



 Diamond Bermuda

3710 - 3790 E. DALE AVENUE

HENDERSON, NV 89044

**AVAILABLE ±4,960 SF UP TO ±56,114 SF**

LATE JUNE 2024 COMPLETION

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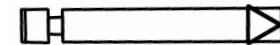


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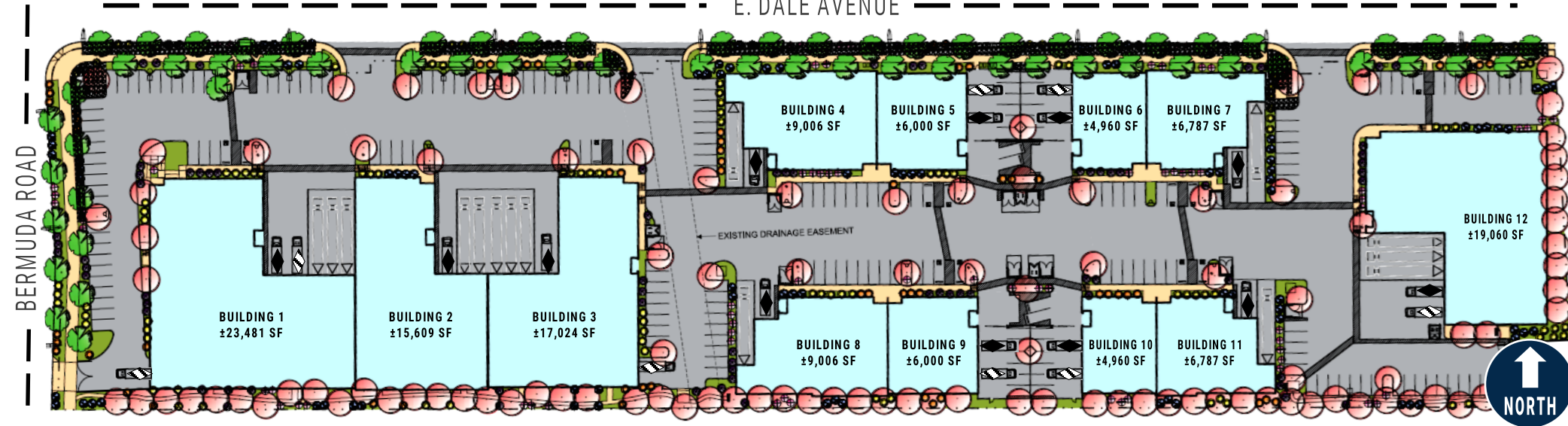
# Diamond Bermuda AVAILABLE

 = 14" x 16' GRADE LEVEL DOORS

 = 14" x 14' GRADE LEVEL DOORS

 = 9' x 10' DOCK DOORS

E. DALE AVENUE



- ⇒ ±4,960 SF up to ±56,114 SF
- ⇒ ±22' - ±32' Clear Height
- ⇒ 277/480 Volt Power
- ⇒ 14' x 14' Grade Level Loading
- ⇒ 14' x 16' Grade Level Loading
- ⇒ ESFR Fire Sprinklers
- ⇒ 9' x 10' Dock High Loading Available
- ⇒ Secured Yards Available *TO SELECT BUILDINGS*
- ⇒ Zoned: IP (Industrial Park)

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 **Diamond Bermuda** **AVAILABLE**

Diamond Bermuda is a twelve (12) building institutional quality, concrete tilt-up, industrial project totaling ±128,680 square feet, situated in the heart of West Henderson and located at the Southeast corner of Dale Avenue & Bermuda Road, just North of Volunteer Boulevard. The St. Rose & I-15 Freeway interchange is located within 1.6 miles, and the location offers close proximity to an abundance of amenities and services.



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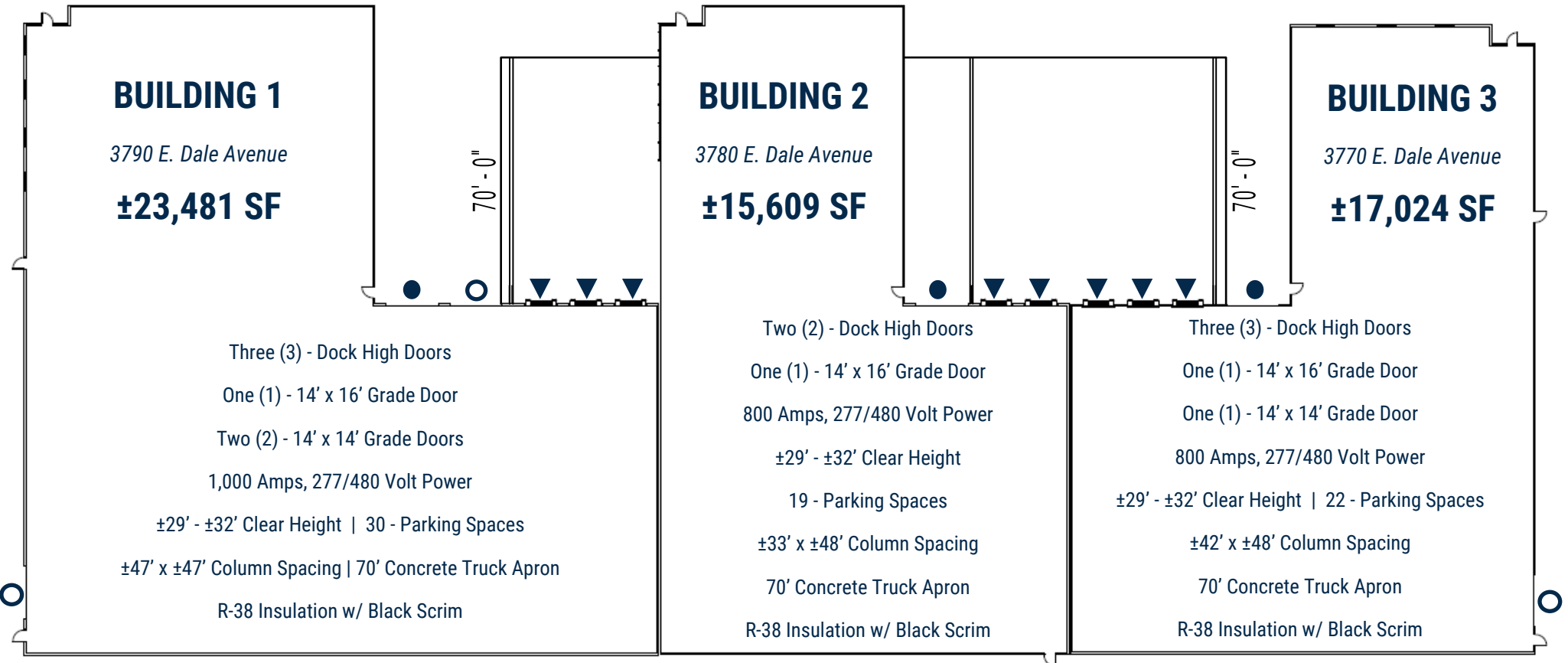
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3770-3790 E. DALE AVENUE | HENDERSON, NV 89044

 **Diamond Bermuda**

**AVAILABLE**



**BUILDING 1**

3790 E. Dale Avenue

**±23,481 SF**

Three (3) - Dock High Doors

One (1) - 14' x 16' Grade Door

Two (2) - 14' x 14' Grade Doors

1,000 Amps, 277/480 Volt Power

±29' - ±32' Clear Height | 30 - Parking Spaces

±47' x ±47' Column Spacing | 70' Concrete Truck Apron

R-38 Insulation w/ Black Scrim

**BUILDING 2**

3780 E. Dale Avenue

**±15,609 SF**

Two (2) - Dock High Doors

One (1) - 14' x 16' Grade Door

800 Amps, 277/480 Volt Power

±29' - ±32' Clear Height

19 - Parking Spaces

±33' x ±48' Column Spacing

70' Concrete Truck Apron

R-38 Insulation w/ Black Scrim

**BUILDING 3**

3770 E. Dale Avenue

**±17,024 SF**

Three (3) - Dock High Doors

One (1) - 14' x 16' Grade Door

One (1) - 14' x 14' Grade Door

800 Amps, 277/480 Volt Power

±29' - ±32' Clear Height | 22 - Parking Spaces

±42' x ±48' Column Spacing

70' Concrete Truck Apron

R-38 Insulation w/ Black Scrim

**BUILDINGS 1-3**

DIVISIBLE TO ±56,114 SF

▲ = 9' X 10' DOCK HIGH LOADING DOOR   ● = 14' X 16' GRADE LEVEL LOADING DOOR   ○ = 14' X 14' GRADE LEVEL LOADING DOOR

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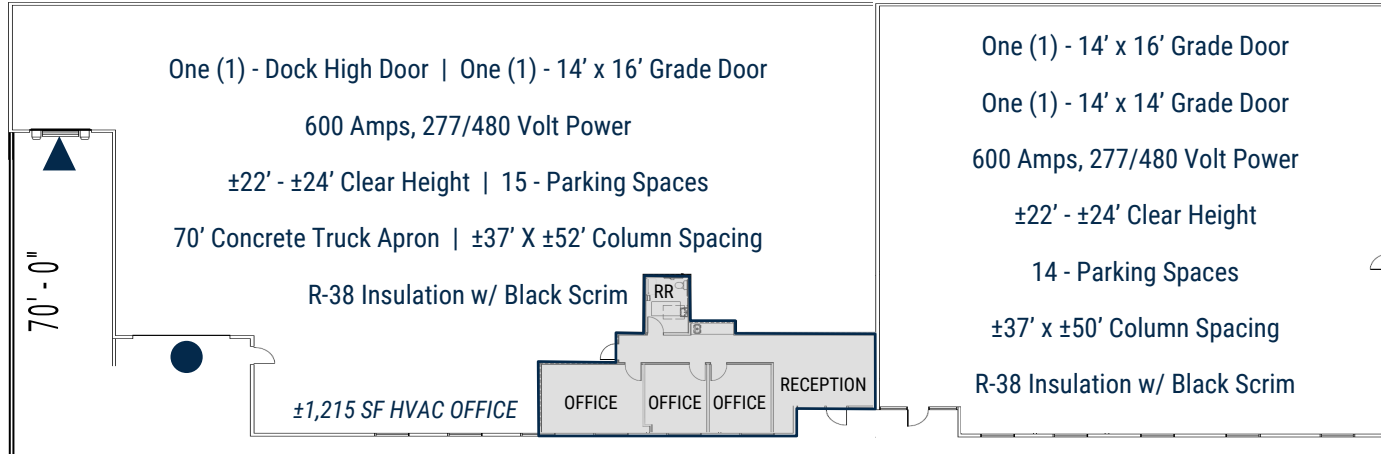
 **Diamond Bermuda**

**AVAILABLE**

**BUILDING 4**

3754 E. Dale Avenue

**±9,006 SF**



**BUILDING 5**

3744 E. Dale Avenue

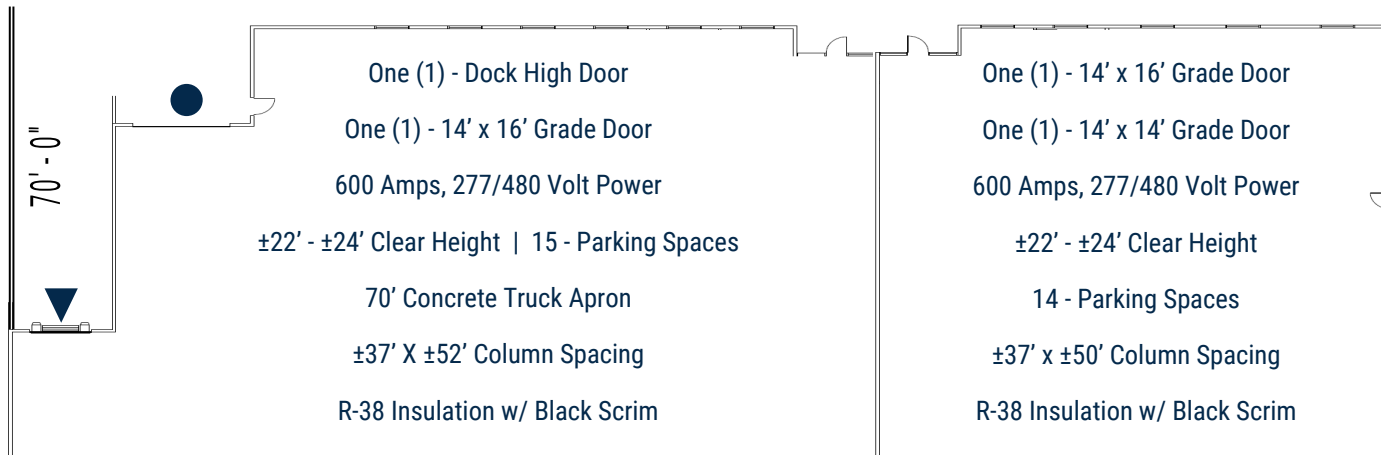
**±6,000 SF**

**SECURED  
YARD AREA**

**BUILDING 8**

3750 E. Dale Avenue

**±9,006 SF**




**BUILDING 9**

3740 E. Dale Avenue

**±6,000 SF**

**SECURED  
YARD AREA**

 = 9' X 10' DOCK HIGH LOADING DOOR

 = 14' X 16' GRADE LEVEL LOADING DOOR

 = 14' X 14' GRADE LEVEL LOADING DOOR

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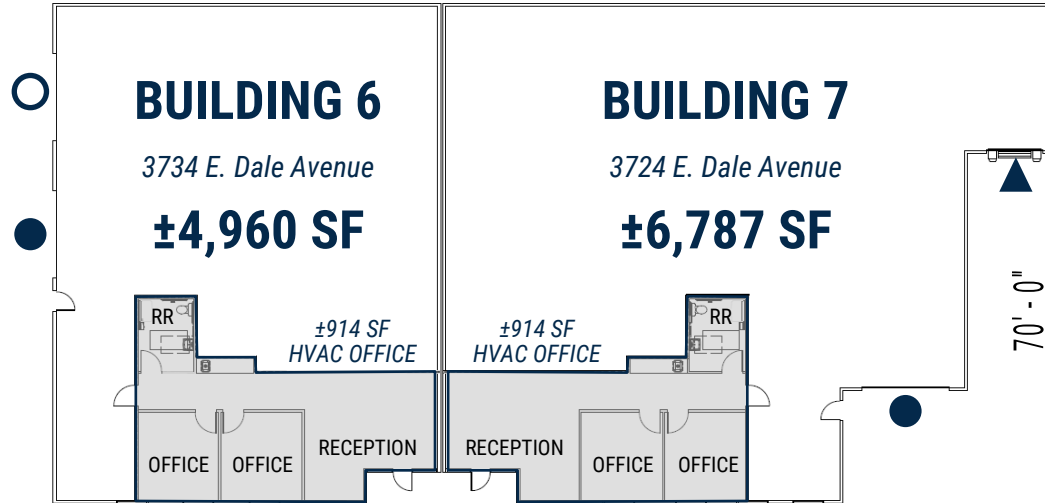
3720-3734 E. DALE AVENUE | HENDERSON, NV 89044

 **Diamond Bermuda**

**AVAILABLE**

- One (1) - 14' x 16' Grade Door
- One (1) - 14' x 14' Grade Door
- 600 Amps, 277/480 Volt Power
- ±22' - ±24' Clear Height
- 12 - Parking Spaces
- ±30' x ±50' Column Spacing
- R-38 Insulation w/ Black Scrim

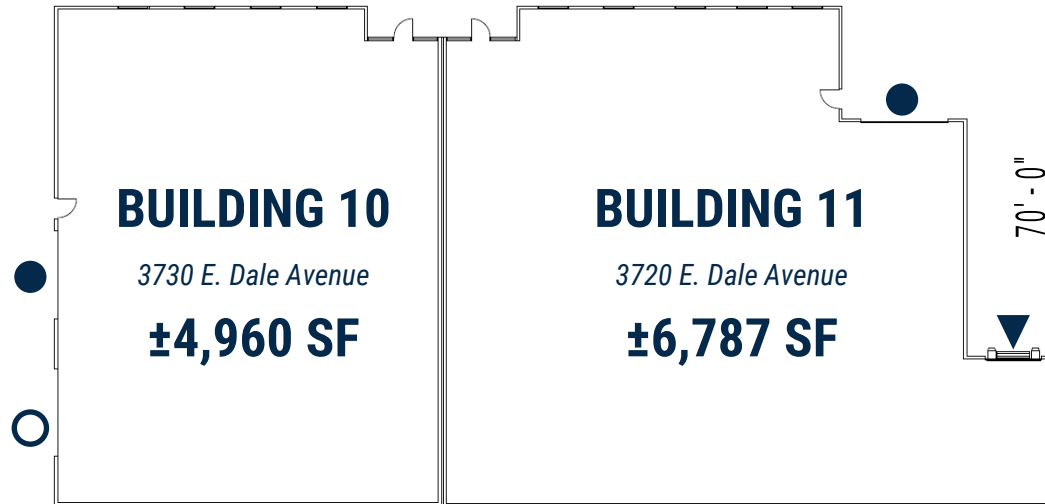
**SECURED YARD AREA**



- One (1) - Dock High Door
- One (1) - 14' x 16' Grade Door
- 600 Amps, 277/480 Volt Power
- ±22' - ±24' Clear Height
- 10 - Parking Spaces
- 70' Concrete Truck Apron
- ±30' x ±50' Column Spacing
- R-38 Insulation w/ Black Scrim

- One (1) - 14' x 16' Grade Door
- One (1) - 14' x 14' Grade Door
- 600 Amps, 277/480 Volt Power
- ±22' - ±24' Clear Height
- 12 - Parking Spaces
- ±30' x ±50' Column Spacing
- R-38 Insulation w/ Black Scrim

**SECURED YARD AREA**



- One (1) - Dock High Door
- One (1) - 14' x 16' Grade Door
- 600 Amps, 277/480 Volt Power
- ±22' - ±24' Clear Height
- 10 - Parking Spaces
- 70' Concrete Truck Apron
- ±30' x ±50' Column Spacing
- R-38 Insulation w/ Black Scrim

 = 9' X 10' DOCK HIGH LOADING DOOR

 = 14' X 16' GRADE LEVEL LOADING DOOR

 = 14' X 14' GRADE LEVEL LOADING DOOR

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**AVAILABLE**

## BUILDING 12

3710 E. Dale Avenue

**±19,060 SF**

Three (3) - Dock High Doors

One (1) - 16' x 16' Grade Door

One (1) - 14' x 16' Grade Door

1,000 Amps, 277/480 Volt Power

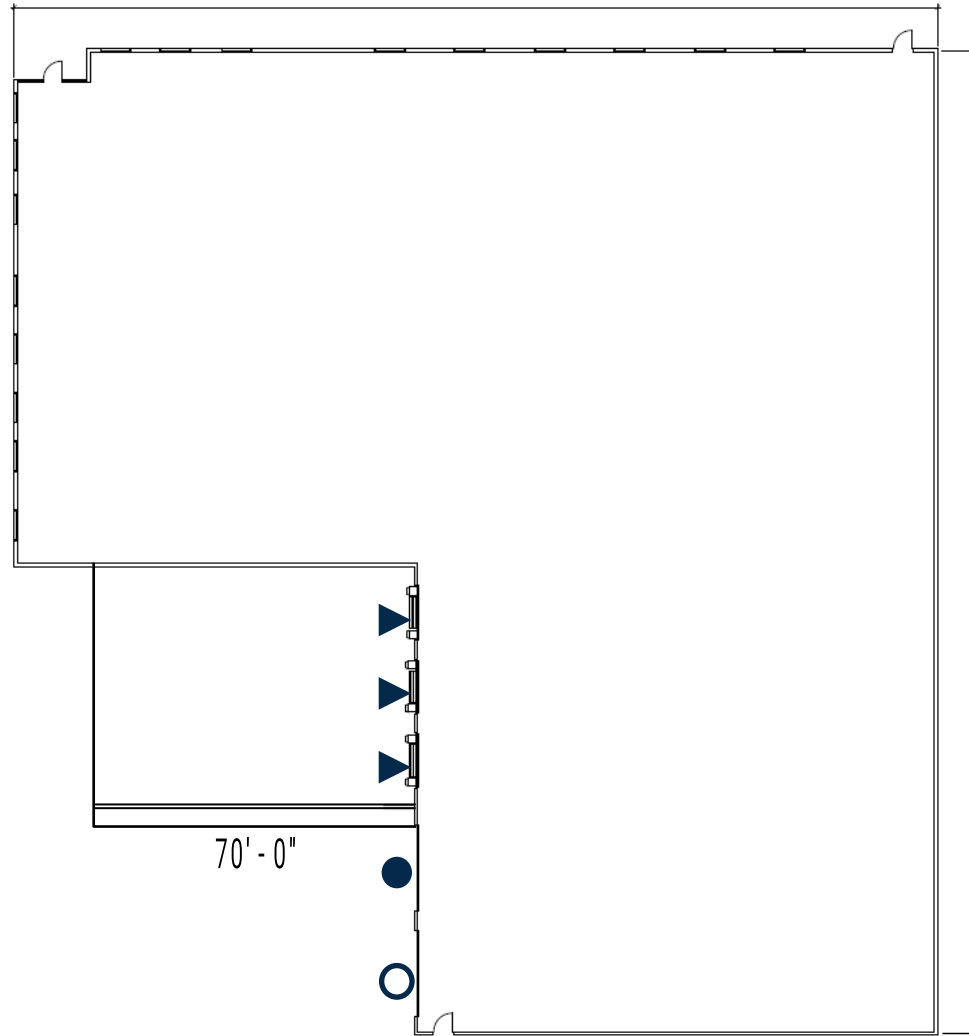
±29' - ±32' Clear Height


27 - Parking Spaces

70' Concrete Truck Apron

±42' x ±42' Column Spacing

R-38 Insulation w/ Black Scrim



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 = 14' X 16' GRADE LEVEL LOADING DOOR

 = 14' X 14' GRADE LEVEL LOADING DOOR

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**AVAILABLE**

**BUILDING 1, 2 & 3 - NORTH ELEVATION**



**WEST ELEVATION**

**BUILDINGS 6 & 7**

**EAST ELEVATION**



**BUILDINGS 4 & 5 - SOUTH ELEVATION**



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Information is subject to change at any time. The information provided has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy & completeness. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

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