

MICHAELS FOLLMER

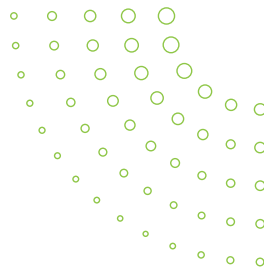


NORTHWEST MEDICAL PLAZA

FOR LEASE | SECOND GENERATION MEDICAL & OFFICE SUITES

2901 – 2931 N. Tenaya Way | Las Vegas, NV 89128

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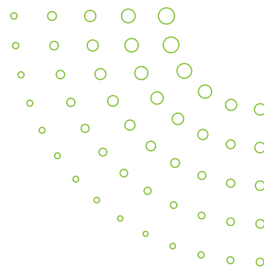


PROPERTY DESCRIPTION

The Northwest Medical Plaza is one of the most desired locations in the Northwest Las Vegas submarket, strategically located within the heart of the City of Las Vegas Northwest Medical Corridor, with convenient access to I-95, and major arterials of Tenaya Way and Cheyenne Avenue.

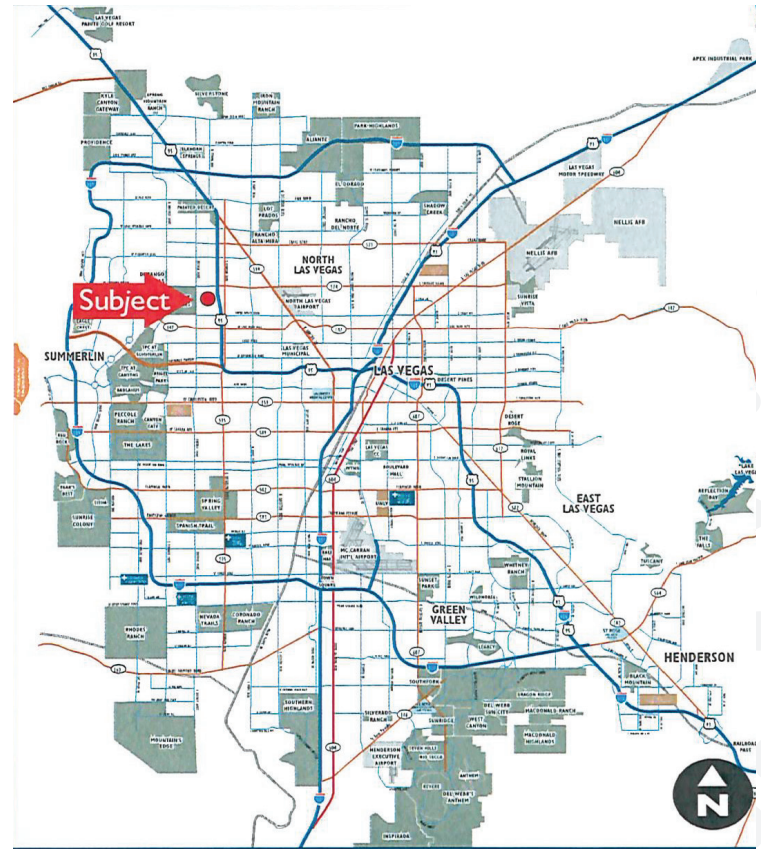


The property was constructed in 1997 and consists of four multi-tenant buildings totaling 58,142 square feet of 2nd generation, medical and office suites with unobstructed visibility fronting Tenaya Way. The property's upgraded image, proximity to the major medical campus of Mountain View Hospital, large contiguous floor plates, and surrounding healthcare user mix provide a unique opportunity for healthcare clinics & related users, healthcare administrative offices, and medical billing offices, in addition to general office users.



PROPERTY FEATURES

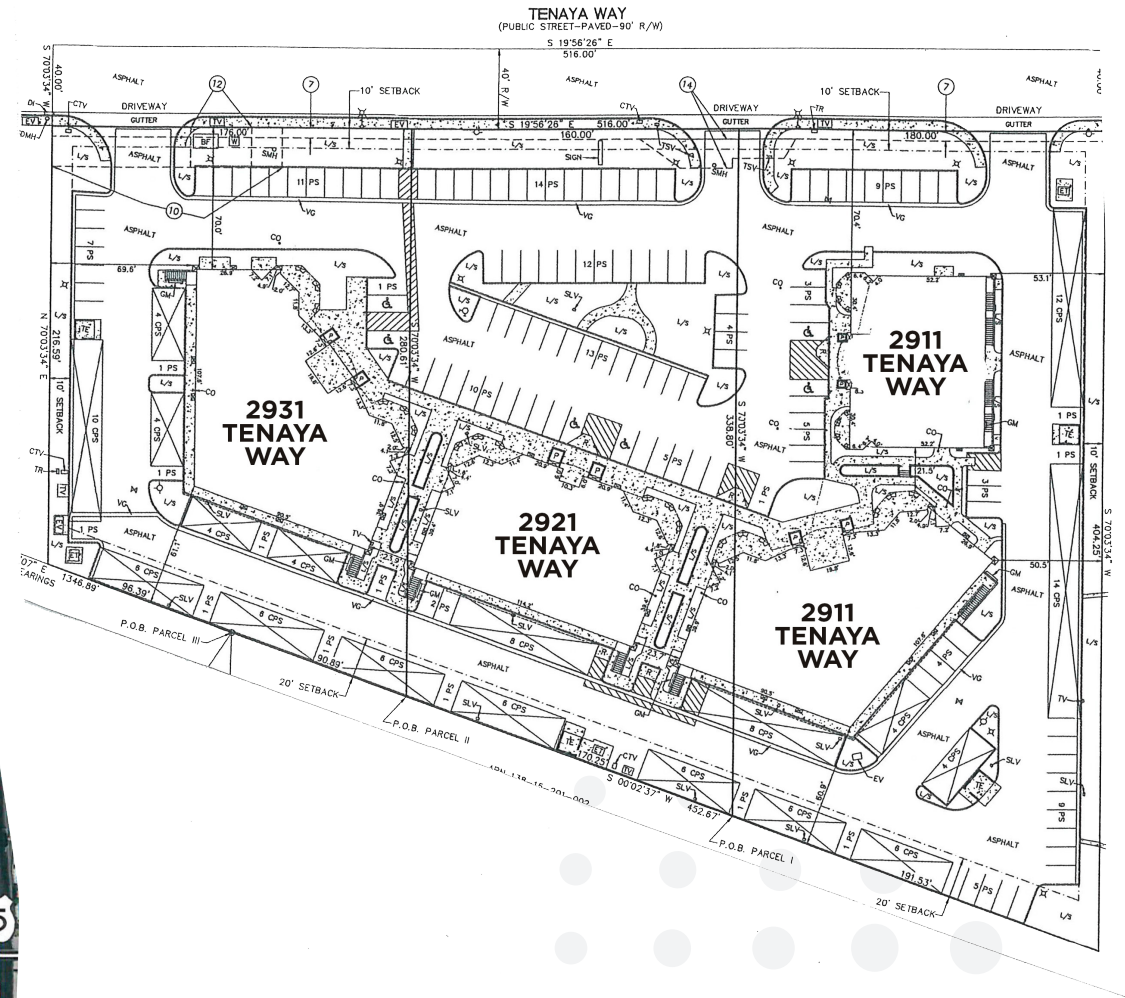
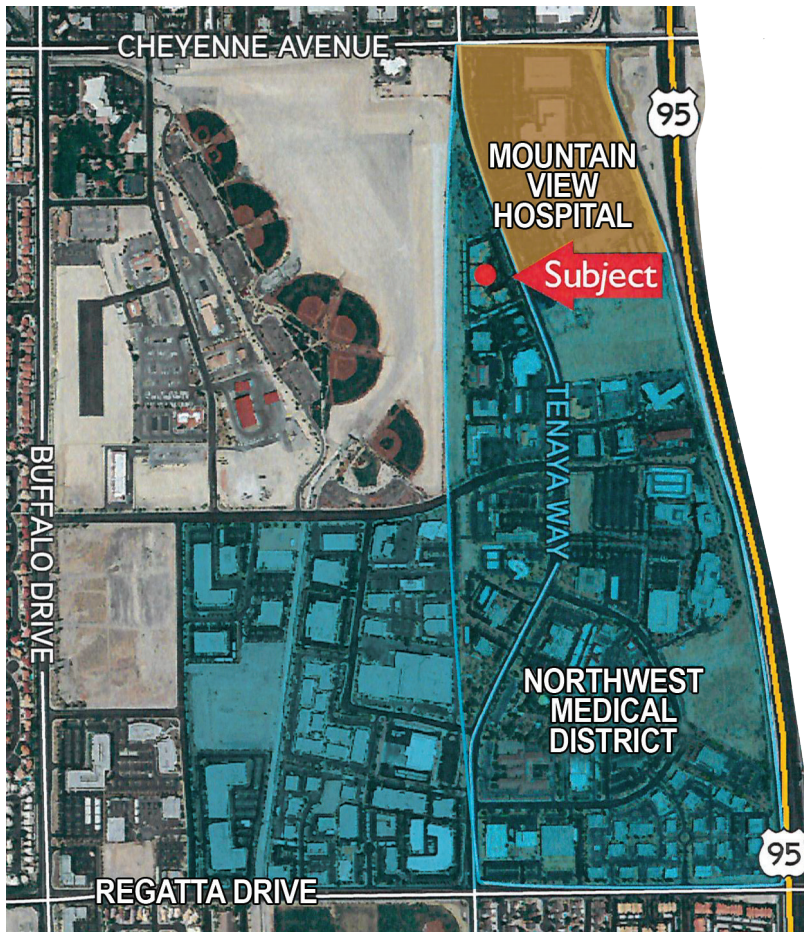
- Located in the heart of the City of Las Vegas Northwest Medical Corridor, directly adjacent to Mountain View Hospital.
- Ideal for medical users and office users requiring immediate freeway access.
- Strong Demographics and area growth.
- Turn-key medical office space available November 1, 2019.
- Ample parking, including covered parking available.



AVAILABLE UNITS	RENT	SQ. FT.	LEASE TERMS
2931 Tenaya Way Ste 206	1.60NNN	2,150	60 months

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AERIAL + SITE PLAN

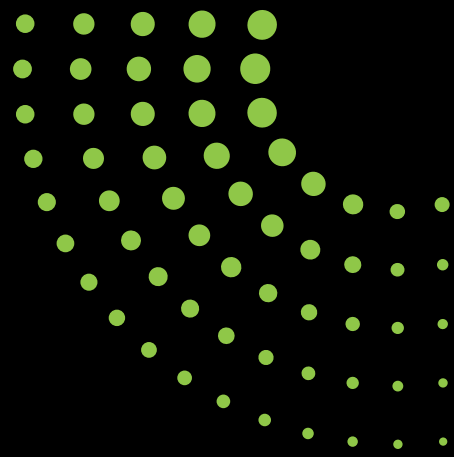


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FLOOR PLAN



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MICHAELS FOLLMER



REAL ESTATE

BRUCE FOLLMER

President / Broker | Lic.# B.0018023

 1129 S. Casino Center Blvd. | Las Vegas, NV 89104  702.347.7777  mfrenv.com

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