

FOR LEASE

840 Grier Dr.

Las Vegas, NV



Hughes Airport Center



Property Features:

- Located in Hughes Airport Center
- Close Proximity to McCarran International Airport, I-15, I-215 and the Las Vegas "Strip"
- First class 420 acre 3.3 million sq. ft. business park
- Impressive airport and Las Vegas "Strip" views
- Parking ratio: 4.0/1,000 rsf, 20% existing covered parking
- Turn-key units available



Professionally Managed By:



Voit

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Real People. Real Solutions.®

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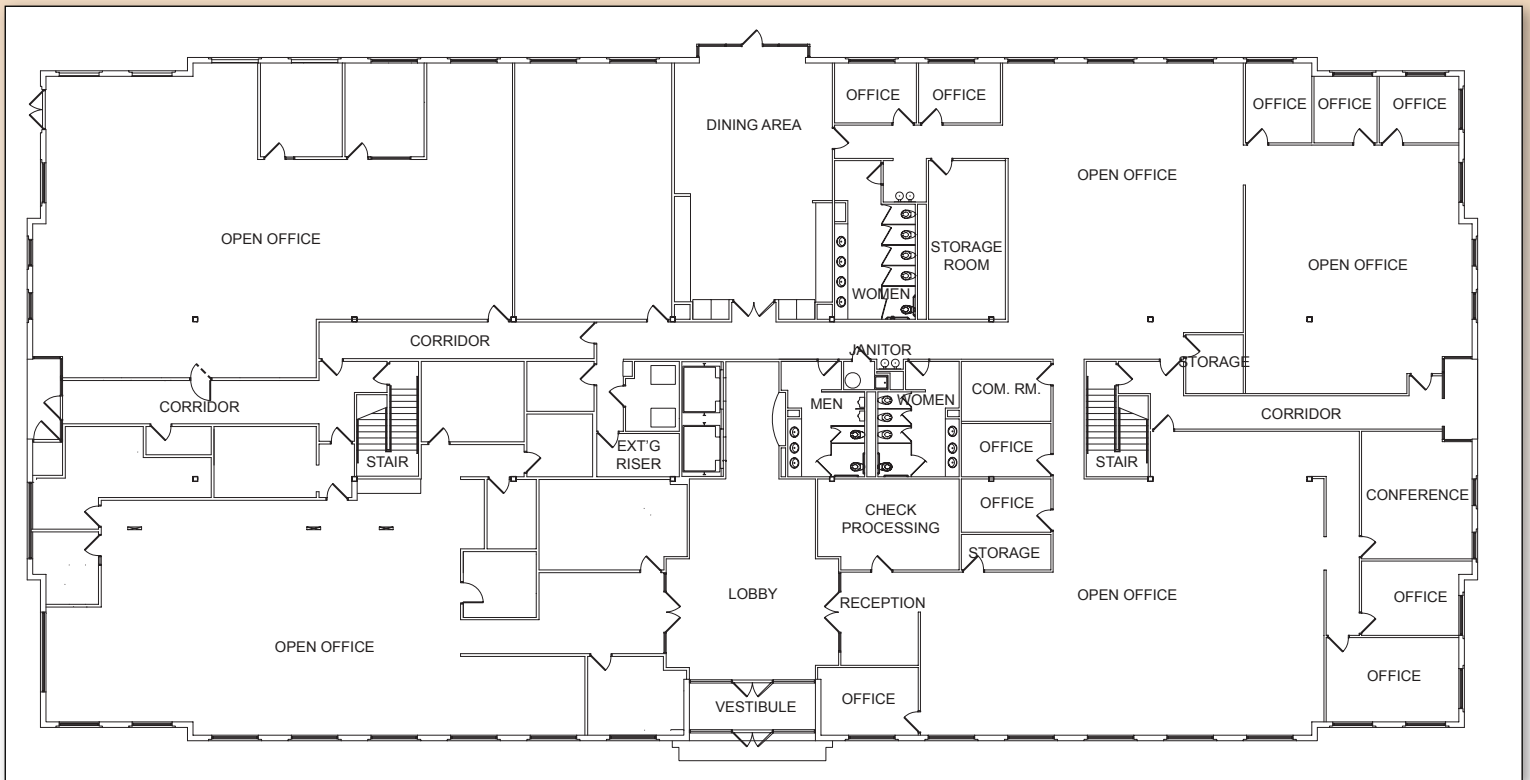
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Hughes Airport Center

FLOOR 1



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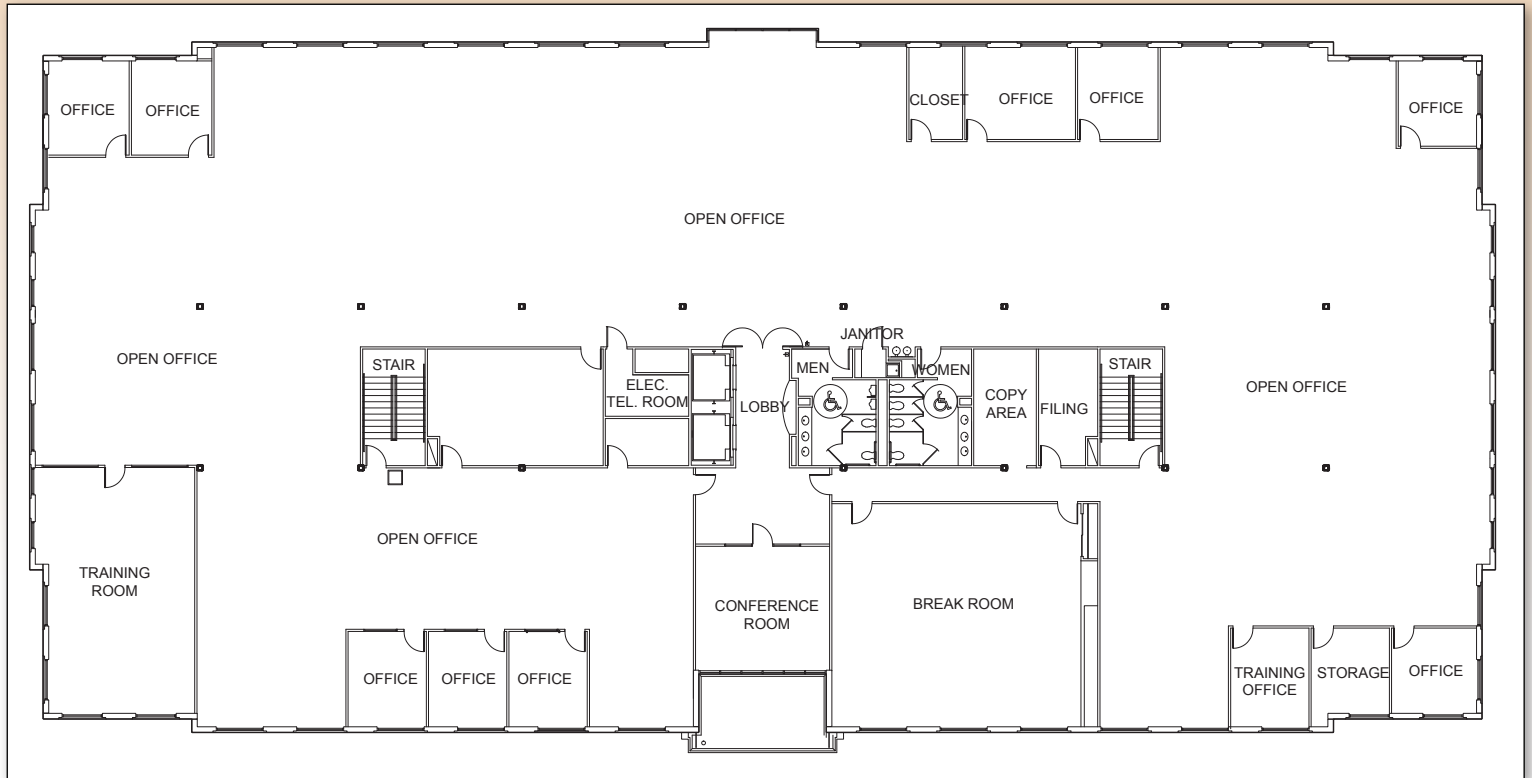
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Hughes Airport Center

FLOOR 2



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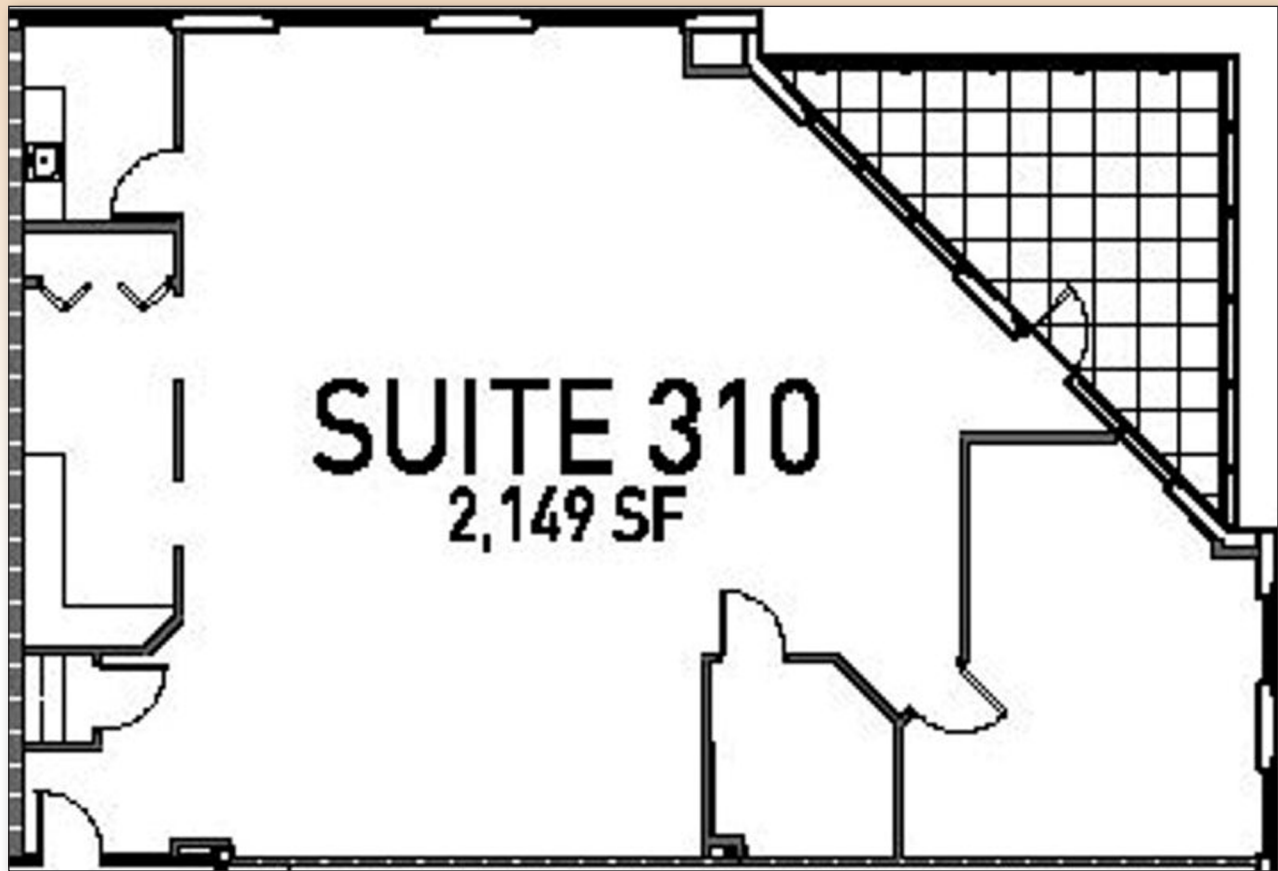
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840 Grier Dr.
Las Vegas, NV



Hughes Airport Center

SUITE 310



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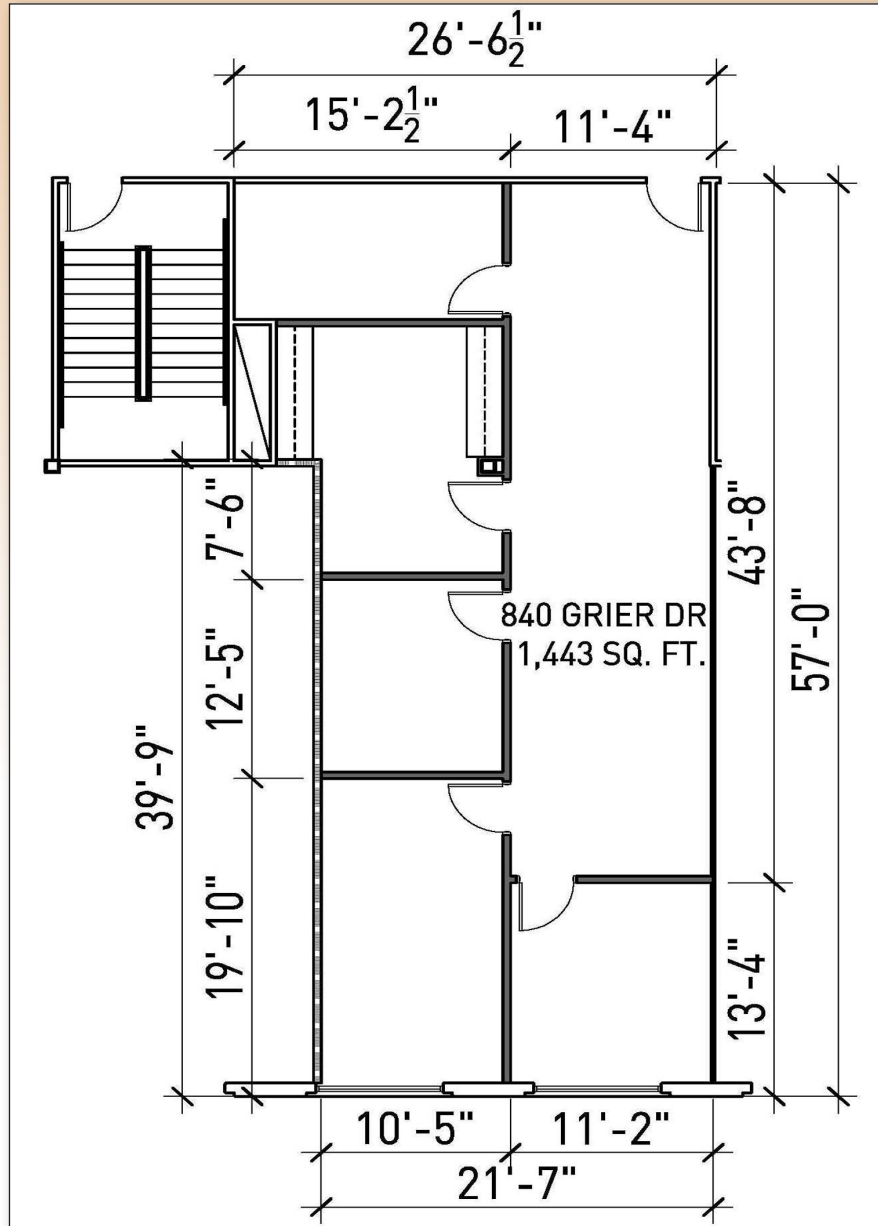
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840 Grier Dr.
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Hughes Airport Center

SUITE 350



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Hughes Airport Center 840 Grier Drive Las Vegas, NV	Available	
	Floor 1	±20,000 sq. ft.
	Floor 2	±20,000 sq. ft.
	Floors 1 & 2	±40,000 sq. ft.
	Suite 310	+2,149 sq. ft.
	Suite 350	±1,443 sq. ft.

Zoning	Sprinklers	Parking
MD	Yes	4.0/1000 SF

Availabilities & Terms		
Suite #	Total SF	Rate
Floor 1	±20,000	\$1.90 FSG
Floor 2	±20,000	\$1.90 FSG
Floors 1 & 2	±40,000	\$1.90 FSG
#310	±2,149	\$1.90 FSG
#350	±1,443	\$1.90 FSG

Comments

Floors 1 & 2: This is a 2-story call center space formerly occupied by MGM.

This Class A office building fronts Sunset Blvd. and currently has two finished office suites available for immediate occupancy. All suites are on the third level and offer views of the Las Vegas Valley and the famous Las Vegas "Strip".

The parking ratio for all office suites is 4/1000 SF with covered parking available.

Landlord is now offering COMMISSION BONUSES! Call for details.

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