

30,000 SQUARE FEET

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AVAILABLE FOR LEASE 6975 DECATUR BLVD, SUITE 100-110, LAS VEGAS, NV - BUILDING #6



BUILDING FEATURES

- Office/Showroom: ±8,322 Sq. Ft.
- Clearance: 28' minimum @ 1st column
- Sprinklers: ESFR sprinkler system
- Power: 300 amp, 277/480 volt, 3 phase, 4 wire (expandable)
- Loading: 12 dock high and 2 ramped loading doors
- Minimum Truck Maneuvering: 130'
- 60' concrete loading aprons
- M-D Zoning
- Column Spacing: 50' x 50' (typical)
- Recessed storefront entries and accents
- Over-standard vehicle parking



PROJECT FEATURES

- Part of 360 acre master-planned business park
- Close proximity to Las Vegas Boulevard ("The Strip"), Convention Facilities and McCarran International Airport
- Immediate I-215 access at Decatur Blvd.

THOMAS & MACK
DEVELOPMENT GROUP

 **MAJESTIC REALTY CO.**
R.E. License #0036596 (NV)

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FOR ADDITIONAL INFORMATION:

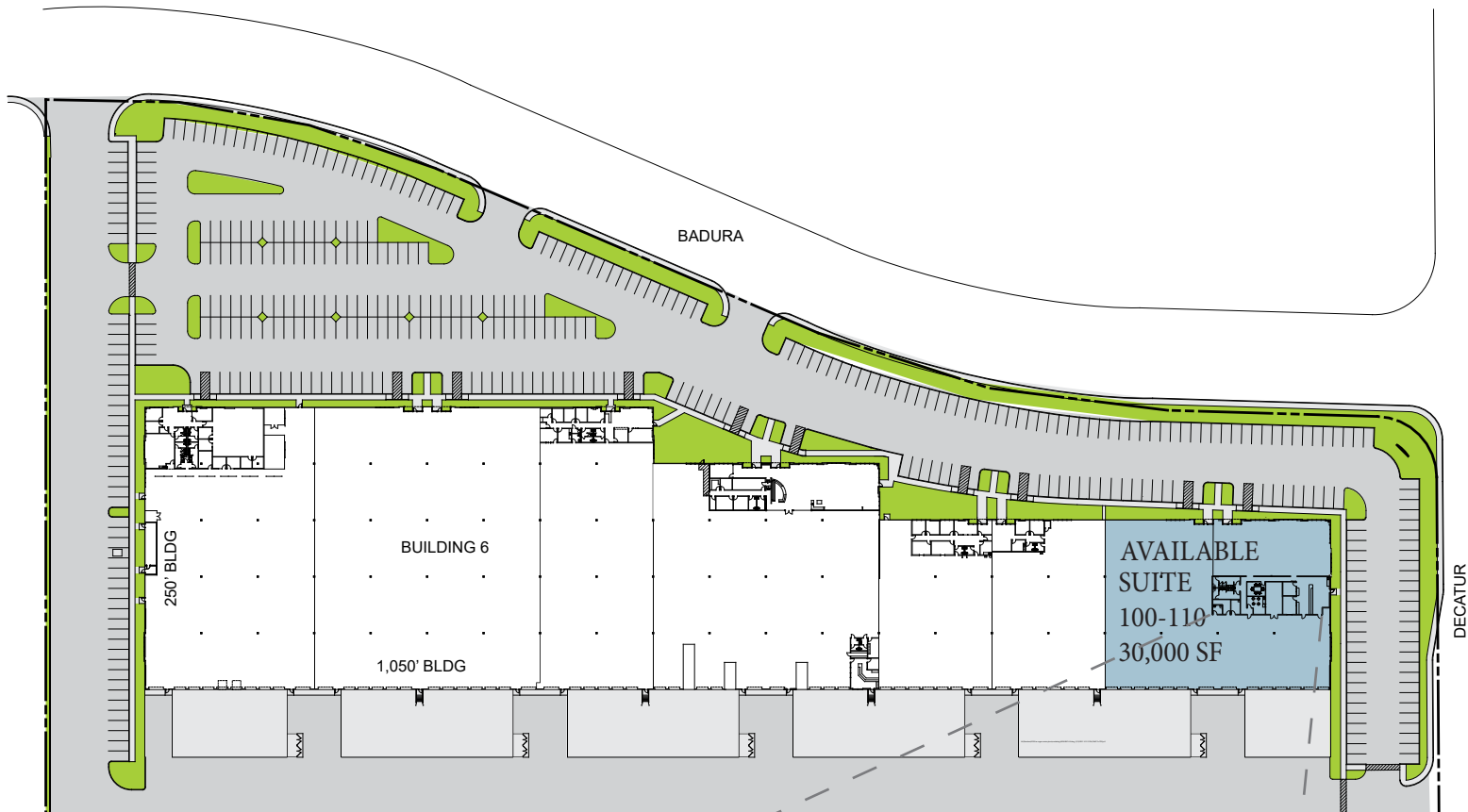
Bill Hayden
Tel: (702) 896-5564
whayden@majesticrealty.com

Rod Martin
Tel: (702) 896-5564
rmartin@majesticrealty.com

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4050 W. Sunset Road, Suite H | Las Vegas, NV 89118 | PH: (702) 896-5564 | www.majesticrealty.com

This statement is based upon information which we believe to be correct and is obtained from sources we regard as reliable but we assume no liability for errors or omissions therein.