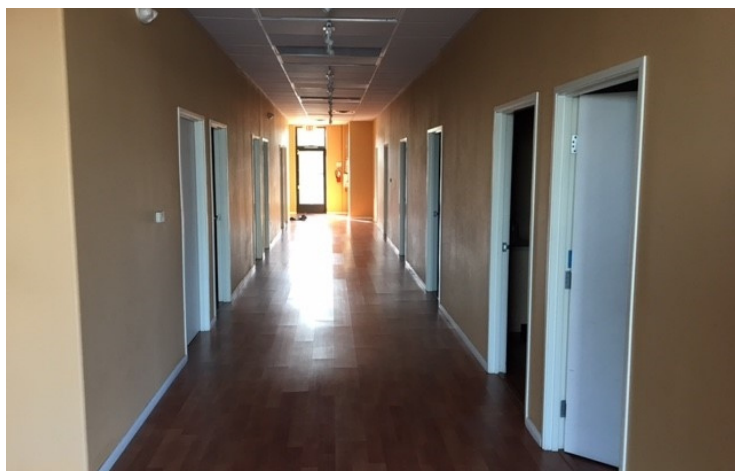


CAMBRIDGE GROUP LTD | 702-795-7900

ADOBE PLAZA

1371 W. Warm Springs Rd. Henderson, NV 89104



Cambridge Group LTD 1820 E. Warm Springs Rd #120 Las Vegas, Nv 89119
www.LVCambridge.Com | 702-795-7900 | Sales@LVCambridge.com

Jordan Hanley | 702-335-7731
Jordan@LvCambridge.com | Lic# BS.145889

Phyllis Hanley | 702-335-7719
PhyllisHanley@LvCambridge.Com | Lic# B.29985



@Cambridgegroupltd



Cambridge Group LTD

ADOBE PLAZA

ABOUT THE PROPERTY

LOCATION: 1371 W WARM SPRINGS RD. HENDERSON, NV 89104
CROSS STREETS: WARM SPRINGS AND STEPHANIE
PROPERTY TYPE: RETAIL STRIP CENTER
ZONING DESCRIPTION: COMMUNITY COMMERCIAL (CC) - HENDERSON

ADOBE PLAZA IS A STRONG CENTER WITH GREAT TENANTS. PROPERTY IS LOCATED ON TWO HIGH TRAFFIC STREETS (WARM SPRINGS AND STEPHANIE) AND IS SURROUNDED BY DENSE COMMERCIAL AND RESIDENTIAL PROPERTY. TENANTS WITHIN ADOBE PLAZA INCLUDE: EXPRESSIONS HAIR SALON, MASSAGE HEIGHTS, AND EXPRESS AUTO INSURANCE.

MCCARRAN INTERNATIONAL AIRPORT	15 MINUTE DRIVE	7.3 MI
LAS VEGAS BLVD.	22 MINUTE DRIVE	9.5 MI

SPACE FOR LEASE

SUITE #120 | 2,203 SF | \$1.60 + \$0.40

THIS UNIT OFFERS MULTIPLE OFFICES W/ SINKS, BEAUTIFUL RECEPTION AREA, SHOWER ROOM, LAUNDRY ROOM, AND NICE FLOORING. TRULY TURN KEY FOR ANY TYPE OF OFFICE/MEDICAL USERS. THIS UNIT ALSO HAS GREAT VISIBILITY TO THE BUSY WARM SPRINGS RD, GIVING THE TENANT EXPOSURE TO POSSIBLE CUSTOMERS.

