

# NUTMEG

LV INDIAN RESTAURANT & BAR



## RESTAURANT ASSET FOR SALE

### LISTING DETAILS

9890 S. MARYLAND PKWY

SUITE 25

Las Vegas, NV 89183



PRICE:

**\$149,000**



SIZE:

**+/- 4,100 SF**

## DO NOT DISTURB



Rent:

**\$8,260<sup>10</sup> per month**

(\$2.01 per SF per Month)

NNN/CAM:

**\$2,033<sup>69</sup> per month**

(\$0.49 per SF per Month)

Total Rent:

**\$10,293<sup>79</sup> per month**

Security Deposit:

**\$7,339<sup>00</sup>**

Info:

**Hood Size 16-18 ft  
(estimated)**

**In Ground Grease  
Interceptor**

Year Built:

**Constructed in 2020**

### JAMES S. HAN, CCIM

Managing Director | Commercial Sales & Leasing

702.825.2125

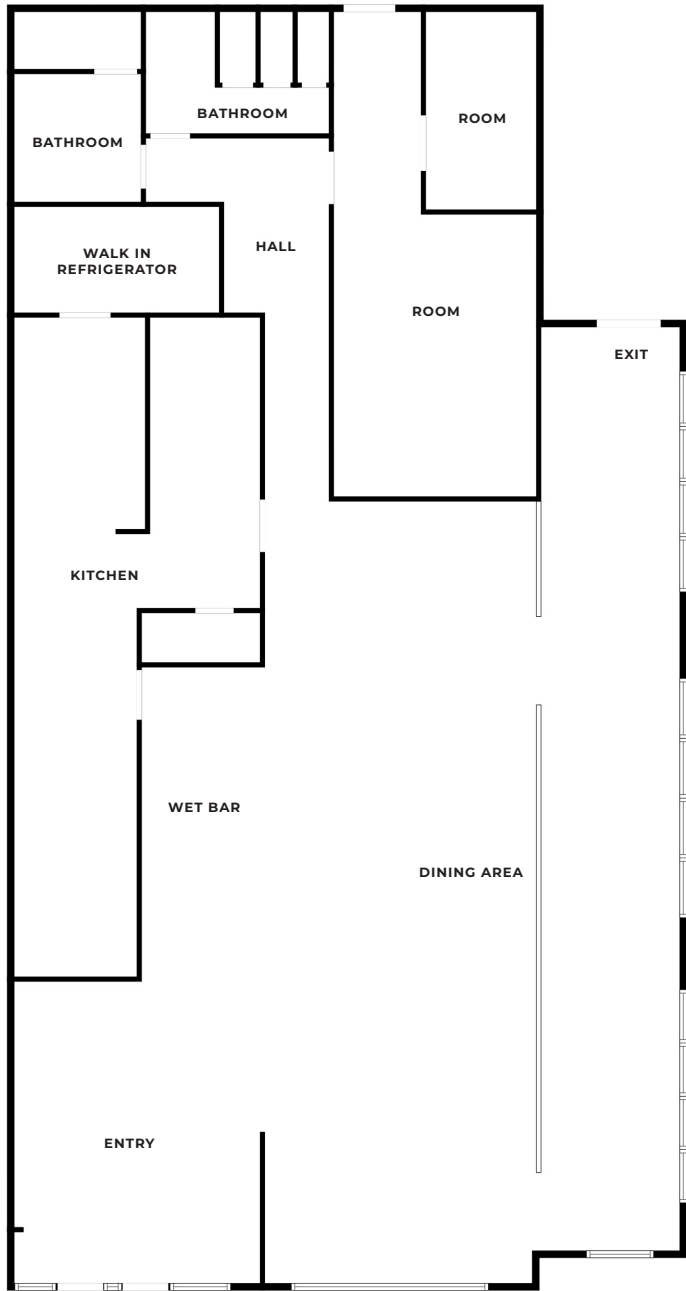
james@northcap.com

License: NV B.0144720.LLC

**NORTHCAP**   
COMMERCIAL



# FLOOR PLAN



Disclaimer: Our information is deemed reliable but not guaranteed. Buyer to verify all information. Rates subject to change.

## JAMES S. HAN, CCIM

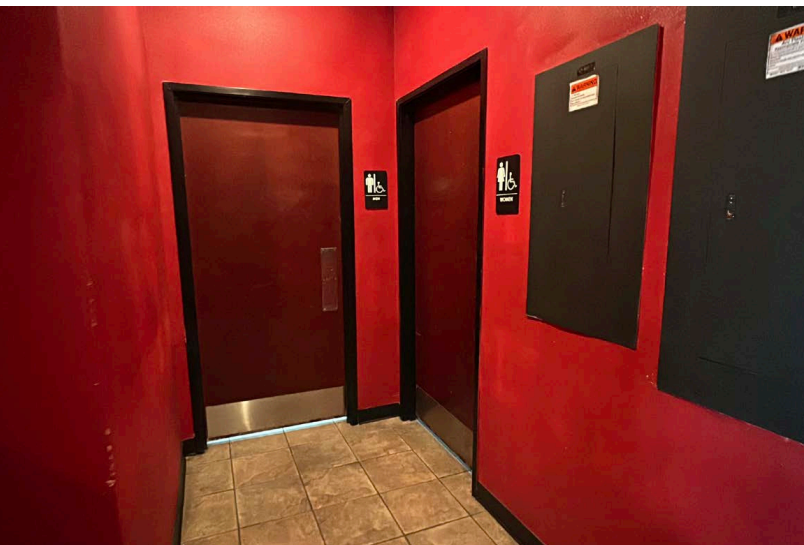
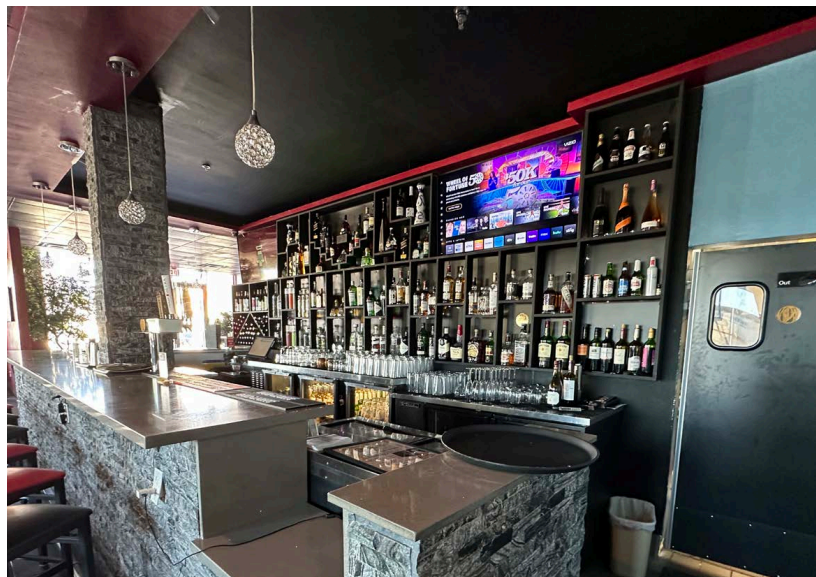
Managing Director | Commercial Sales & Leasing

702.825.2125

james@northcap.com

License: NV B.0144720.LLC





Disclaimer: Our information is deemed reliable but not guaranteed. Buyer to verify all information. Rates subject to change.

## JAMES S. HAN, CCIM

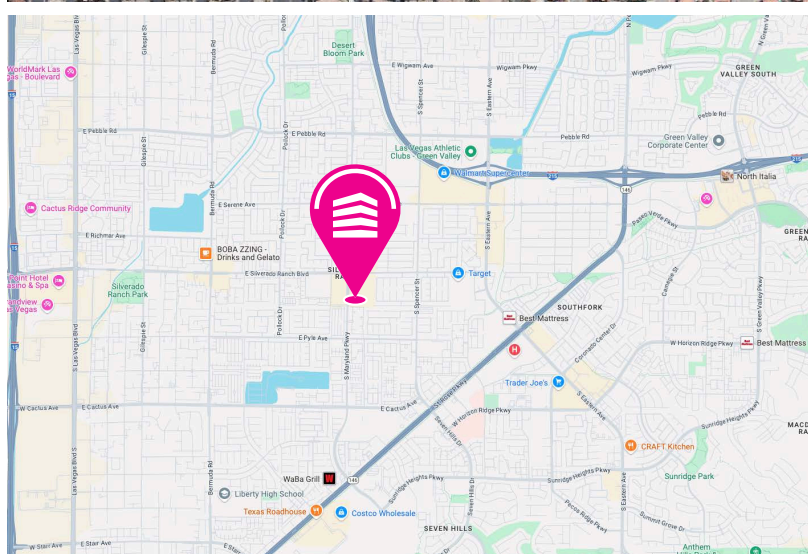
Managing Director | Commercial Sales & Leasing

📞 702.825.2125

✉️ james@northcap.com

License: NV B.0144720.LLC

**NORTHCAP**   
COMMERCIAL



Disclaimer: Our information is deemed reliable but not guaranteed. Buyer to verify all information. Rates subject to change.

**JAMES S. HAN, CCIM**

Managing Director | Commercial Sales & Leasing

702.825.2125

james@northcap.com

License: NV B.0144720.LLC

