

FOR LEASE

GREEN VALLEY CIVIC CENTER

2501-2651 N. Green Valley Parkway
Henderson, NV 89014



Pete Janemark, CCIM

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NV #S.76731



PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$1.10 SF/month (NNN)
BUILDING SIZE:	106,920 SF
AVAILABLE SF:	1,121 - 2,685 SF
LOT SIZE:	5.96 Acres
ZONING:	CC
APN:	178-06-512-001, 002, 003, 004 and 178-06- 510-003

PROPERTY OVERVIEW

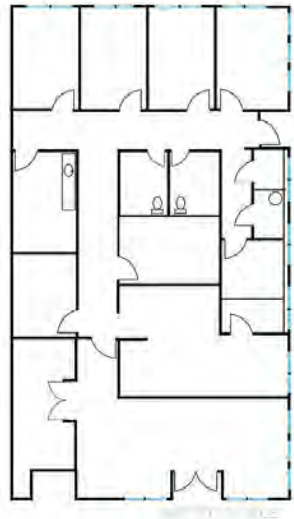
Green Valley Professional Center is conveniently located single story office complex located at the intersection of Green Valley Parkway and Sunset Road in Henderson. The grounds are open and spacious with upgraded landscaping and break areas. The area offers substantial shopping, services and eateries in all direction, many within walking distance. The property is flanked by the Green Valley Library, and the intersection is served by two major bus routes.

PROPERTY HIGHLIGHTS

- Signalized entrance
- Ample dedicated parking
- Ample shopping and services
- Central Location

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2651 GREEN VALLEY PARKWAY - SUITE 103 - ±2,685 SF



SUITE DESCRIPTION

Lobby/reception/waiting room, 4 wet patient rooms, 2 dry patient rooms or offices, a wet break room, two restrooms, IT room, mop room, one additional entry, extra storage, and a large conference room.



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