

3848 Civic Center Drive



±16,000 SF on ±2.93 Acres | M-2 Zoned Land | North Las Vegas, NV



FOR SUBLEASE

Property Overview

±16,000 Total SF
with ±5,500 SF HVAC Office



±2.93 Acre Secured Yard featuring
CMU Perimeter Walls and Dual
Rolling Ingress/Egress Gates



Twelve (12) 12' x 14'
Grade Level Loading Doors



Master Lease Expires:
June 10, 2028



Two (2) Above Ground Storage Tanks:
600 Gallon & 1,000 Gallon



2008 Year Built



General Industrial (M-2)
North Las Vegas Zoning



±21' Clear Height



Concrete Tilt-Up Construction



±1 mile to I-15 via Cheyenne Avenue
and/or Craig Road



APN: 139-12-110-002



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Sublease Rate

Contact Broker for Pricing

Sublease Expires: June 10, 2028

CONTACT US

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Floor Plan

SITE

● = Grade Door ■ = Fully Secured Yard ■ = Above Ground Storage Tanks

For illustration purposes only. Not to scale. 



Site Aerial

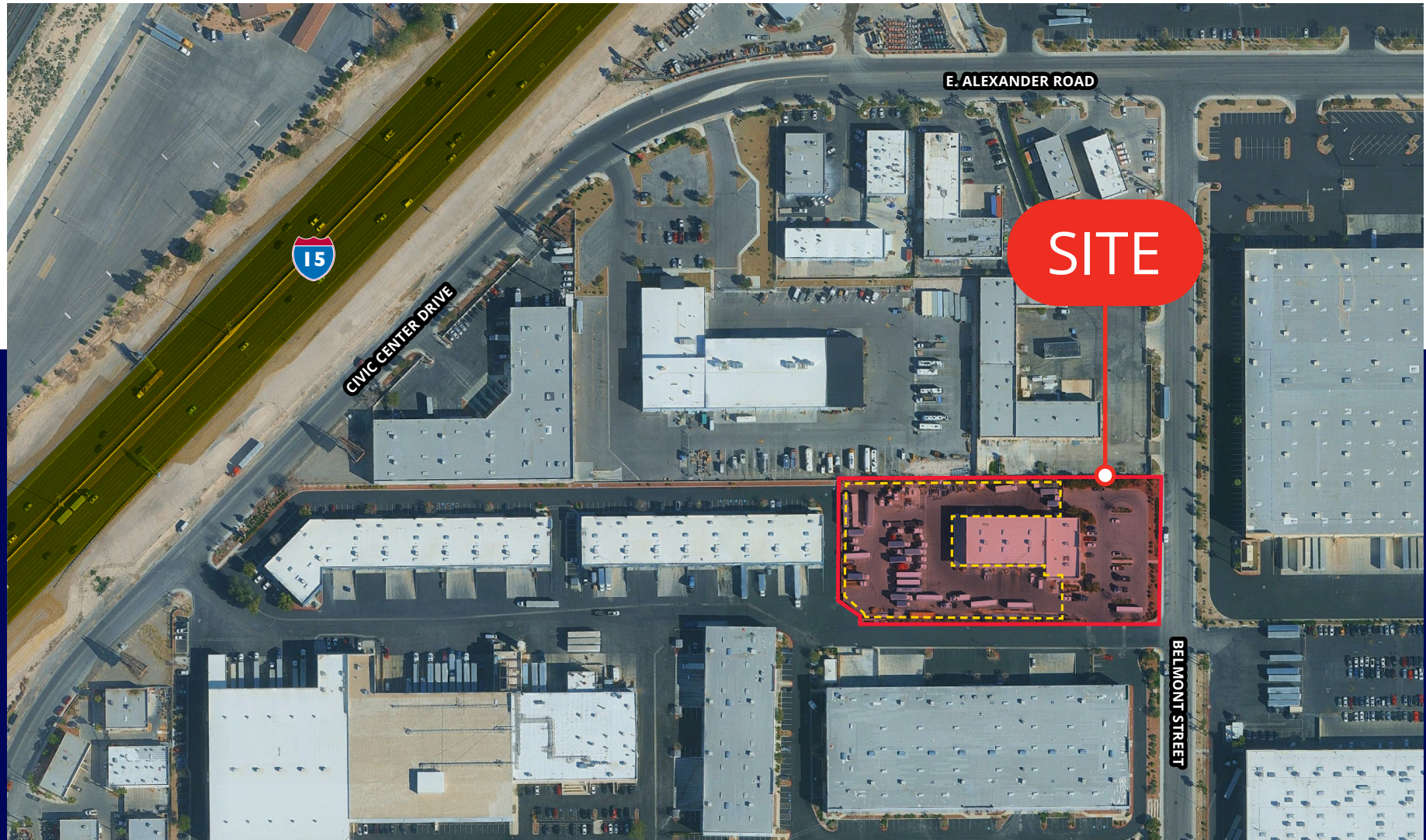
±16,000 SF

Freestanding Industrial Building

▲ For illustration purposes only. Not to scale.

■ = Available

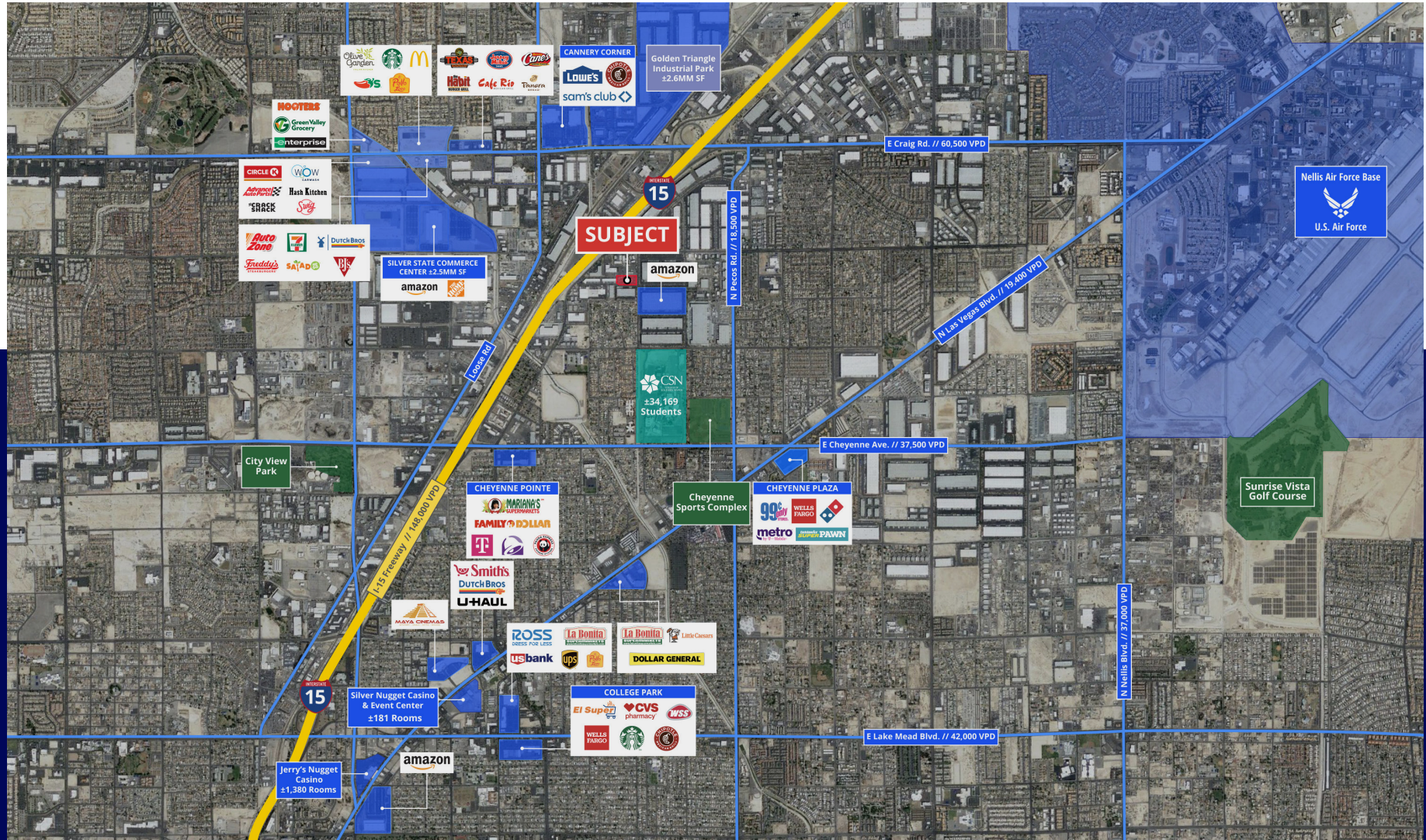
■ ■ ■ = Fully Secured Yard



Location Map

For illustration purposes only. Not to scale.

Conveniently located in the North Las Vegas Submarket, this project provides excellent connectivity to the I-15 via Craig Road and Cheyenne Avenue.



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