

±37,000 SF FREE-STANDING BUILDING | ESFR FIRE SPRINKLERS | HEAVY POWER

 Diamond Mohawk



AVAILABLE

6170 MOHAWK STREET | LAS VEGAS, NV 89118

MIKE DE LEW, 

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NV-RE License: S.0025952

PAUL HOYT, 

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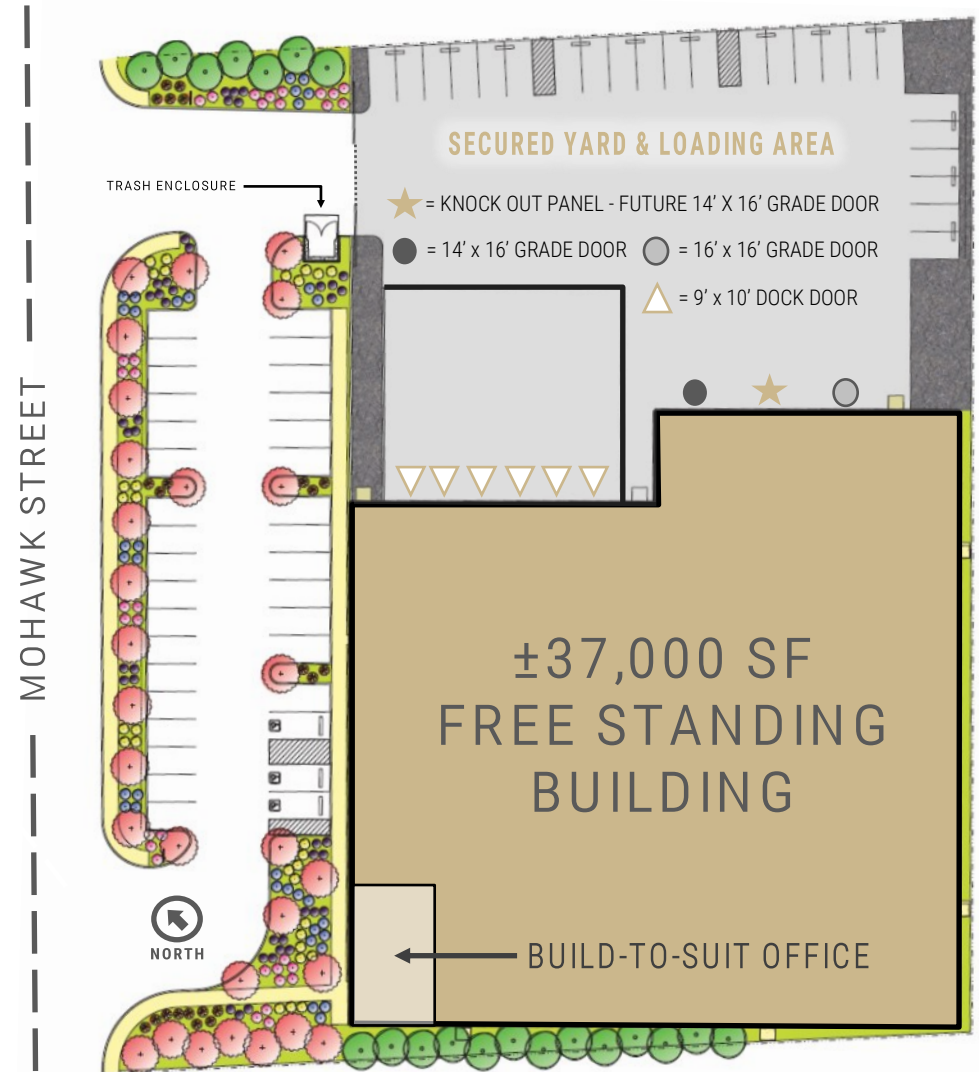
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DIAMOND MOHAWK

consists of a ±37,000 SF, Free-Standing Industrial Building located at Mohawk Street & W. Patrick Lane, just West of S. Decatur Boulevard. Situated in the Southwest Submarket, Diamond Mohawk is within close proximity to the Las Vegas Strip, Allegiant Stadium, Harry Reid International Airport, and the I-15 & I-215 Freeways.



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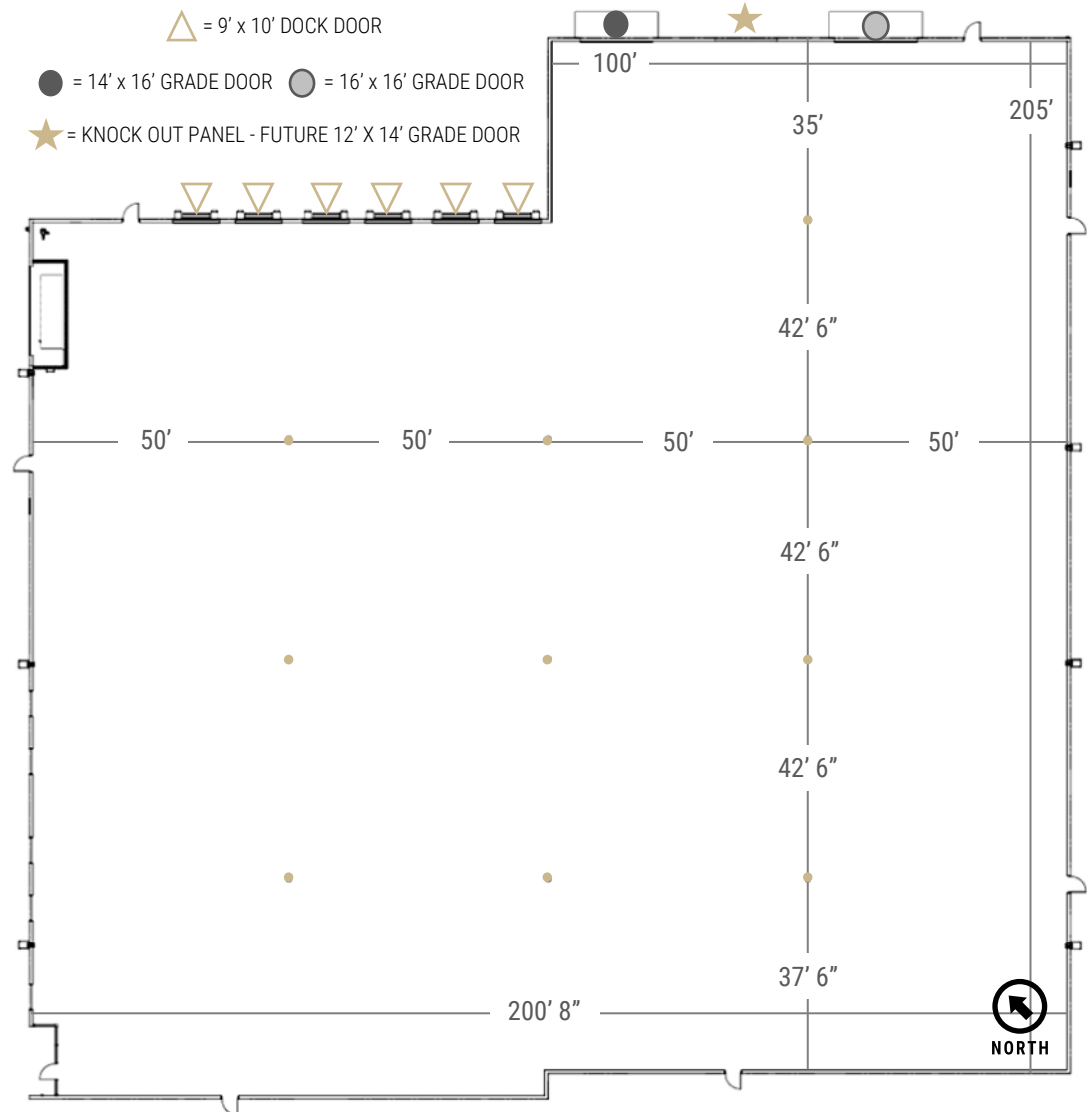
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PROPERTY DETAILS

- ±37,000 SF Free-Standing Industrial Building
- Situated on ±2.27 Net Acres
- Secured Yard & Loading Area
- ±26' - ±28' Clear Height
- ESFR Fire Sprinklers
- R-38 Insulation
- Six (6) - 9' x 10' Dock High Doors
- One (1) - 14' x 16' Grade Door (*Insulated*)
- One (1) - 16' x 16' Grade Door (*Insulated*)
- Knock Out Panel for Future 12' x 14' Grade Door
- 1,600 Amps, 277/480 Volt, 3-Phase Power
- 63 Parking Spaces
- Evaporative Cooled Warehouse w/ LED Lighting
- Zoned: IP (Industrial Park)



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