

4615 N. Lamb Blvd

North Las Vegas, NV 89115

Industrial for Sublease

7,925 SF



Leasing Information: 702.221.8226

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- Stand Alone Building with 0.4 acre of yard
- Single story office with built in furniture and mezzanine
- 7,925 SF First Floor
 - 812 SF of Mezzanine in addition to the first floor
- 3 Phase Power 250 Amps
- 16' Clear Height
- Evaporative Cooled Warehouse
- Fully Sprinklered
- Concrete Tilt Up
- Built 2000
- Sublease through 7/31/27

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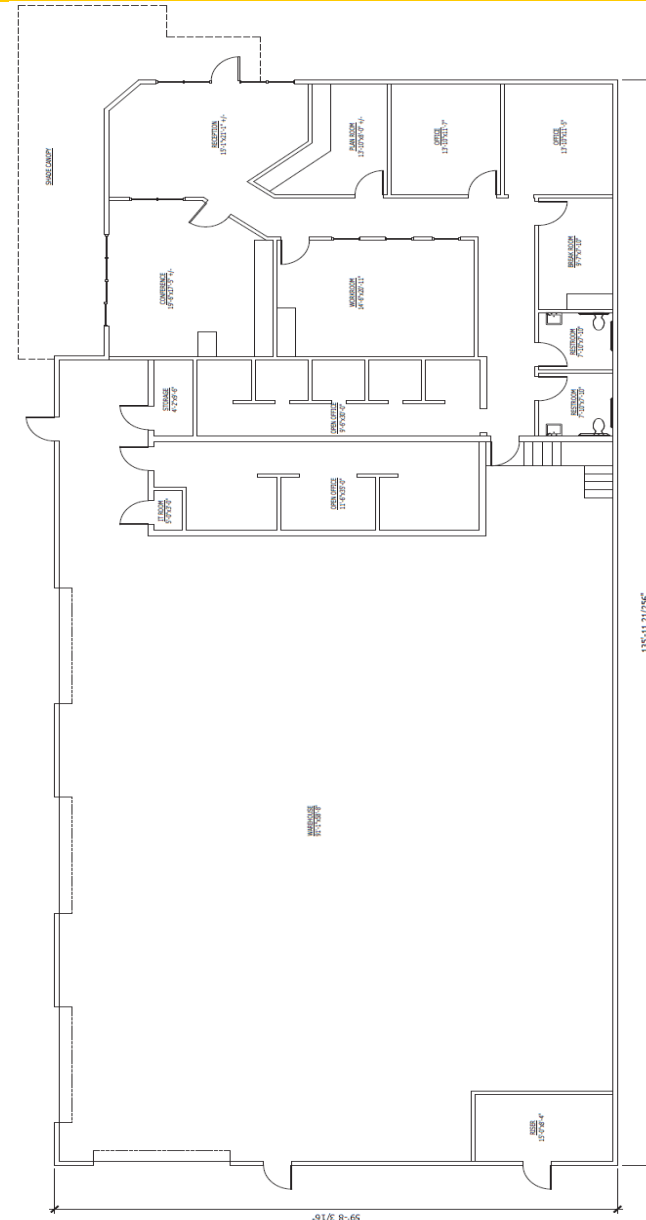
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Building Highlights

- Total SF: +/- 7,925 SF
- Office SF: +/- 2,835 SF
- Warehouse SF : +/- 5,090 SF
- Total Yard Size: +/- 0.40 Acres
- Grade Doors: Four 14' x 14'
- Lease Type: Triple Net
- Lease Rate: \$1.50 NNN
- CAM: \$0.25
- Availability: Currently
- Sprinklers: Fully Sprinklered
- Zoning: M-2

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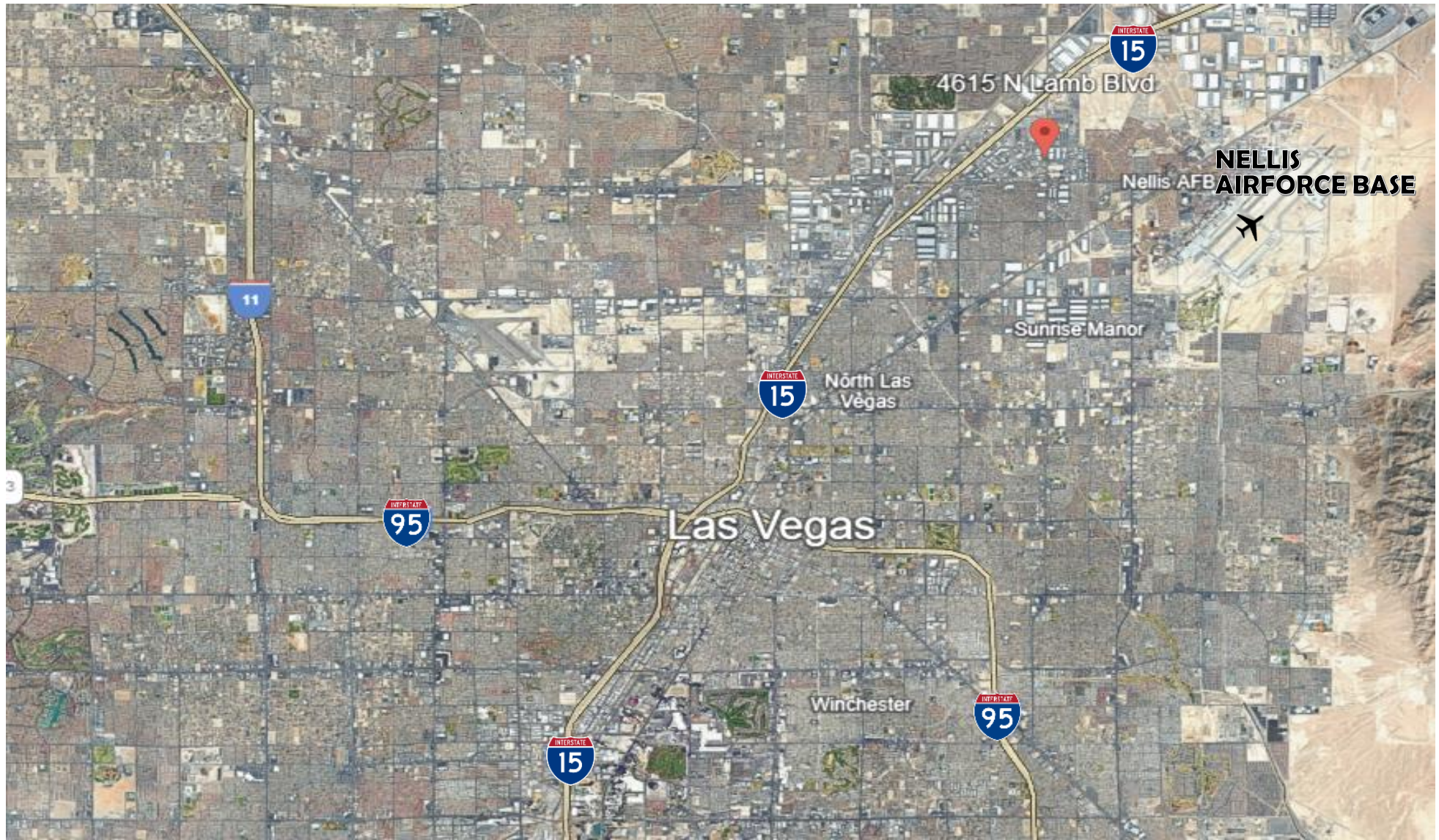


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