

SUBLEASE | ± 7,680 SF

180 Cassia Way, Ste. 511-512, Henderson, NV 89014



For information, please contact:

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Senior Managing Director

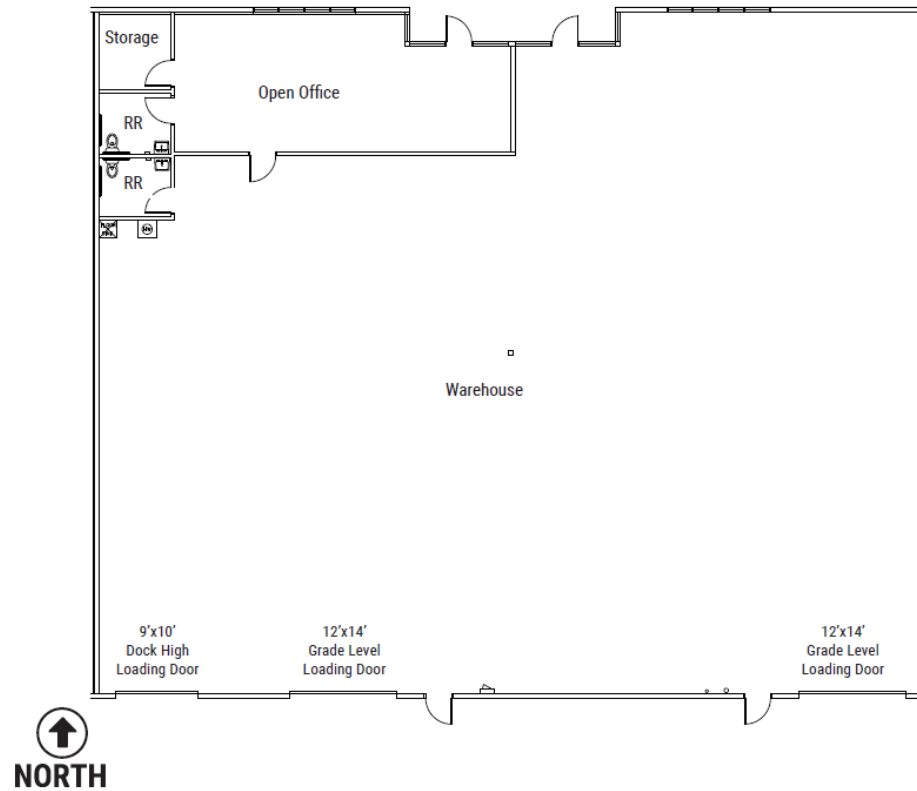
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Floor Plan



Property Features

Building Size	±7,680 SF
Office	±750 SF
Warehouse	±6,930 SF
Doors	Two (2) Grade Level Door (12' x 4') One (1) Dock Level Door (9' x 10')
Clear Height	20'-22'
Power	225 Amps, 120/208 Volt, 3-Phase Panel
Lighting	Skylights in Warehouse
Sprinklers	Fire Sprinklers

Flexible Terms:

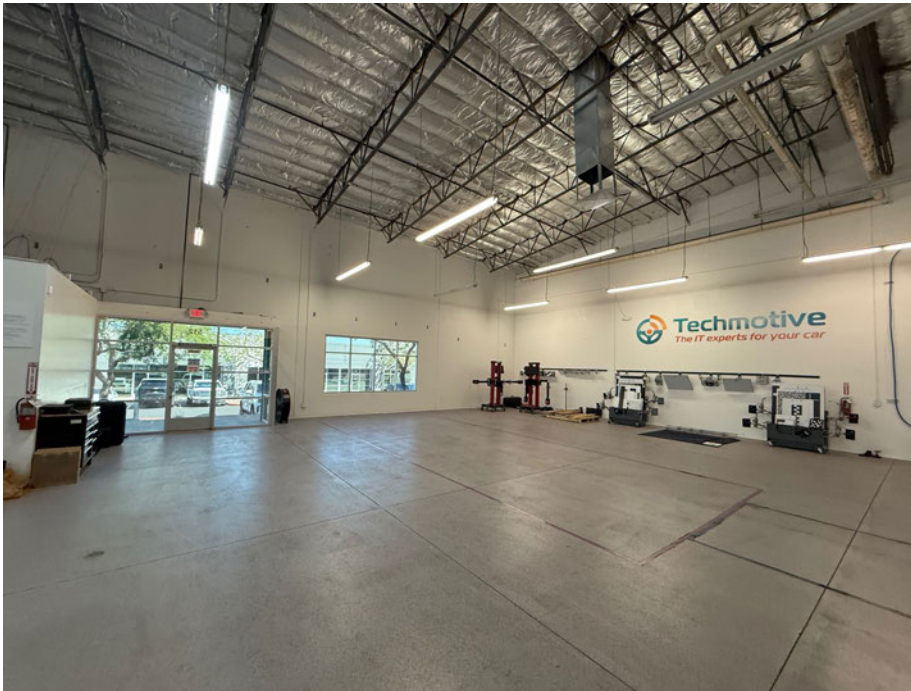
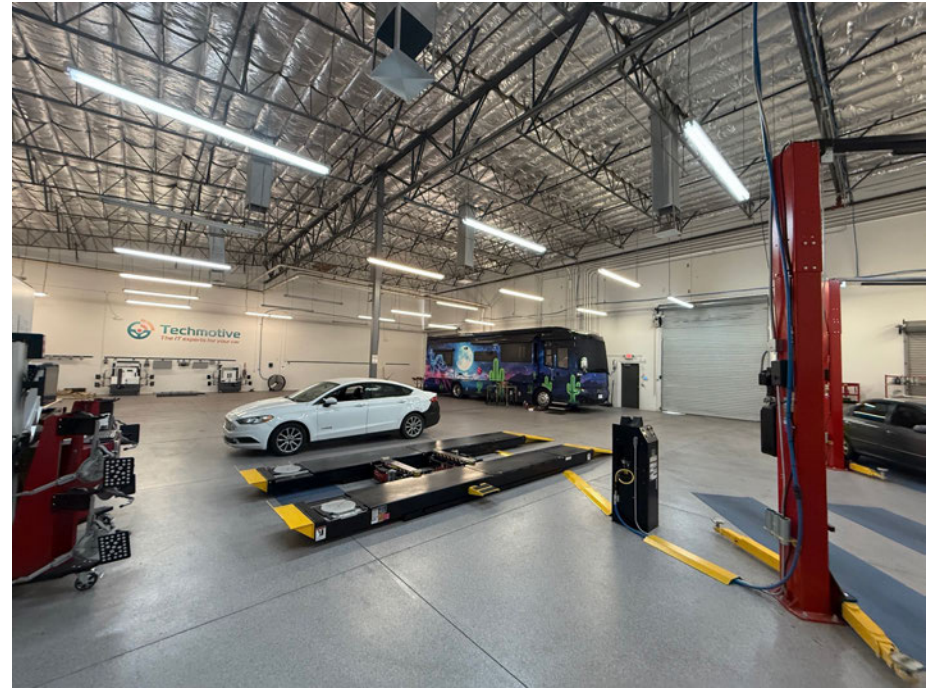
Sublessor will consider short-term & long-term lease durations.
Master Lease Expires October 31, 2028.

Base Rent: \$1.32/SF (NNN)
CAM: \$0.37/SF

Property Photos



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