLEASE - ±81,103 TOTAL SF

GOLDEN TRIANGLE INDUSTRIAL PARK - BUILDING B

4850 STATZ STREET, SUITE 103, NORTH LAS VEGAS, NV 89081



SUBLEASE EXPIRES 10/31/2021



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The Golden Triangle Industrial Park is a master planned industrial park consisting of ±4.5 million square feet with eleven buildings.

Suite 103 Features

- ±81,103 Total SF
- ±5,050 Office SF
- ±76,053 Warehouse SF
- Nineteen (19) Dock High doors
- One (1) grade level door
- Available October 2018
- ±30' clear height
- 4,500 Amps, 277/480 Volt, 3-phase power
- 2% skylights
- ESFR Fire Suppression System
- Evaporative cooling

Lease Rate:

\$0.35 PSF NNN

CAMs:

\$0.15

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CHRIS LANE, CCIM

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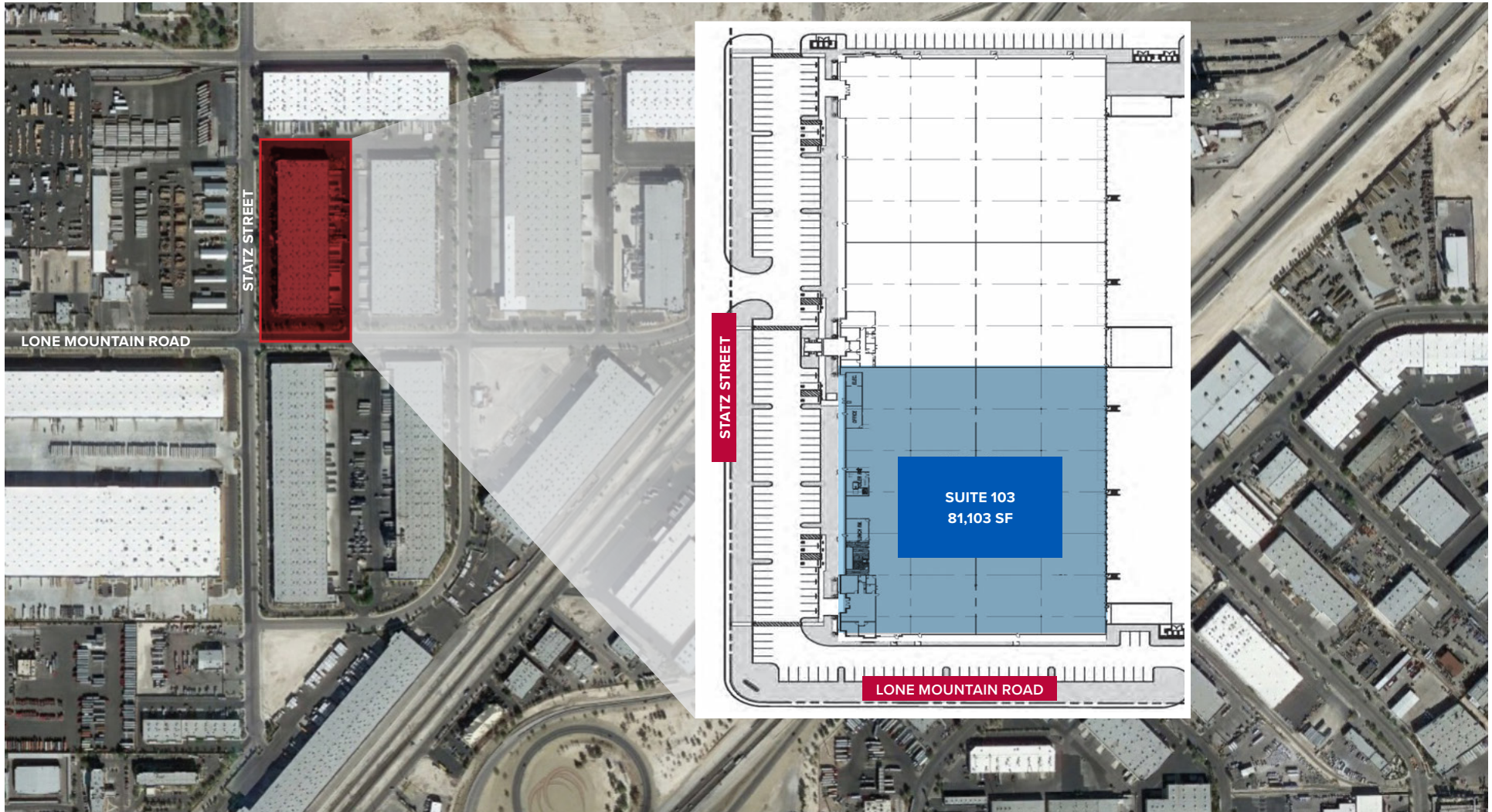
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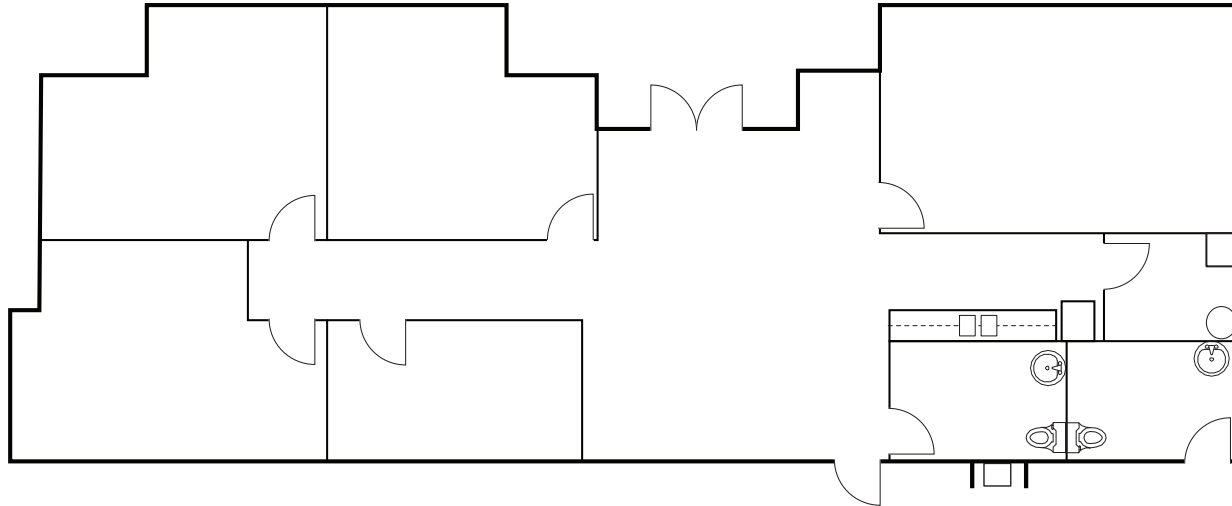
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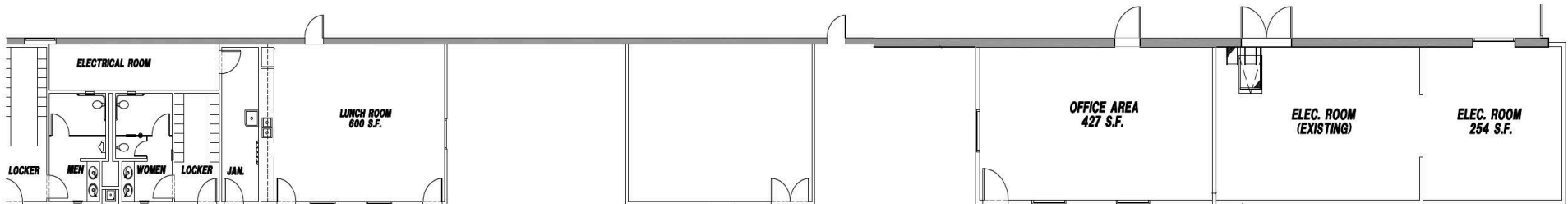
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SUITE 103 – MAIN OFFICE LAYOUT



SUITE 103 – ADDITIONAL OFFICE LAYOUT IN WAREHOUSE



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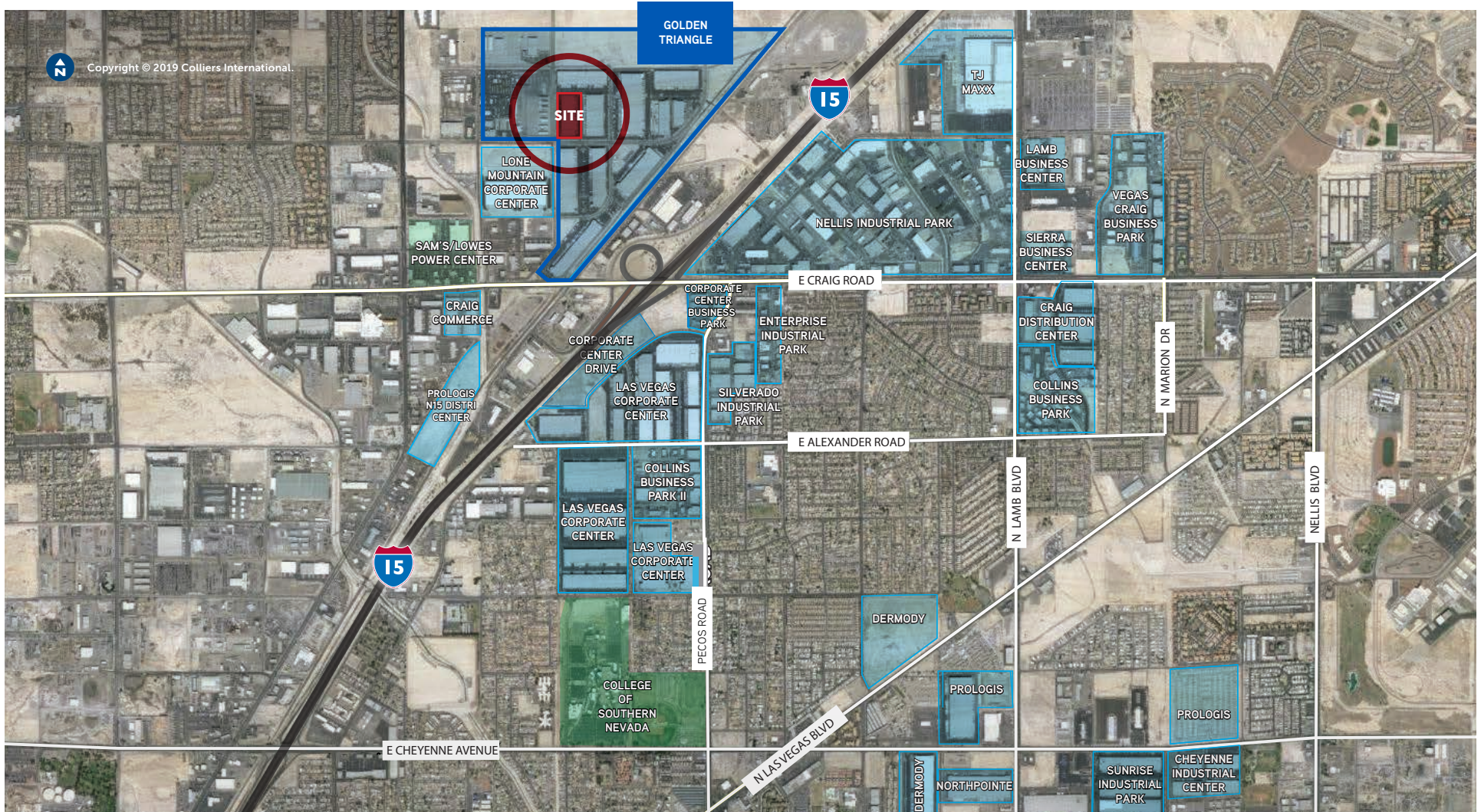
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