

FOR LEASE

±46,080 SF Available



3101 Marion Drive, Suite 107, Las Vegas, NV 89115

Sunrise Industrial Park #2

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OWNED BY:

mdh

LEASED BY:



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Property Highlights

Cross Streets	E. Cheyenne Avenue & Marion Drive
County	Clark
Zoning	Industrial Light (IL)
APN	140-17-102-004
Year Built	1997
Clear Height	±30'
Total Building SF	±271,616 SF
Cooling	Evaporative Coolers
Power	277/480 Volt, 3-Phase Power
Sprinklers	ESFR
Column Spacing	±48' x ±48' Typical Column Spacing
Parking	1:1,000



Available For Lease

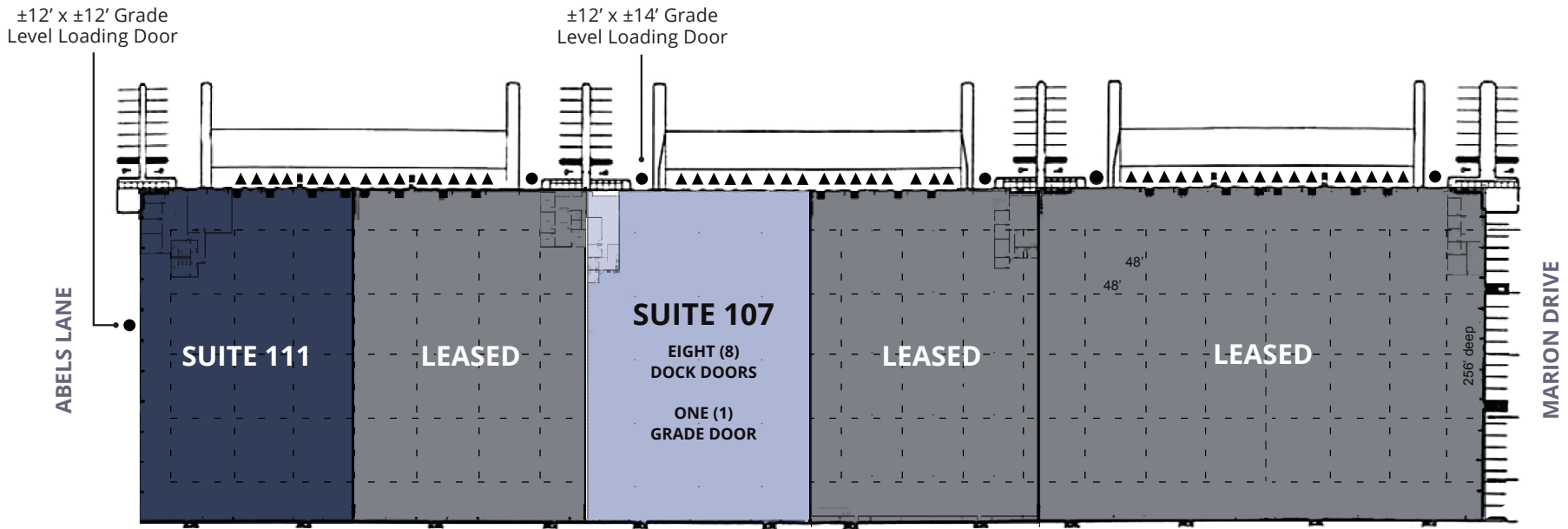
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▲ = Dock Loading Door ● = Grade Loading Door *For illustration purposes only. Not to scale.* ▲

Site Plan



■ = Available ■ = Also Available

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Property Details

Suite 107

Total SF
±46,080 SF

Office SF
±1,541 SF

Warehouse SF
±44,539 SF

Dock Loading
Eight (8) ±8' x ±10'
- Four (4) Pit Levelers
- Four (4) Edge of Dock Levelers

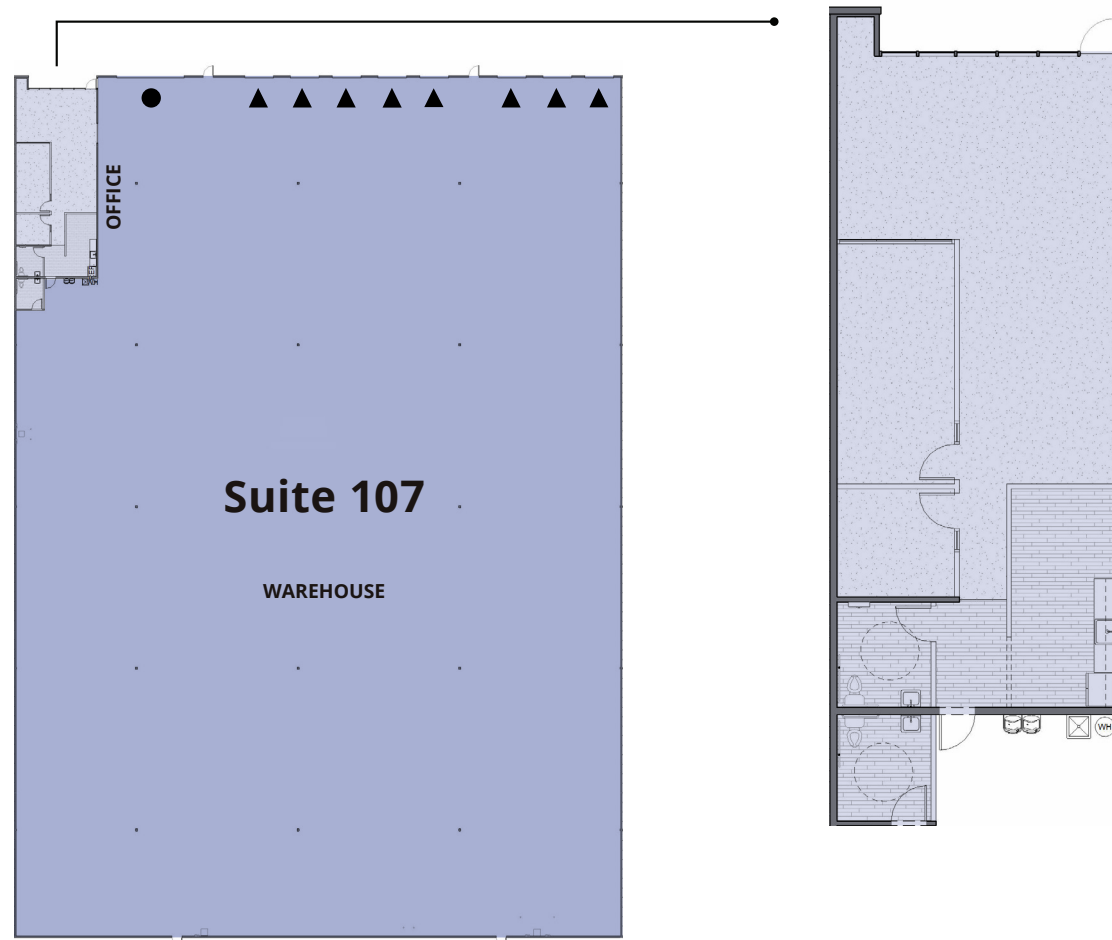
Grade Loading
One (1) ±20' x ±20'

Power
±400 Amps, 277/480V,
3-Phase Power

Availability
Available Now

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Interior Photos



\$5.5B Annual revenue

70 Countries we operate in

2B Square feet managed

46,000 Lease/Sale transactions

\$108B Assets under management

24,000 Professionals

Exclusive Listing Agents:

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ABOUT COLLIERS

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