

3655

W Quail Avenue



FOR LEASE



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4755 DEAN MARTIN DRIVE | LAS VEGAS, NEVADA 89103 | P: 702.221.8226 | F: 702.221.1256 | GATSKICOMMERCIAL.COM

3655 W QUAIL AVENUE

LOCATION OVERVIEW



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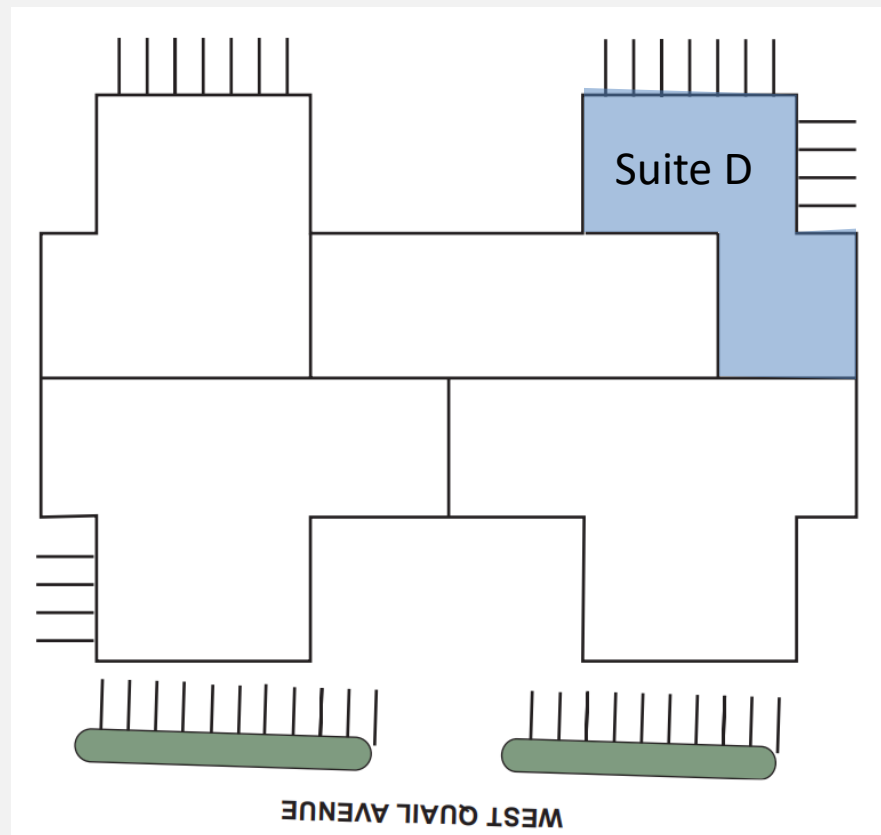
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AVAILABILITY

SUITE	TOTAL SF	OFFICE SF	WAREHOUSE SF	DOCK	GRADE	RATE	CAM	MONTHLY TOTAL
D	7,054	3,527	3,527	1	1	\$1.20	\$0.20	\$9,875.60



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Property Highlights

- 3655 W Quail Ave Unit D
- 7,054 SF Unit
 - +/-3,527 SF Office
 - +/-3,527 SF Warehouse
- 1 Dock Doors
 - 12' x 14'
- 1 Grade Door
 - 16' x 12'
- Side Ramp up to Dock Doors
- Clear Height 21'
- Fully Sprinklered
- 3 Phase Power 208/120 amp
- Close Proximity to I-15 and I-215 Freeway

Lease Rate: \$1.20/SF

NNN: \$0.20/SF

