



## Description

North American Commercial is pleased to exclusively market E Sahara Plaza for Lease.

The property is mixed use and consists of 32,000+/- SF with 2 stories. The first floor is comprised of Retail space and the second floor is all office users.

The second floor has various office sizes available ranging from +/- 400 SF- 2100 SF.

The property is heavily parked and the rear of the property has fenced parking with controlled access.

The property is located just off of Las Vegas Blvd on E Sahara.

The central East submarket has a dense housing population, numerous businesses and great traffic exposure on E Sahara.

Please contact our office for more information.

## Property Specifications

Property Address: 545-557 E Sahara Ave, Las Vegas NV 89104

Parcel Number:	162-10-112-001, 162-10-111-016
Parcel size:	1.49 Acres
Property Type:	Retail & Office
Office SF:	400-2100 SF +/-
Lease Rate:	\$1.25-1.50 NNN
Parking:	Festival Parking
Year Built:	1972
CAM:	\$0.48

<sup>\*</sup>Tenant to verify all building specifications



Chris Jackson

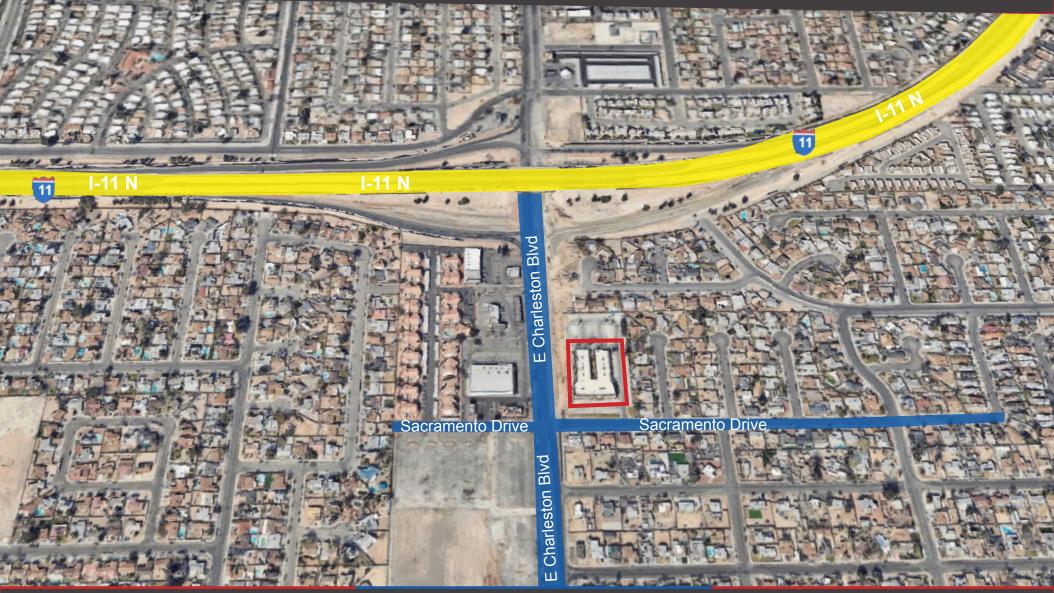
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Property Map



## Chris Jackson

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