



FOR LEASE MEDICAL OFFICE

7500 Smoke Ranch Rd #200

- 1 Mile from Mountain View Hospital
- Surrounded by a Variety of Medical Users, & Residential Communities
- \$2.75/sf NNN \$0.78 CAM

LEASE DETAILS - MEDICAL OFFICE



PROPERTY DETAILS:

The subject property is located at 7500 Smoke Ranch Rd #200 and is a 8,317sf "Class A" medical office. Located in the hub of the Northwest medical corridor, 1 mile from Mountain View Hospital with nearby access to the US-95 freeway.

The office has been updated with high class finishes and is move-in ready for any medical user.

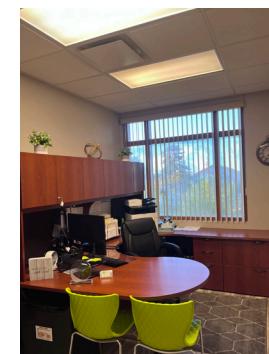
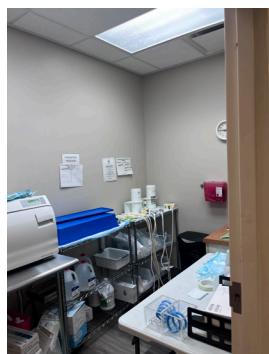
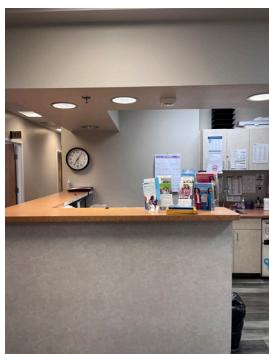
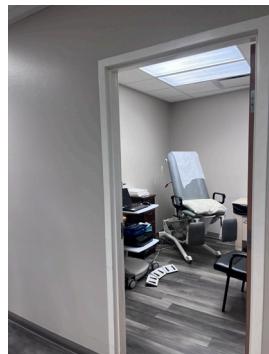
Lease Rate - \$2.75/sf NNN

PROPERTY HIGHLIGHTS:

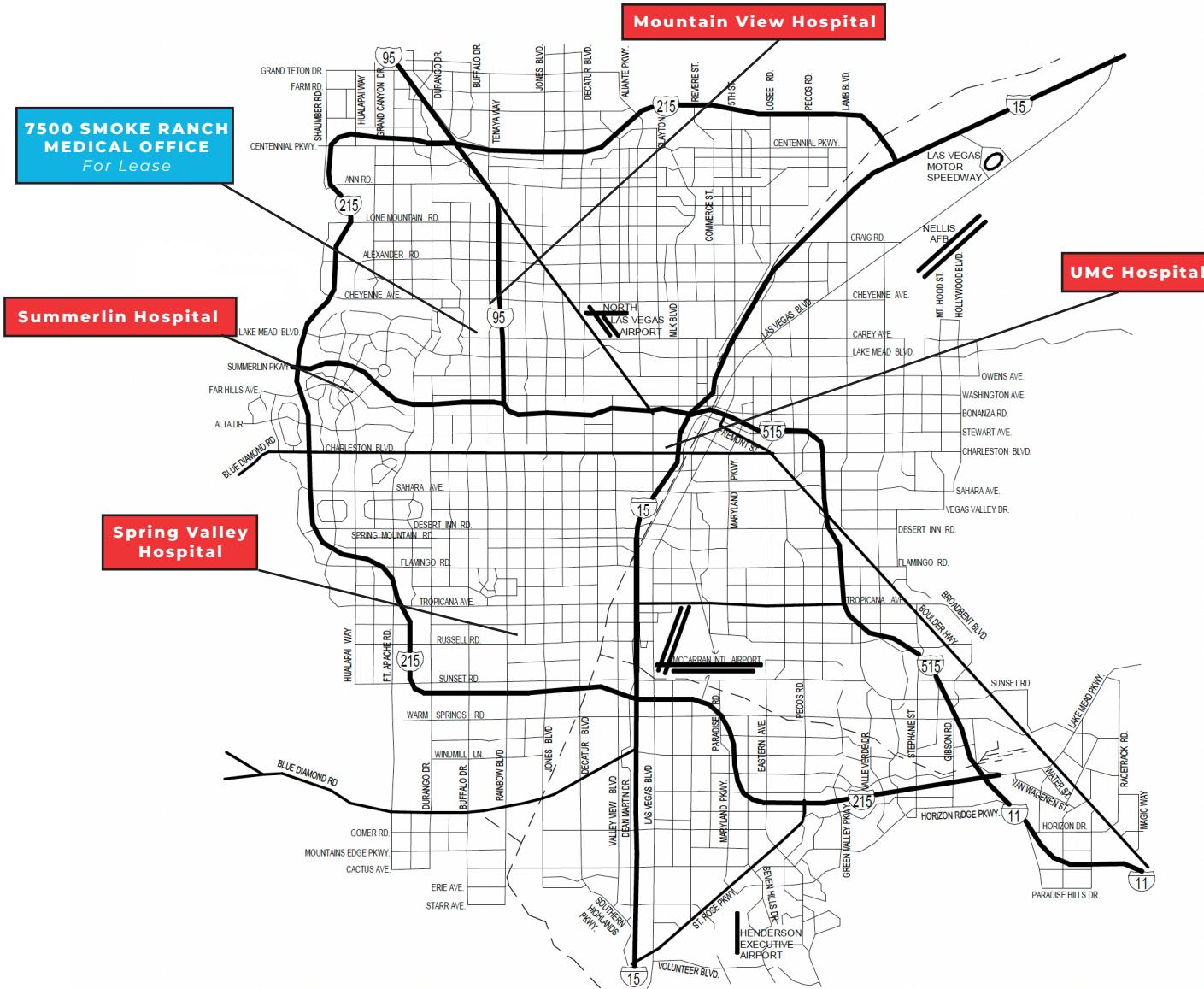
- Upgraded finishes
- 1 Mile from Mountain View Hospital
- Nearby Freeway access to US-95
- Covered Parking
- Professionally Managed

APN: 138-15-410-033

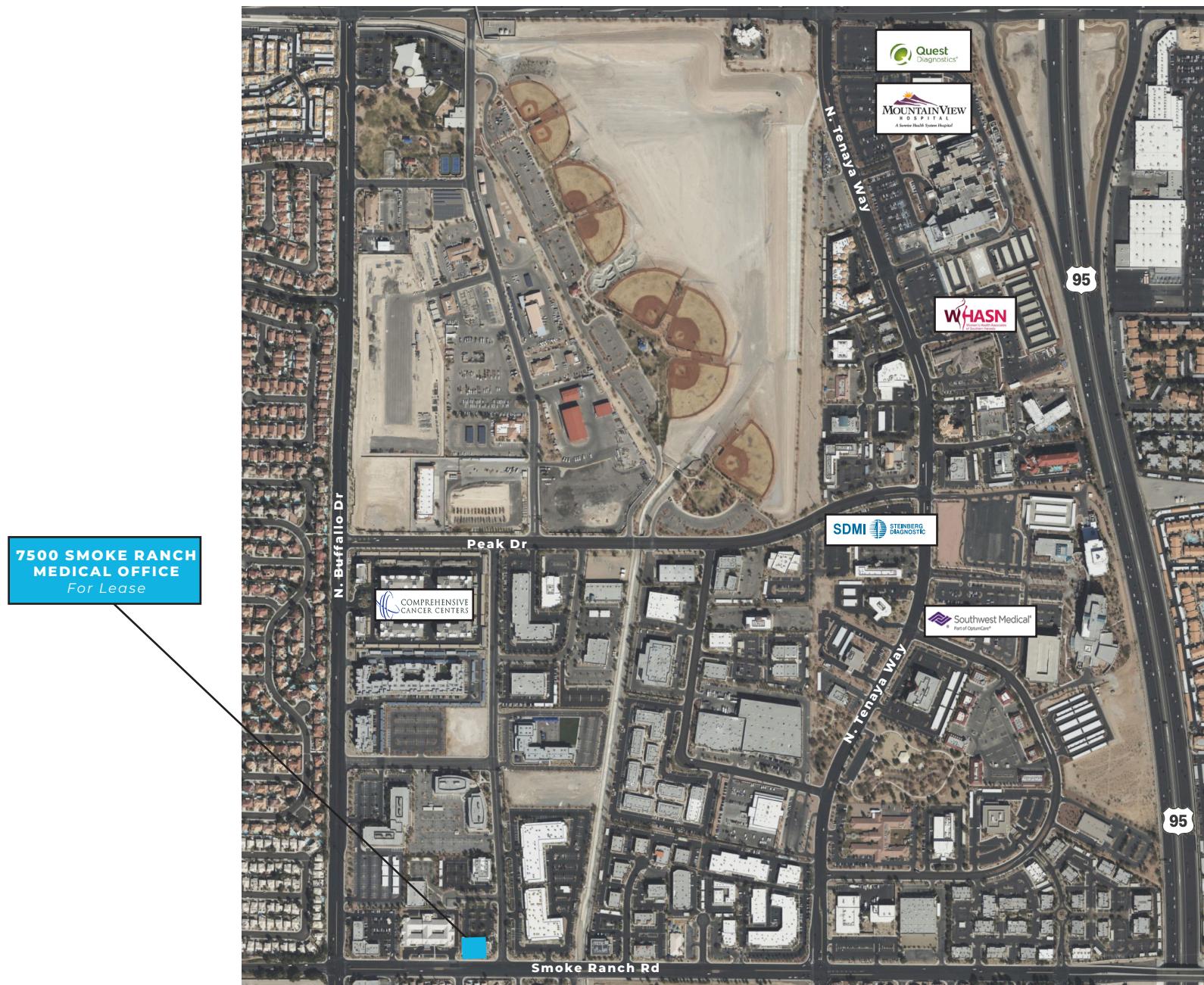
PHOTOS - MEDICAL OFFICE



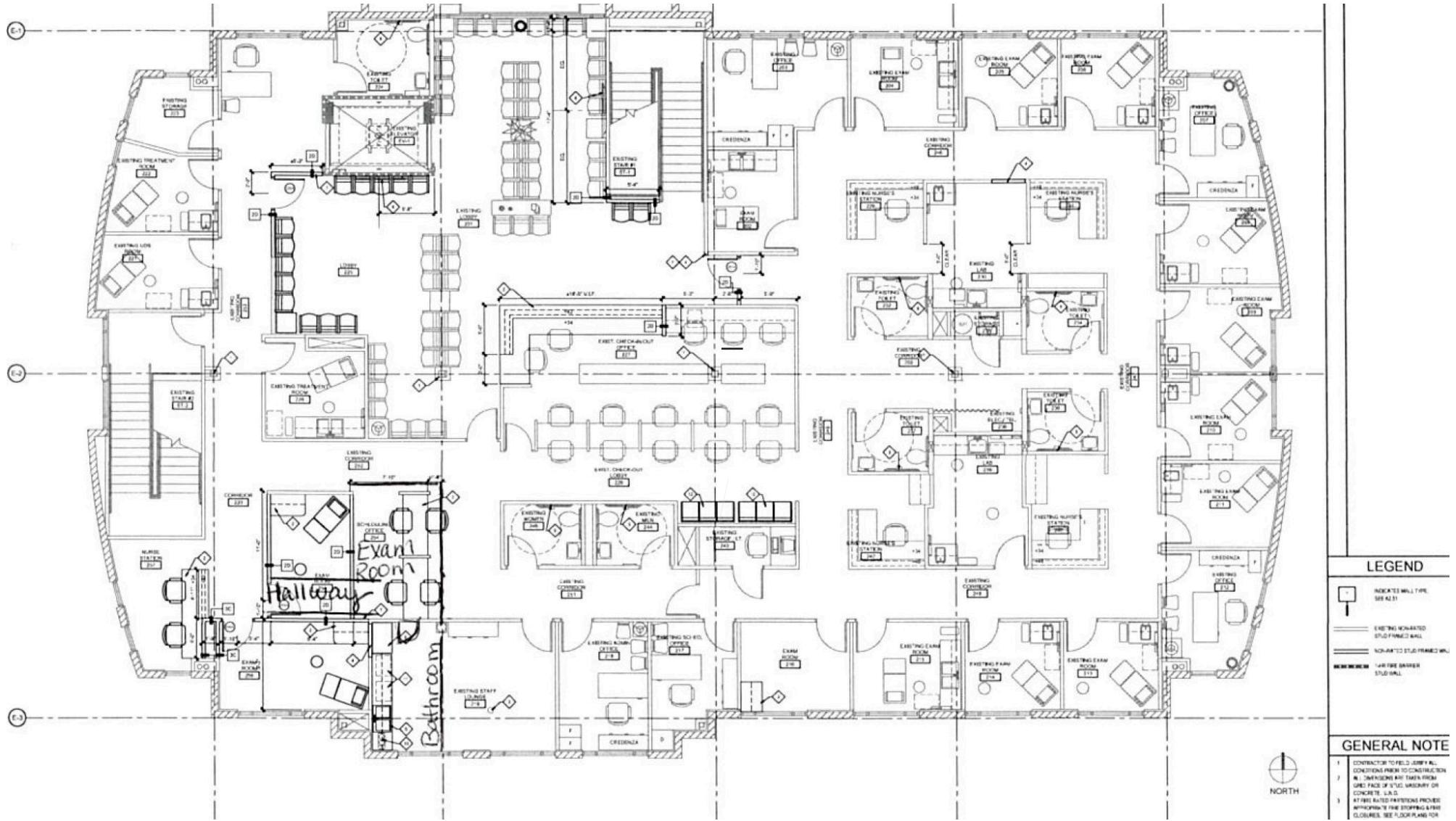
METRO AREA MAP - HOSPITALS



AERIAL MAP - MEDICAL OFFICE



FLOOR PLAN - #200





CALL US FOR MORE INFO

IREPLV, LLC
Commercial Real Estate
Brokerage • Development • Property Management
6970 S. Cimarron Rd, Ste 220 Las Vegas NV 89113



Michael Young

Broker B.0146036.LLC

702.604.6209

myoung@ireplv.com

Cadee Page

Associate S.0194071

702.978.2370

cpage@ireplv.com