

OFFICE SPACE FOR LEASE!



PROPERTY HIGHLIGHTS

- ☐ ±4,600 SF
- ☐ Lease \$16.00 - \$18.00 /SF/YR
- ☐ Minimum 3 to 5 year lease term
- ☐ Built in 2005
- ☐ Cross streets Eastern & St Rose Parkway
- ☐ Single story building
- ☐ Office park
- ☐ 24HR Access



Contact: Mannie Makhathini - c: 702.630.1061 - o: 702.940.4500 – Mannie.makhathini@era.com

2855 St Rose Parkway, Suite 100. Henderson, Nevada 89052

All information should be verified prior to purchase or lease. We have no reason to doubt its accuracy, but we do not guarantee it.

2855 ST ROSE PARKWAY, SUITE 110. HENDERSON, NEVADA 89052

SHARED LOBBY

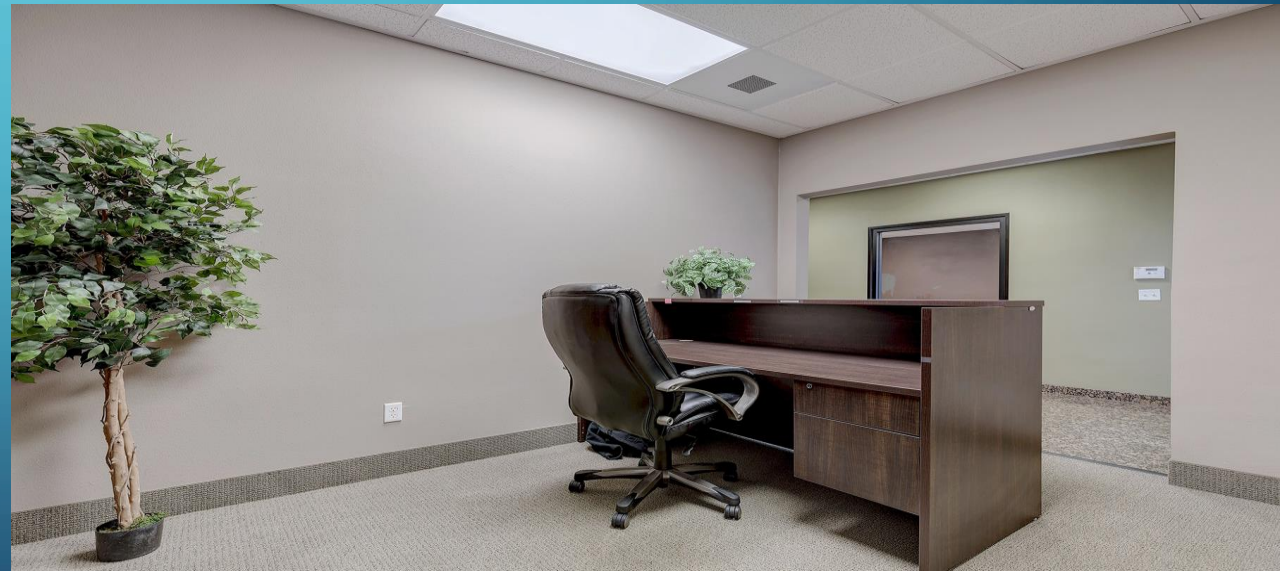


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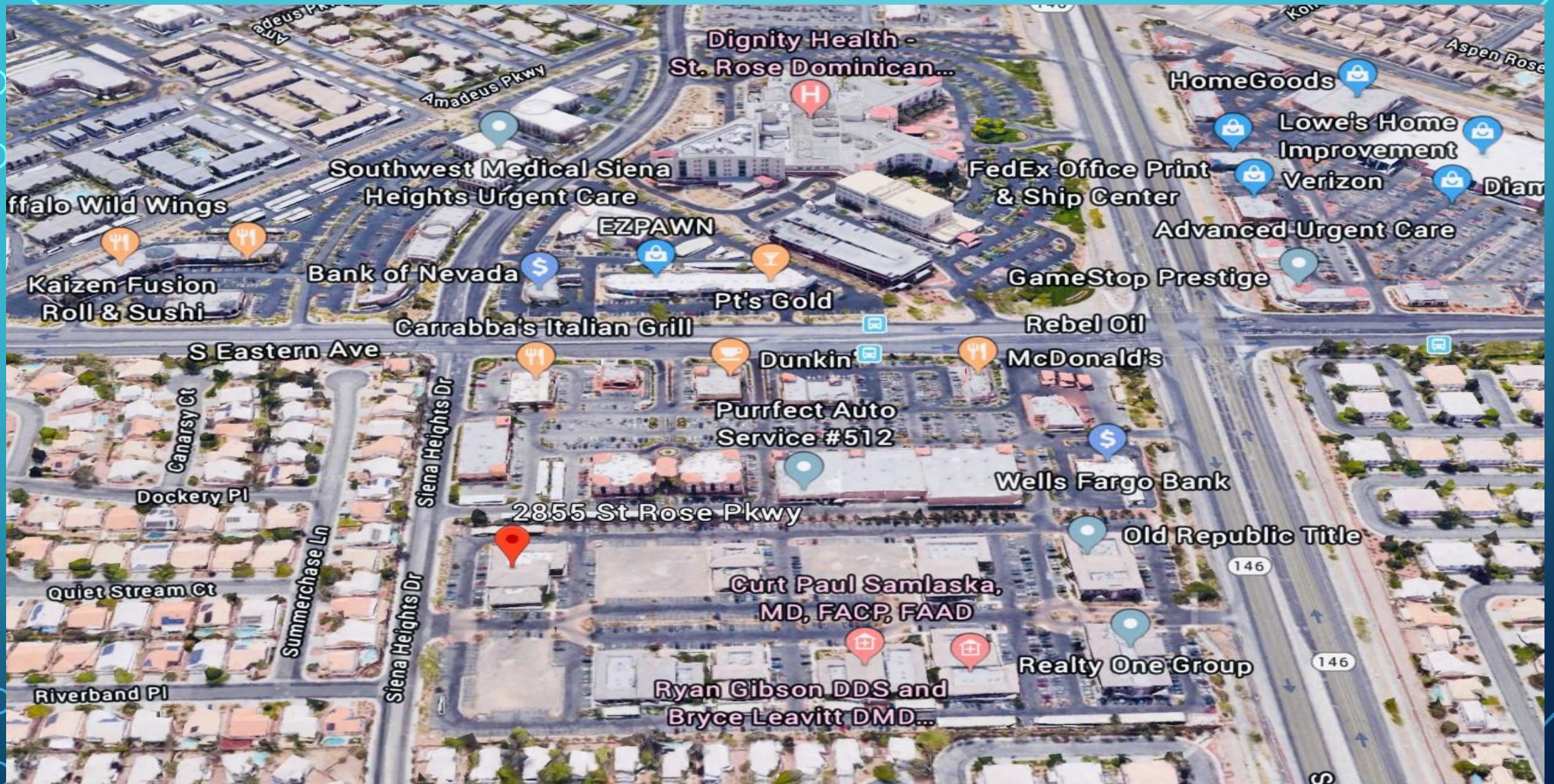
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Single story office building located at the St Rose Business park, this property will be a great fit for a Mortgage Company, Law Firm, Title Company, Large Insurance Brokerage and any office user. St. Rose Business Park is located in the heart of Henderson across from St Rose Dominican Hospital, major shopping, restaurants and good access to major freeways.

For a 3D Tour

<https://my.matterport.com/show/?m=3aowvnjGYR4&brand=0>

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- SINGLE STORY BUILDING
- EXCELLENT LOCATION!
- ATTRACTIVE LOBBY
- 12 LARGE OFFICES
- LOTS OF NATURAL LIGHT
- LARGE CUBICLE AREA
- LARGE CONFERENCE ROOM
- BREAKROOM
- STORAGE ROOM
- LOTS OF PARKING



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