BLVD
COMMERCE CENTER

3610 N. LAS VEGAS BLVD., LAS VEGAS, NV 89115

12.46 Acres

FOR SALE

View Property Video

VIAWEST Group

NICOLA WEALTH REAL ESTATE

CUSHMAN & WAKEFIELD

Prime Location, Peak Efficiency

Boulevard Commerce Center is the premier hub for logistics and distribution in Southern Nevada. Strategically located in North Las Vegas, Boulevard Commerce Center is thoughtfully designed to maximize efficiency and optimize operations. Comprising 12.46 acres, Boulevard Commerce Center offers immediate access to N. Las Vegas Blvd. with close proximity to the Speedway submarket.

Boulevard Commerce Center is conveniently located within the North Las Vegas submarket, just north of Cheyenne Blvd. & N. Las Vegas Blvd. Easy access to I-15 via Cheyenne Ave. and Craig Rd. interchanges.

Dock and Grade
Loading

277/480v
3-Phase Power

±211,564 SF
Available

ESFR
Fire Suppression System

M-D
Zoning

4,000 Amps Service
Expandable to 6,000

±36' Min.
Clear Height

Divisible
to ±66,200 SF

Potential ±2 Acres
Trailer Storage/Yard Available

Connecting People + Commerce

Boulevard Commerce Center is strategically located allowing for service to **over 77 million consumers within a one-day truck drive.**

Access over 23.1% of the US population within a one-day drive

1. **Seattle** 1,129 Miles 16h 52min
2. **Portland** 982 Miles 15h 44min
3. **Boise** 634 Miles 9h 31min
4. **Helena** 907 Miles 12h 31min
5. **Cheyenne** 837 Miles 11h 52min
6. **San Francisco** 562 Miles 8h 20 min
7. **Reno** 452 Miles 6h 55min
8. **Salt Lake City** 424 Miles 5h 50min
9. **Denver** 752 Miles 10h 45min
10. **Los Angeles** 265 Miles 3h 54min
11. **Phoenix** 300 Miles 4h 39min
12. **Santa Fe** 634 Miles 9h 8min

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FOR MORE INFORMATION, PLEASE CONTACT:

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