

±22,750 SF Freestanding Building

FOR LEASE



4584 Calimesa Street, Las Vegas, NV 89115

Craig Corporate Park

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Accelerating success.

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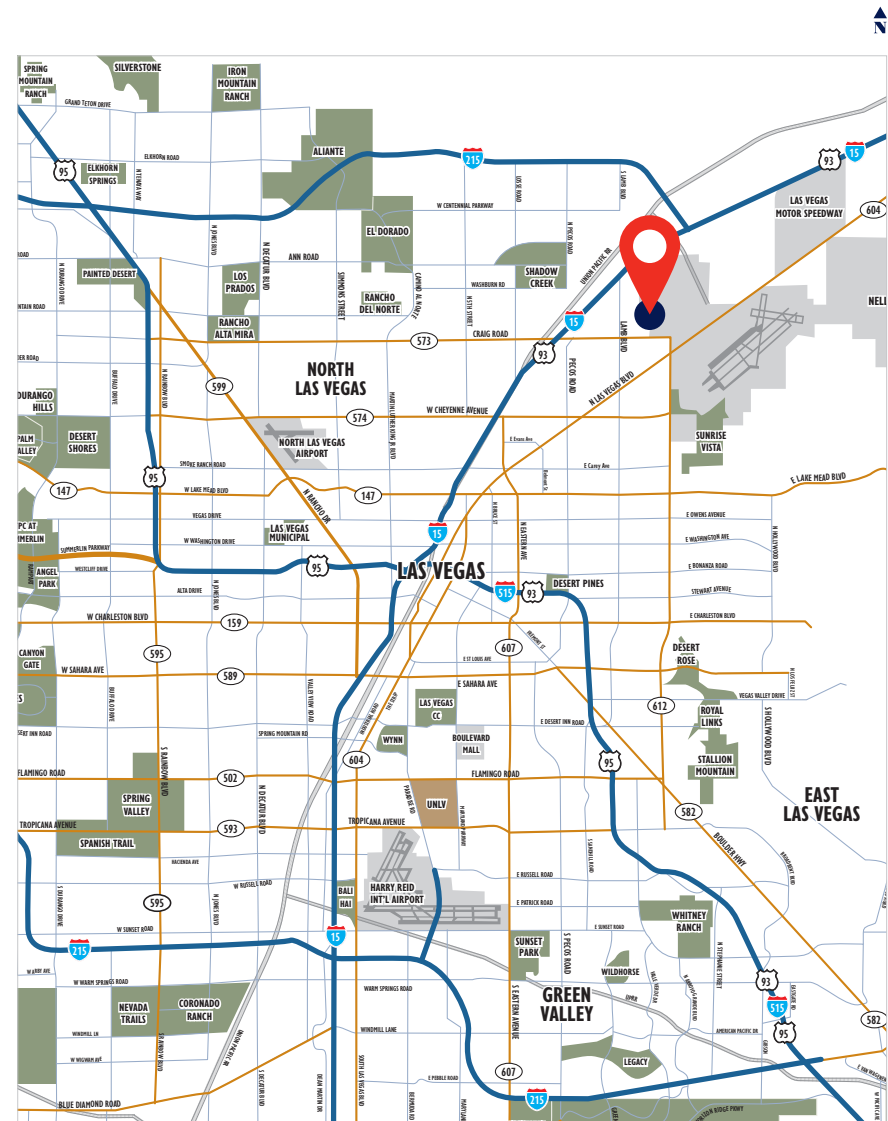


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Craig Corporate Park is located in the North Las Vegas submarket. This freestanding building has excellent access to the I-15 Freeway and is less than 20 minutes away from the Las Vegas Strip.

HIGHLIGHTS

Situated On	±1.29 Acres
County	Clark
Zoning	Industrial Park (IP)
Year Built	2008
Clear Height	±28'
Power	±600 Amps, 277/480V, 3-Phase Power
Parking	±43 Total Spaces
APN	140-05-210-026



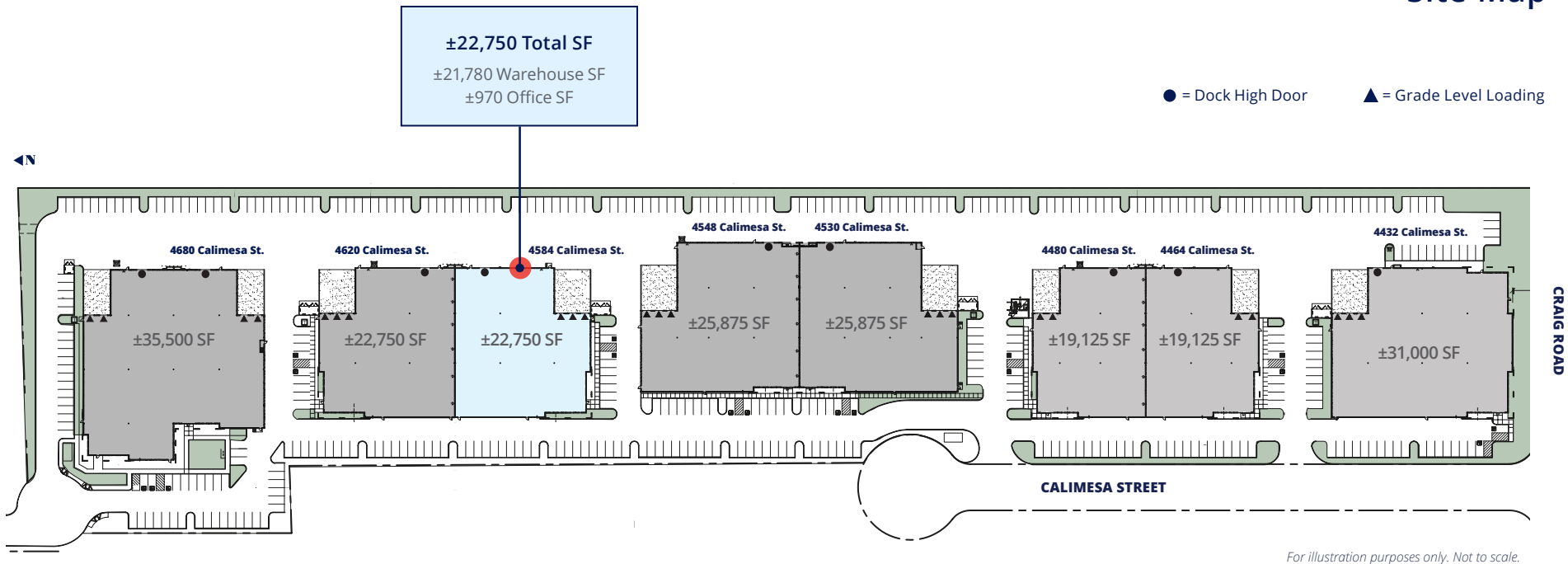
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Site Map



Building	Total SF	Office SF	Warehouse SF	Dock Loading	Grade Loading
4584	±22,750 SF	±970 SF	±21,780 SF	Three (3)	One (1)

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For illustration purposes only. Not to scale. ◀▶

Property Details

Total SF

±22,750 SF

Office SF

±970 SF

Warehouse SF

±21,780 SF

Power

±600 Amps,
277/480V, 3-Phase

Dock Doors

Three (3) 9' x 10'

Grade Door

One (1) 12' x 14'

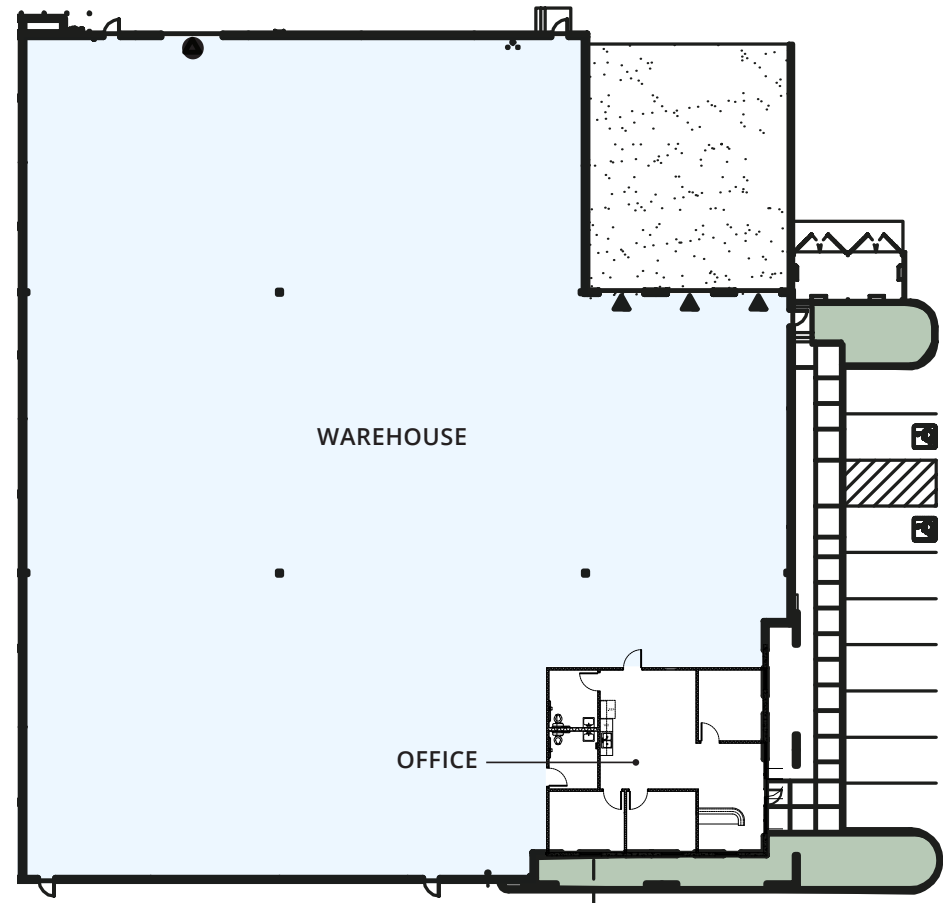
Clear Height

±28' Minimum

Heat

Natural
Gas Heaters

- Concrete Tilt Up Construction
- Acralite Double Dome Skylights
- R-19 Batt Insulation
- Zoned Industrial Park (IP)
- APN: 140-05-210-026
- ESRF Fire Suppression System
- ±43 Parking Spaces



● = Grade Level Loading ▲ = Dock High Door w/ Edge of Dock Levelers

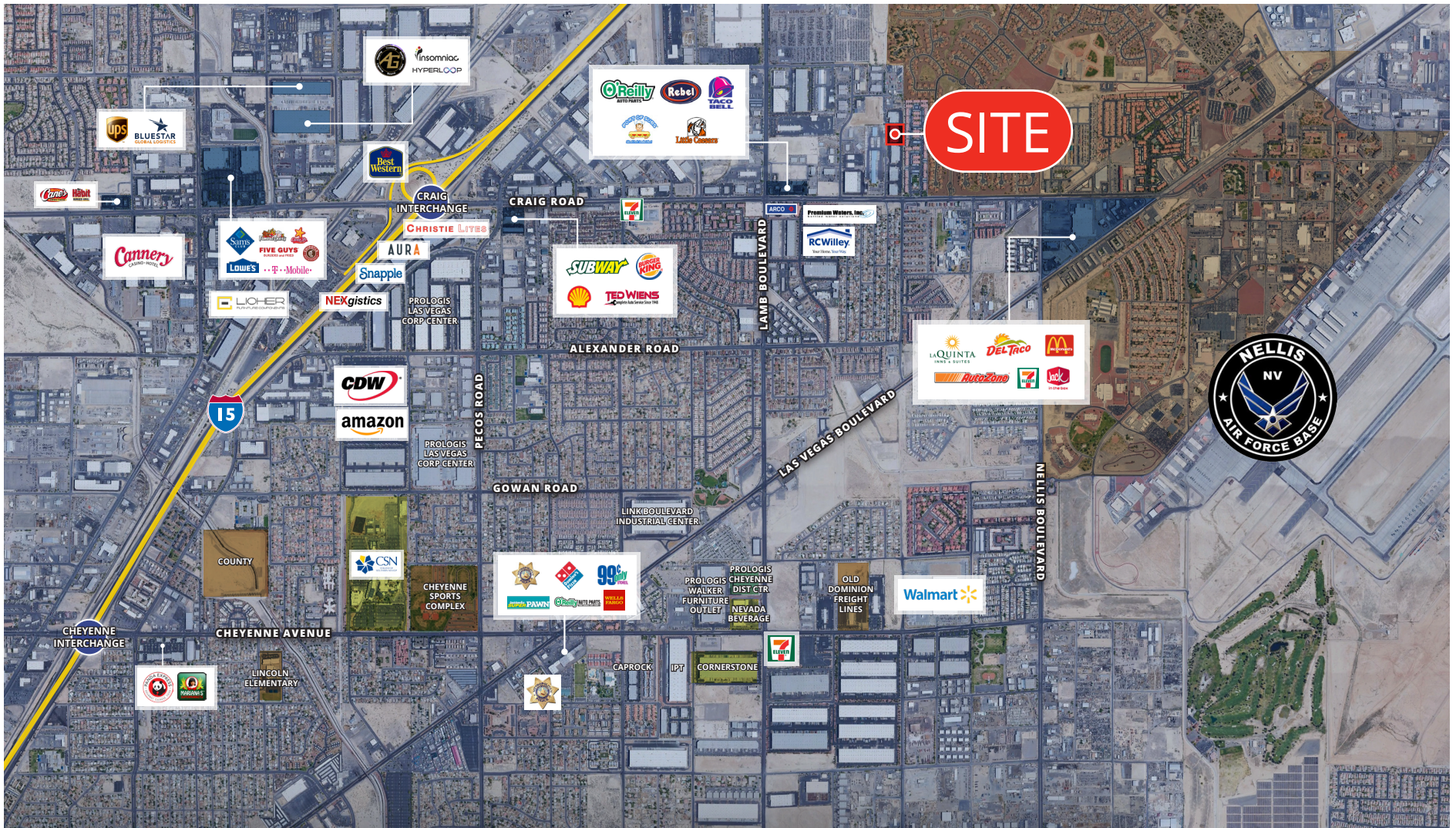
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Aerial Map



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\$5.0B+ Annual revenue

70 Countries we operate in

2B Square feet managed

46,000 Lease/Sale transactions

\$100B+ Assets under management

24,000 Professionals

Exclusive Listing Agents:

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About Colliers

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