

FOR LEASE | TARKANIAN PROFESSIONAL CENTER

7220 S. CIMARRON ROAD, LAS VEGAS, NV 89113

**AVISON
YOUNG**

AVISON YOUNG
10845 Griffith Peak Drive, Suite 100
Las Vegas, NV 89135
O 702.472.7979 F 702.475.7545

 **CANADA
BEST
MANAGED
COMPANIES**

Platinum member

For more information, please contact:

BARTON HYDE

D 702.475.7546

barton.hyde@avisonyoung.com

NV Lic #: S.0041080

AARON DRAWHORN

D 702.637.7711

aaron.drawhorn@avisonyoung.com

NV Lic #: BS.0145353

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TARKANIAN PROFESSIONAL CENTER

This is a rare opportunity for a medical or professional office tenant to be located in the best Class A office building in the southwest Las Vegas area. Tarkanian Professional Center is located in one of the most attractive areas of Las Vegas directly off the 215 Beltway fronting Warm Springs Rd., between Buffalo Rd. and Durango Dr.

The surrounding area provides great access to business services, bus lines, restaurants and various medical practices. Southwest Las Vegas is one of the fastest growing areas in all of the greater Las Vegas area.

PROPERTY HIGHLIGHTS

- Class A medical and office building
- 74,000 sf total building size
- Move in ready suites
- Attractive modern common areas
- 5:1000 total parking spaces
- Covered parking spaces available
- **LEASE RATE: \$1.65 - \$1.75/sf NNN**

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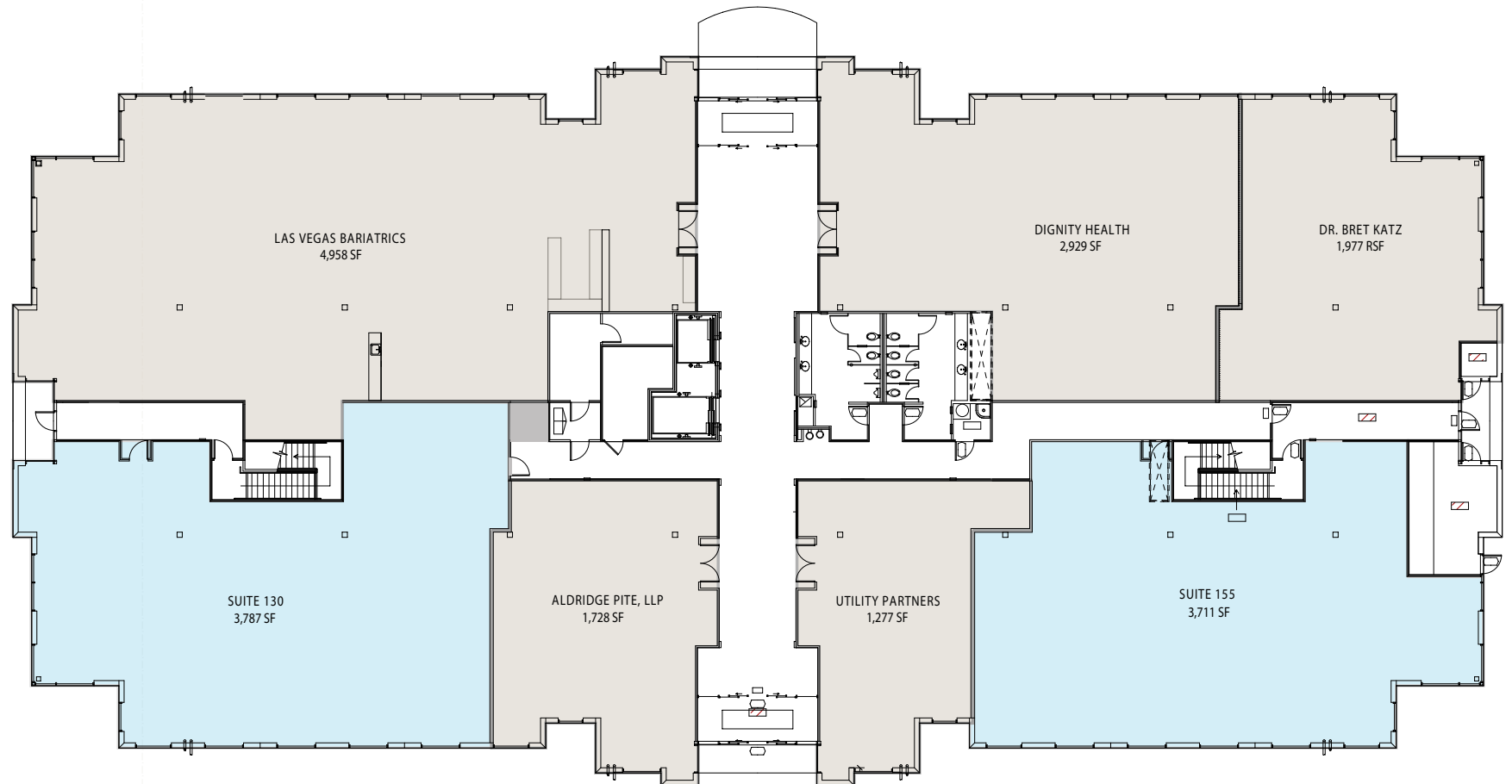
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7220 S. Cimarron Road, Las Vegas, NV 89113

First Floor



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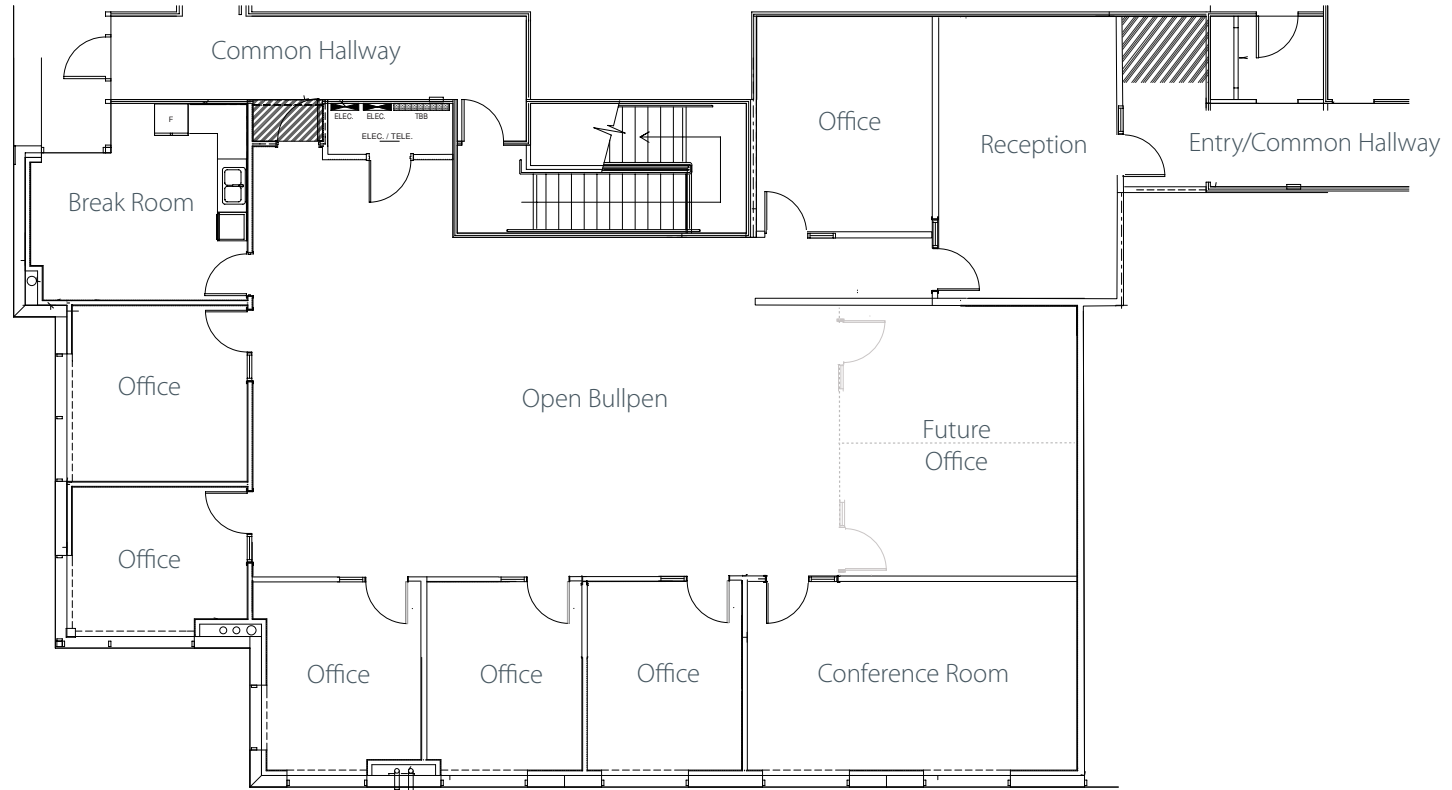
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7220 S. Cimarron Road, Las Vegas, NV 89113

Suite 130

3,787 RSF / 3,381 USF



DRAWING NOT TO SCALE. FOR ILLUSTRATION PURPOSES ONLY



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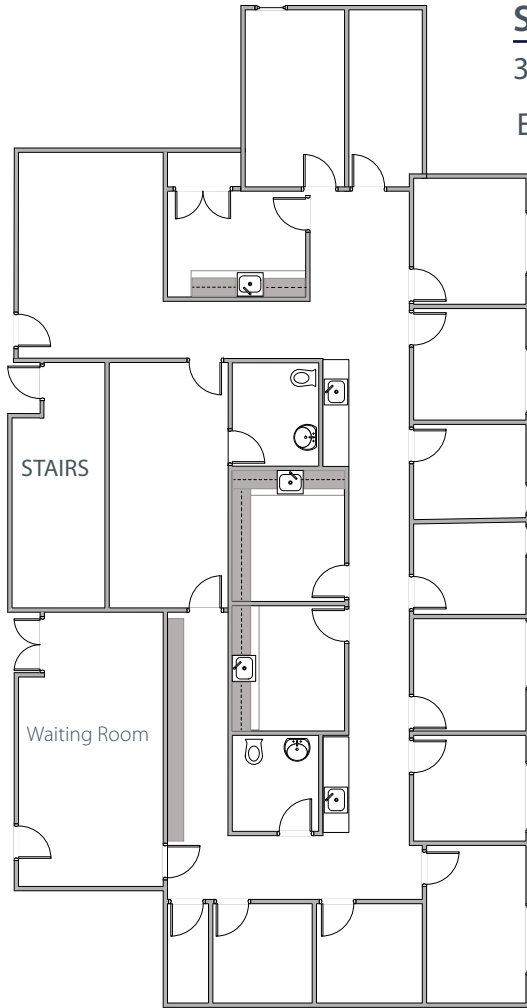
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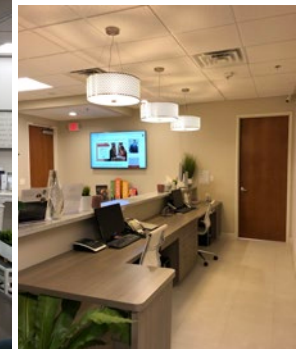
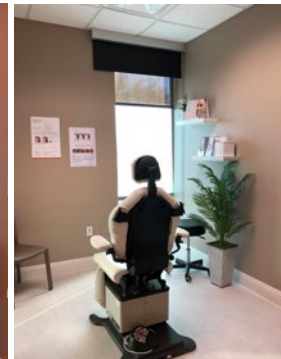
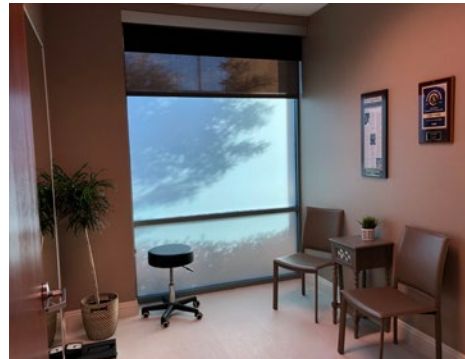
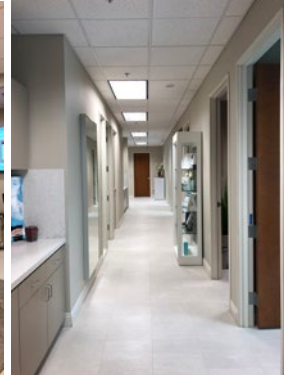
7220 S. Cimarron Road, Las Vegas, NV 89113



Suite 155

3,711 RSF / 3,313 USF

Existing medical office



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 **Dignity Health**
St. Rose Dominican
San Martin Campus

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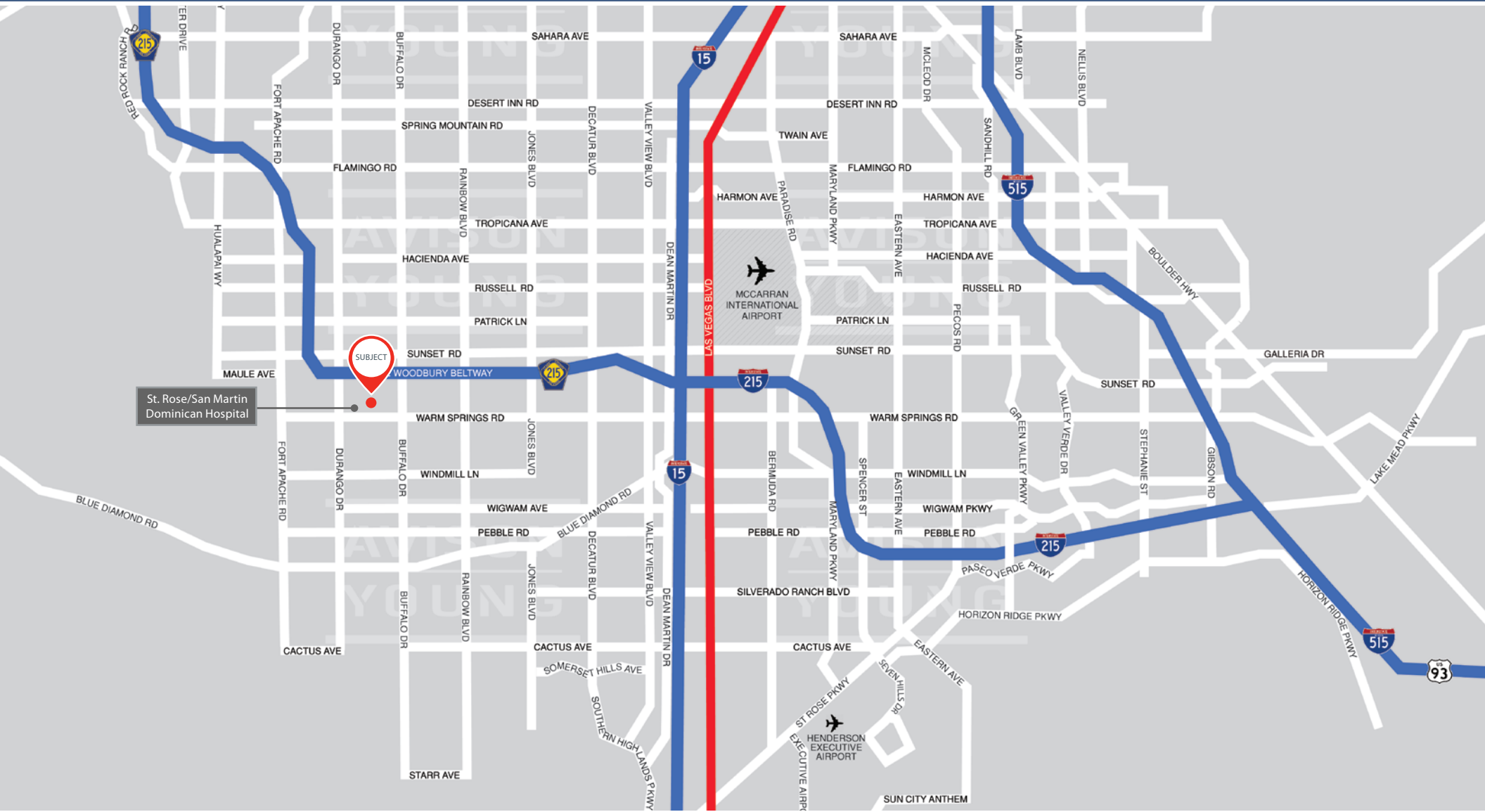
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Hospitals in the Las Vegas Valley

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