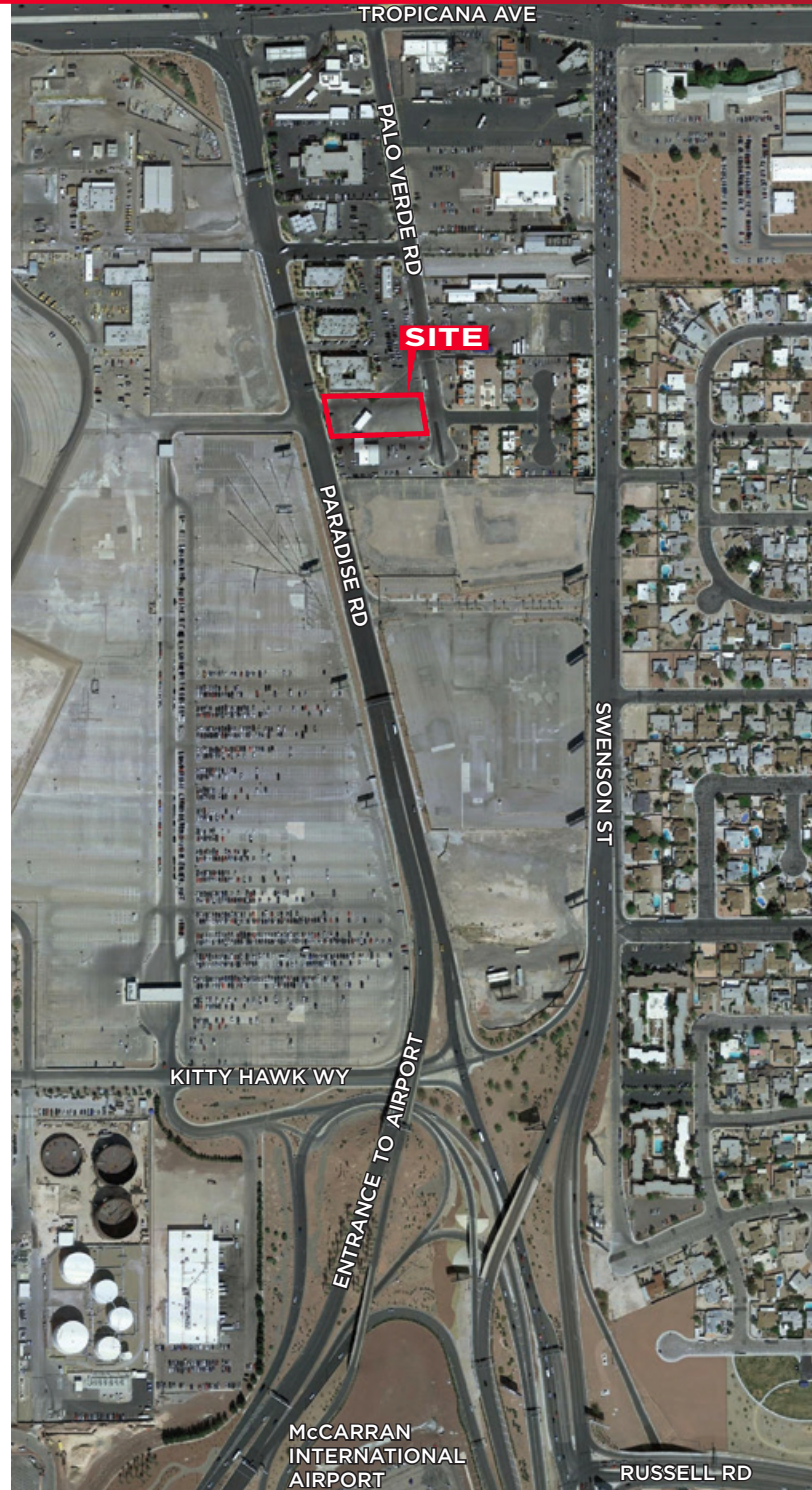




FOR LEASE

5050 Paradise Road

Las Vegas, NV 89119



±0.77 Acre Paved Lot with ±1,440 SF Office

Property Highlights

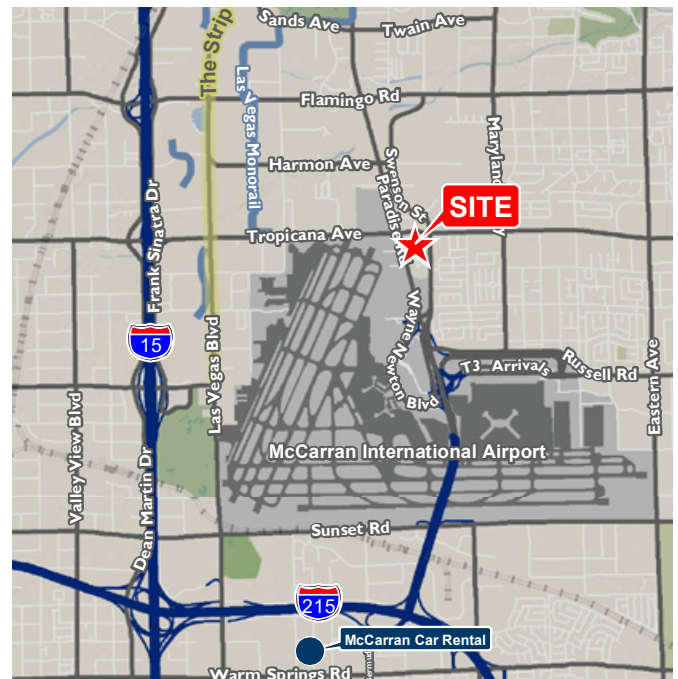
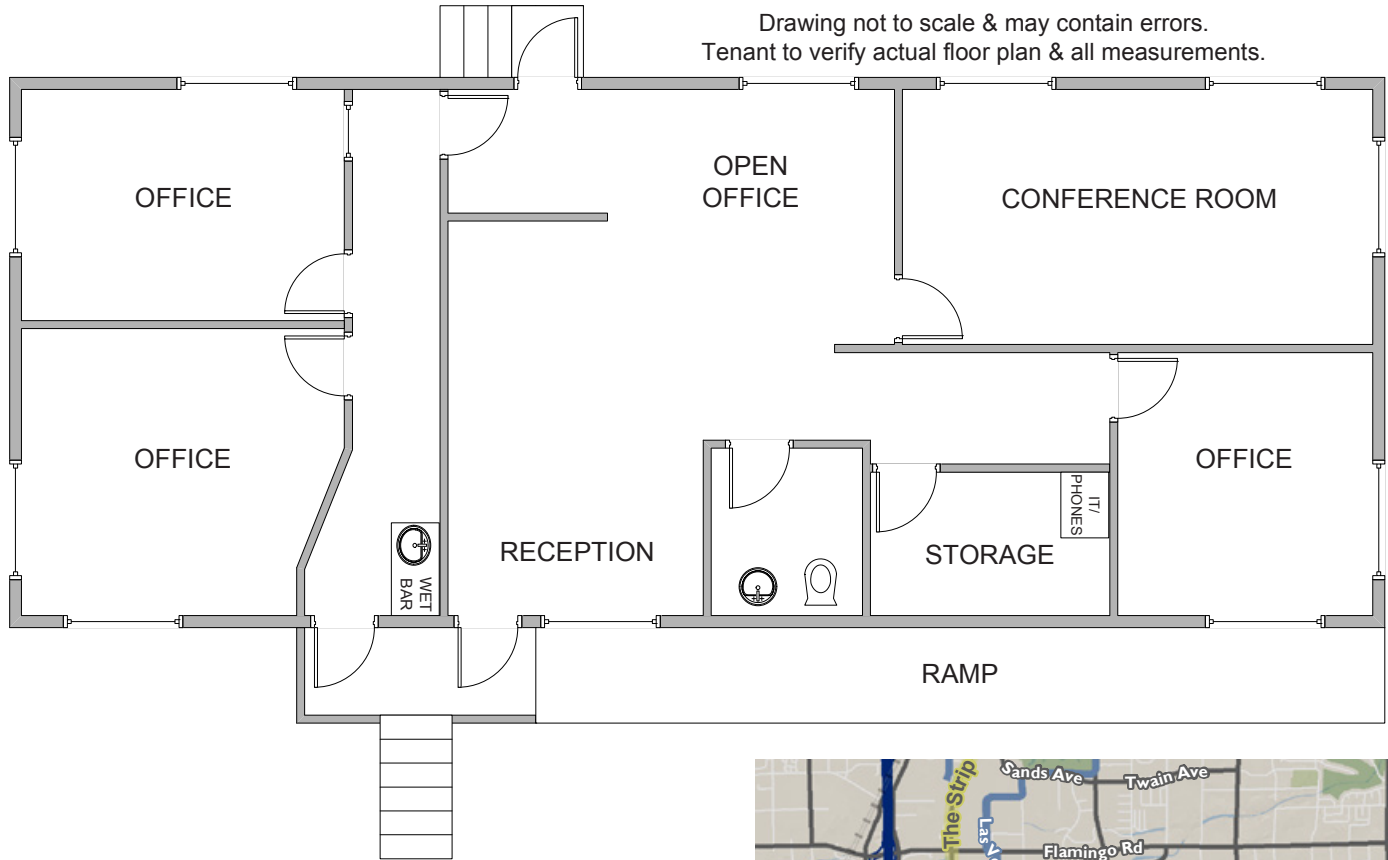
- ±0.77 Acres at entrance to McCarran Airport
 - ±20,000 SF lighted, paved, fenced/gated lot
 - Potential to fence entire site
 - ±120' frontage on Paradise Rd (& ±298' deep)
- ±1,440 SF Renovated Modular Office
 - Recent paint on exterior and interior
 - Recent flooring throughout
- Traffic Count: 36,000 vehicles per day
- Access from both Paradise Rd & Palo Verde Rd
- APN: 162-27-101-006
- Zoned M-D (Clark County)
- For Lease: \$9,000/month NNN

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Drawing not to scale & may contain errors.
Tenant to verify actual floor plan & all measurements.



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