

FOR LEASE

4550 & 4560 Donovan Way, North Las Vegas, NV 89081

Office/Warehouse Space Available

Chase Pavlov

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License # NV-S.0186416

Brian Riffel, SIOR

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Newly Refurbished Offices

Colliers

Accelerating success.

Available For Lease

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4550 & 4560 Donovan Way, North Las Vegas, NV 89081

HIGHLIGHTS

- ±9' x ±12' Grade Level Doors
- Zoned M-2
- Spacious Warehouse
- Skylight in Warehouse
- Newly Refurbished Offices
- Close to I-15 and US-95 Freeways



Lease Rate

\$0.99 – \$1.00 PSF, Mo

Estimated NNN Fees: \$0.48 PSF, Mo



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Office/Warehouse Space Available

4550 & 4560 Donovan Way, North Las Vegas, NV 89081

For illustration purposes only. Not to scale.

Building 4560



AVAILABLE

Available For Lease



Office/Warehouse Space Available

4550 & 4560 Donovan Way, North Las Vegas, NV 89081

±1,226 Total SF

Building 4560 – Suite K



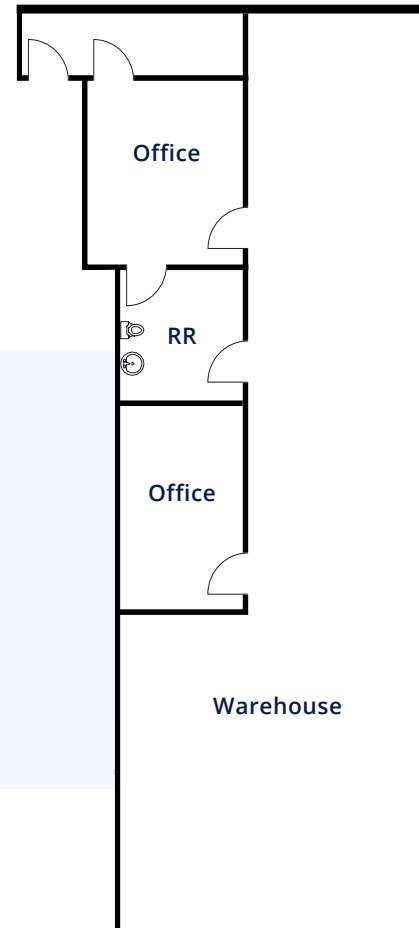
Lease Rate

\$1.00 NNN

NNN Fees

\$0.48 PSF, Mo

Total Monthly Amount: \$1,814.48



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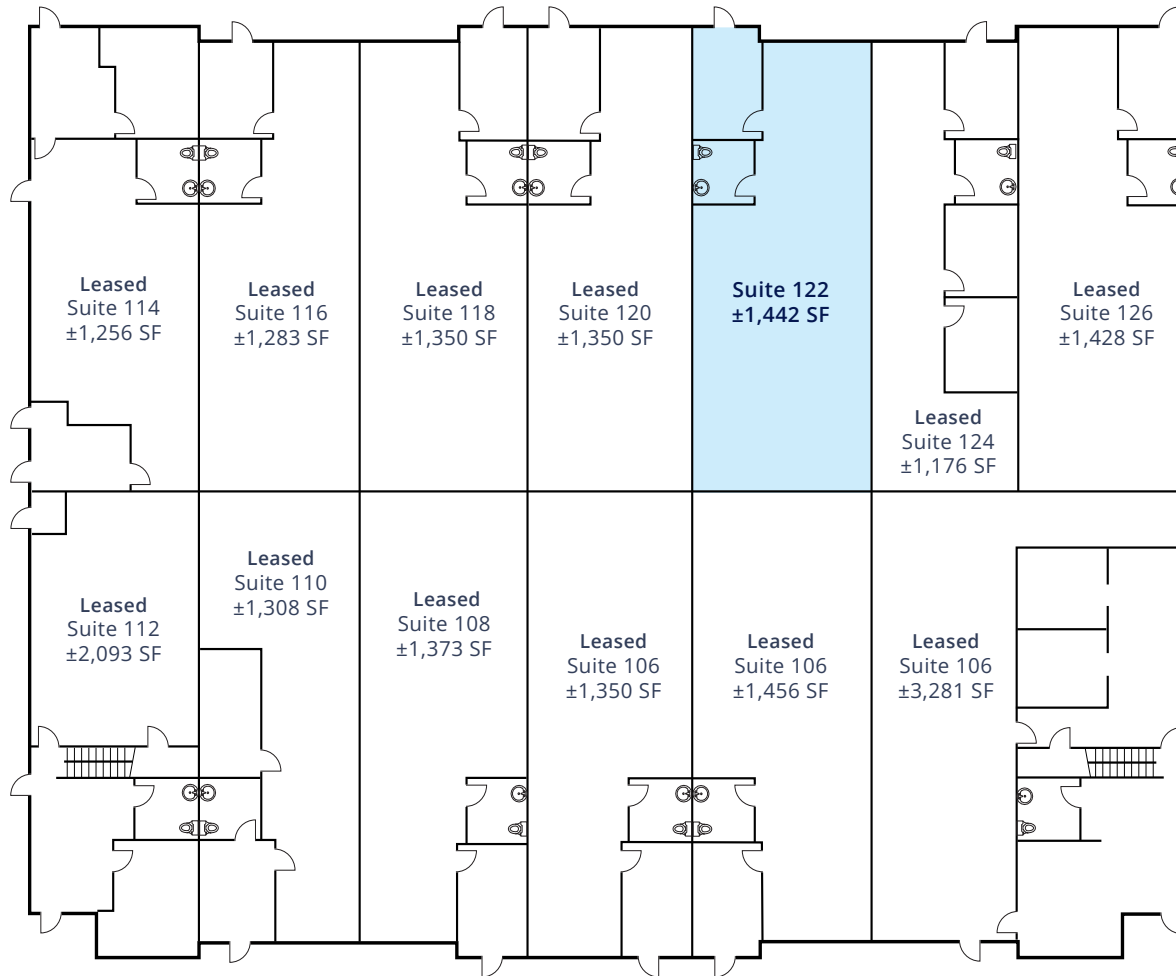


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Building 4550




AVAILABLE

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4550 & 4560 Donovan Way, North Las Vegas, NV 89081

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±1,442 Total SF

Building 4550 – Suite 122



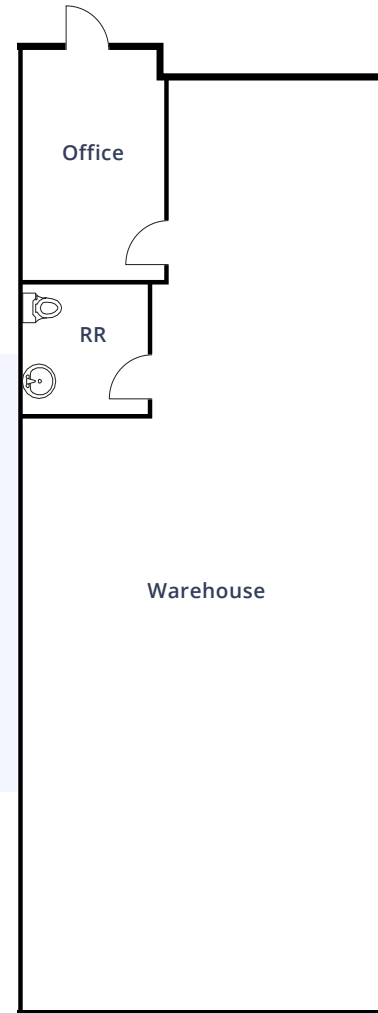
Lease Rate

\$1.00 PSF, Mo

NNN Fees

\$0.48 PSF, Mo

Total Monthly Amount: \$2,134.16



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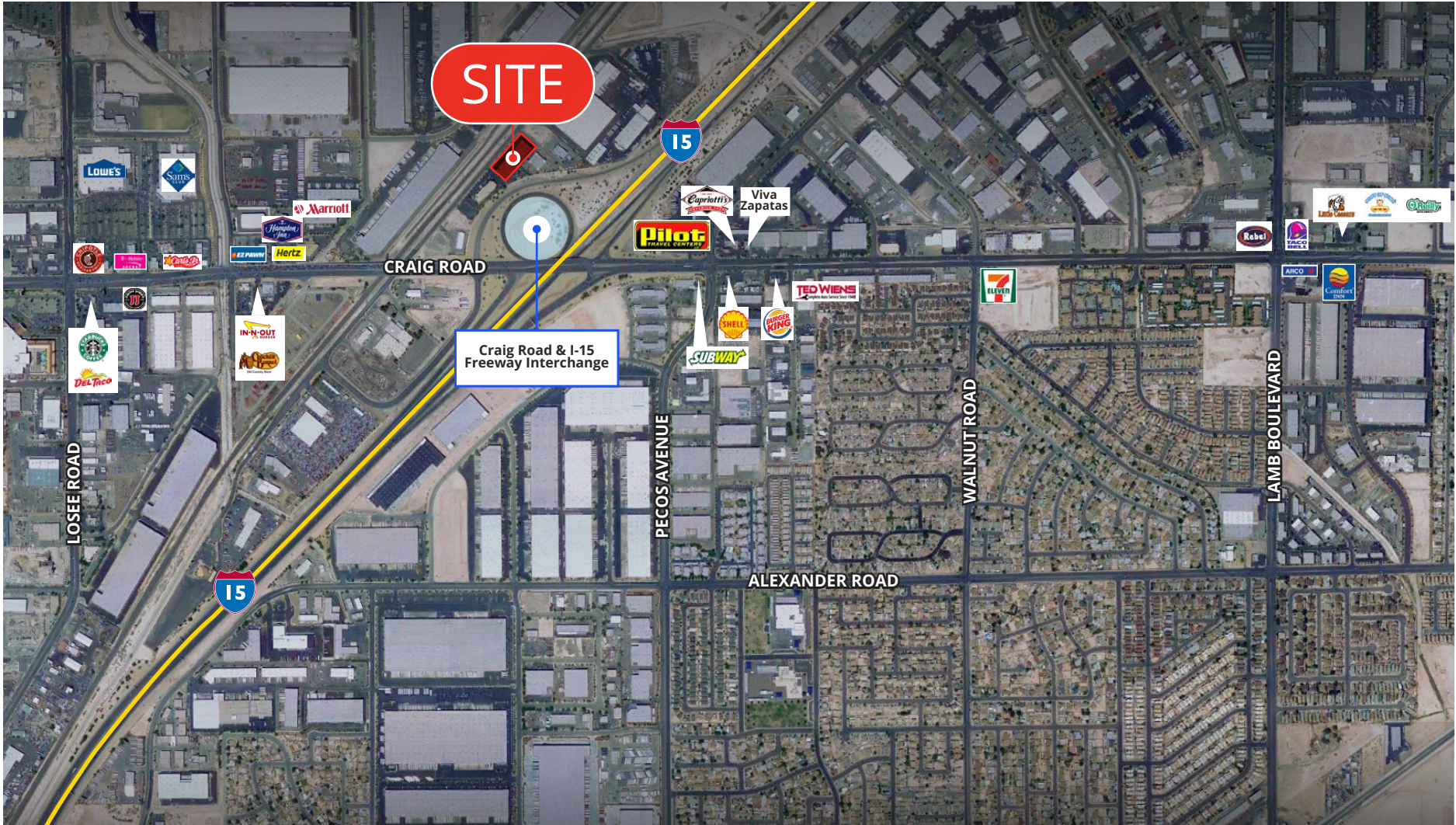
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Aerial Map



\$5.7B Annual revenue

70 Countries we operate in

2B Square feet managed

44,000 Lease/Sale transactions

\$109B Assets under management

24,000 Professionals

Exclusive Listing Agents:

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ABOUT COLLIERS

Colliers (NASDAQ, TSX: CIG) is a global diversified professional services and investment management company operating through three industry-leading businesses: Commercial Real Estate, Engineering, and Investment Management. With greater than a 30-year track record of consistent growth and strong recurring cash flows, we scale complementary, high-value businesses that provide essential services across the full asset lifecycle. Our unique partnership philosophy empowers exceptional leaders, preserves our entrepreneurial culture, and ensures meaningful inside ownership — driving strong alignment and sustained value creation for our shareholders. With \$5.7 billion in annual revenues, 24,000 professionals, and \$109 billion in assets under management, Colliers is committed to accelerating the success of our clients, investors, and people worldwide. Learn more at corporate.colliers.com.

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