



THE PINES OFFICE PARK

7211-7391 W CHARLESTON BLVD
Las Vegas, Nevada 89117

FOR LEASE

Lease Rate: \$1.60 - \$1.70/SF MG

PROPERTY DESCRIPTION

Virtus Commercial is pleased to announce Leasing for The Pines Office Park. Excellently located on Charleston Boulevard and Tenaya Way close to shops, parks, freeways and everything Las Vegas has to offer. Heavy traffic counts and plenty of parking available. Gorgeous, mature landscaping in a serene working environment with a mix of local and National Tenants. Small office spaces available with private bathrooms and floorplans to captivate the most discerning Tenants. **Please call for availability.**

FOR MORE INFORMATION CONTACT:

GERI JAMESON | NV Lic # S.0190514

o: 702.787.0123 | c: 702.907.0767 | leasing@virtusco.com

2490 Paseo Verde Pkwy, Ste 115, Henderson, NV 89074 | 702.787.0123 ph | 702.463.0123 fax

This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable.

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CHARLESTON BOULEVARD

TENAYA WAY

Not to scale

THE PINES
OFFICE PARK



AVAILABLE SUITES

<u>Bldg No.</u>	<u>Suite No.</u>	<u>Size</u>
7241	100	5,062 SF
7271	100	5,590 SF
7341	160	849 SF
7381	130	1,288 SF

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Lease Rate: \$1.60 - \$1.70/SF MG

INTERIOR PHOTOS - 7241-100 (5,062 SF) - \$1.60/SF



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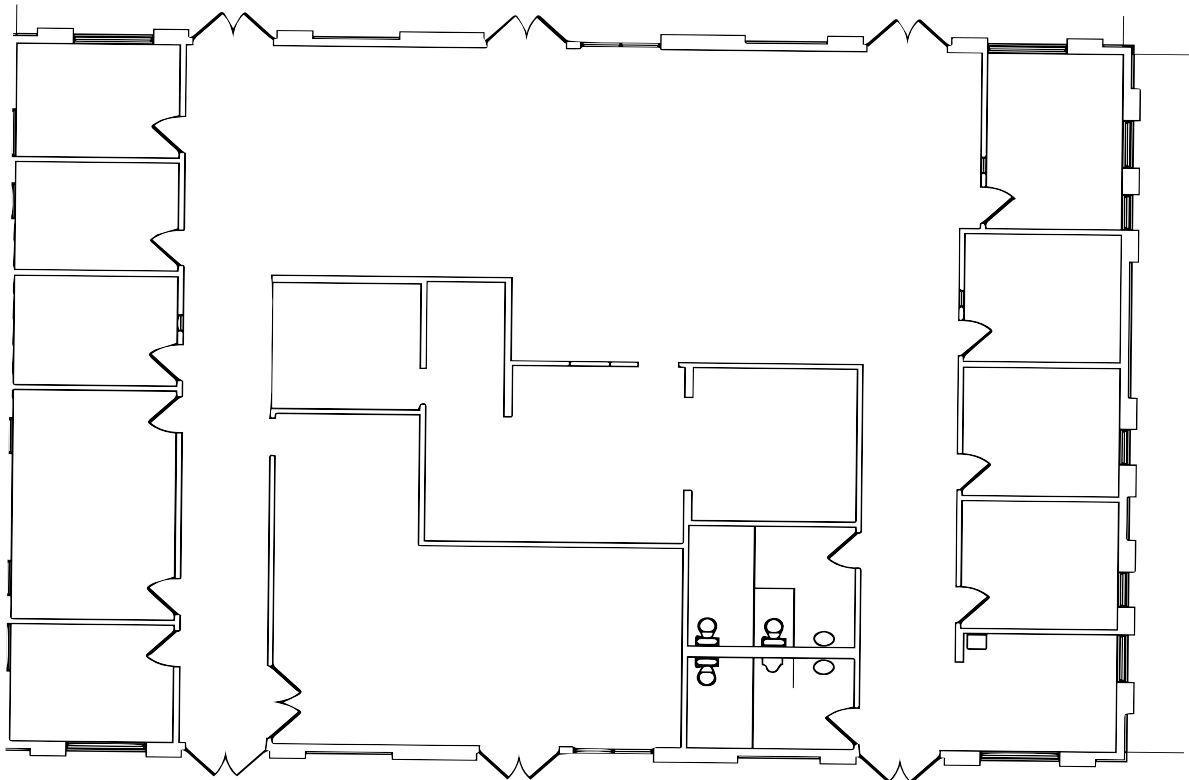
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Lease Rate: \$1.60 - \$1.70/SF MG

FLOOR PLAN - 7241-100 (5,062 SF) - \$1.60/SF



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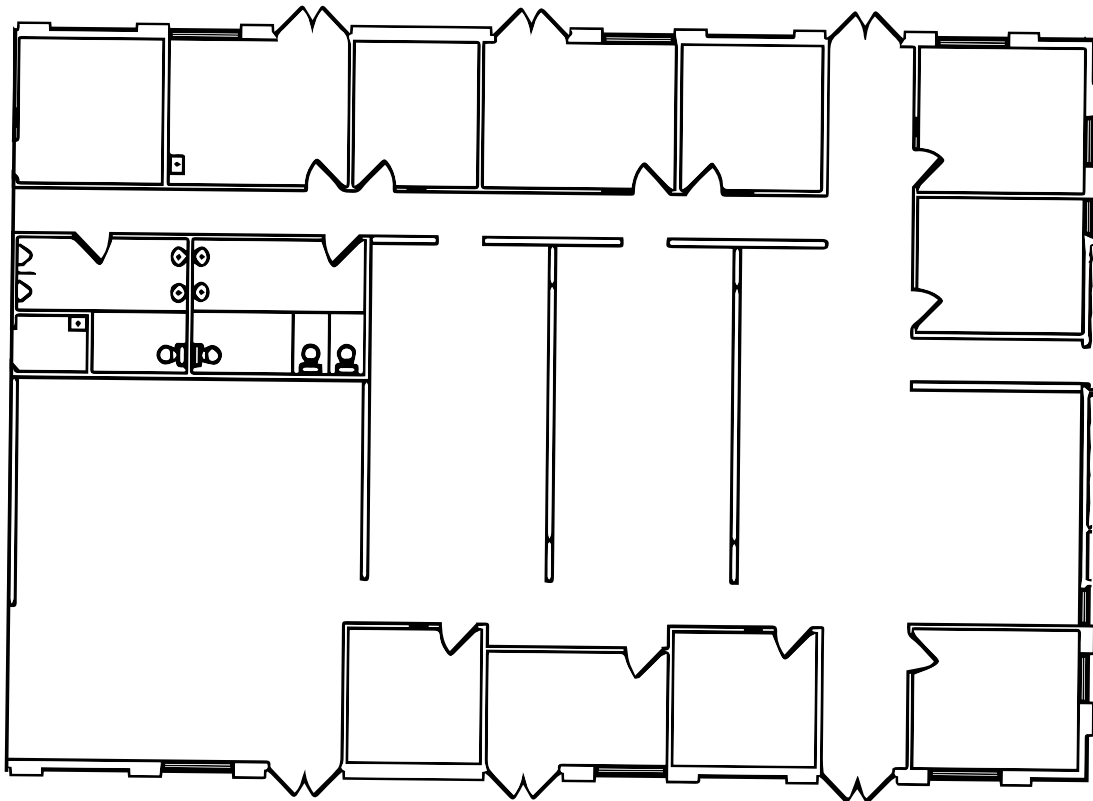
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FOR LEASE

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Lease Rate: \$1.60 - \$1.70/SF MG

INTERIOR PHOTOS - 7341-160 (849 SF) - \$1.70/SF



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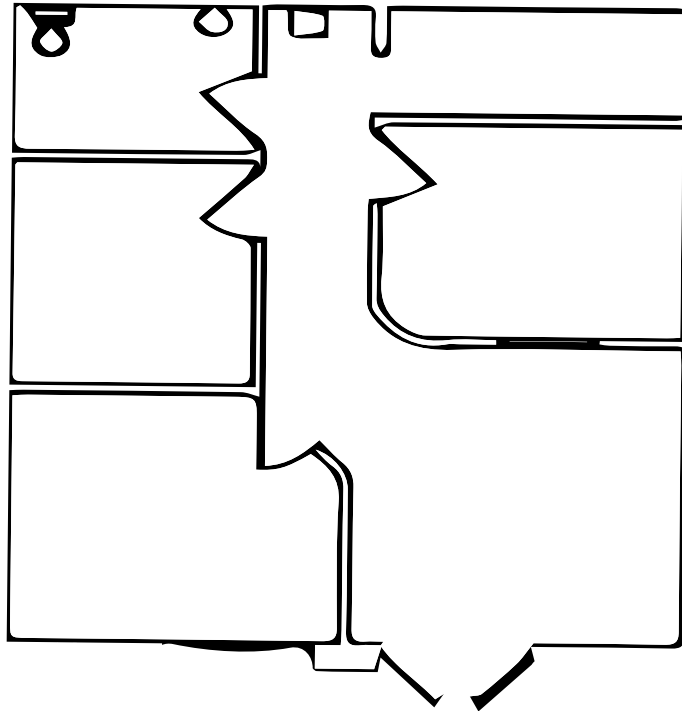
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Lease Rate: \$1.60 - \$1.70/SF MG

INTERIOR PHOTOS - 7381-130 (1,288 SF) - \$1.70/SF



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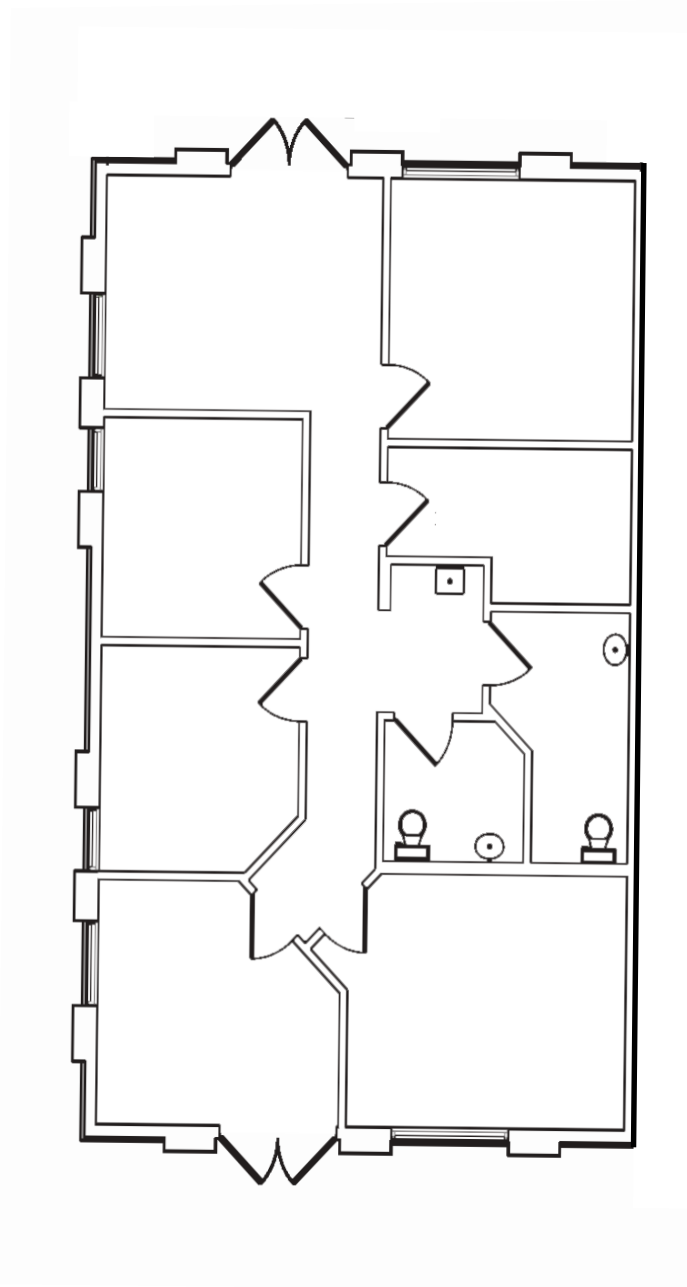
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PROPERTY PHOTOS



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in a serene working environment with
gazebos, private courtyards, several
covered parking, and signage.

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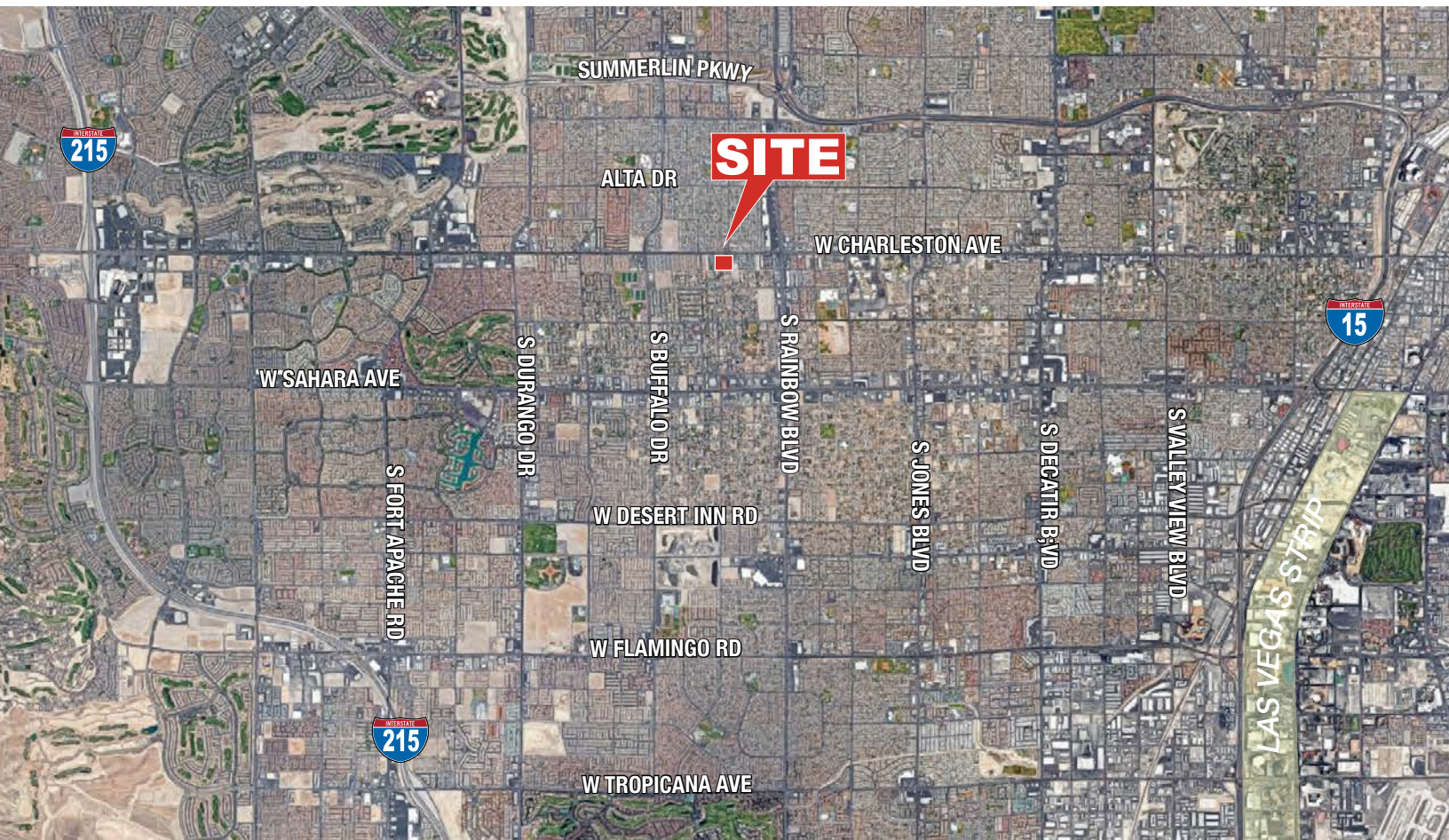
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AERIAL OVERVIEW



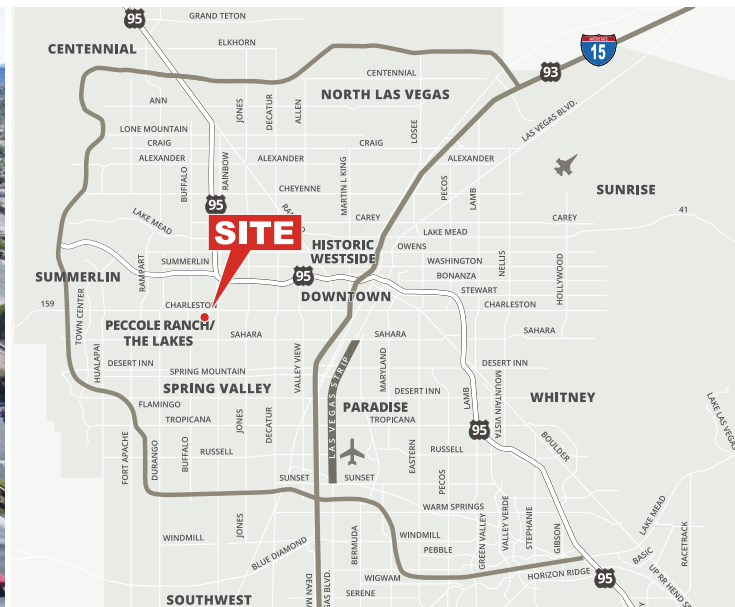
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