

# Arena Commerce Center

Las Vegas, NV 89118

## Industrial for Lease

2,280 – 20,400 SF



Leasing Information: 702.221.8226

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# Lincoln

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## Industrial for Lease

Building	Address	Square feet	Office	Warehouse	Grade	Dock	Asking	CAM	Total Monthly
2	3535 Harmon D	2,280	600	1,680	1	0	\$1.25	N/A	\$2,850.00
2	3535 Harmon E	2,280	600	1,680	1	0	\$1.25	N/A	\$2,850.00
2	3535 Harmon I	2,280	0	2,280	1	0	\$1.20	N/A	\$2,736.00
3	3485 Harmon 120	20,400	13,000	7,400	2	0	\$1.15	\$0.19	\$27,336.00
17	4625 Polaris 100	5,709	3,709	2,000	1	0	\$1.20	N/A	\$6,850.80
17	4625 Polaris 120	4,882	4,882	0	0	0	\$1.20	N/A	\$5,858.40
17	4625 Polaris 210	2,994	2,994	0	0	0	\$1.30	N/A	\$4,191.60
24	4665 Procyon E	2,995	900	2,095	1	0	\$1.10	\$0.25	\$4,043.25
28	3113 & 3117 Tompkins	3,290	1,500	1,790	2	0	\$1.20	\$0.21	\$4,638.90
28	3125 Tompkins	1,484	1,484	0	0	0	\$1.15	\$0.21	\$2,018.24
28	3229 & 3233 Tompkins	2,319	450	1,869	1	0	\$1.25	\$0.21	\$3,385.74
28	3237 Tompkins	3,870	2,870	1,000	2	0	\$1.20	\$0.21	\$5,456.70
29	4790 Polaris	6,833	800	6,033	1	0	\$1.30	\$0.21	\$10,317.83
29	3055 Palms Center Dr.	10,769	700	10,069	2	0	\$1.30	\$0.21	\$16,261.19

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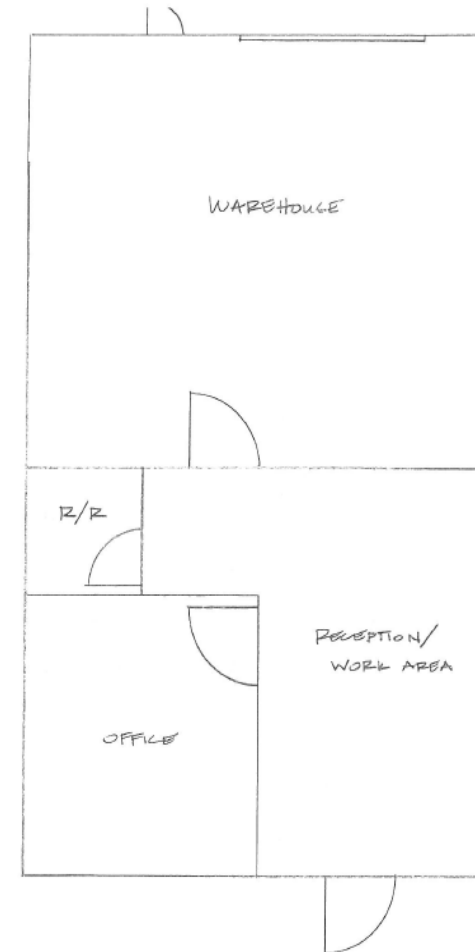
### 3535 Harmon Available Floorplans

#### UNIT D, E & I

- » 2,280 SF
- » +/- 600 SF Office
- » +/- 1,680 SF Warehouse
- » 1 Grade Door 10' x 12'

#### LEASING TERMS

- » \$1.30 PSF Monthly MG
- » 5% ANNUAL INCREASES



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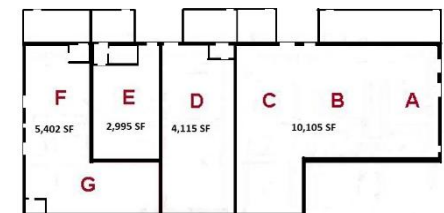
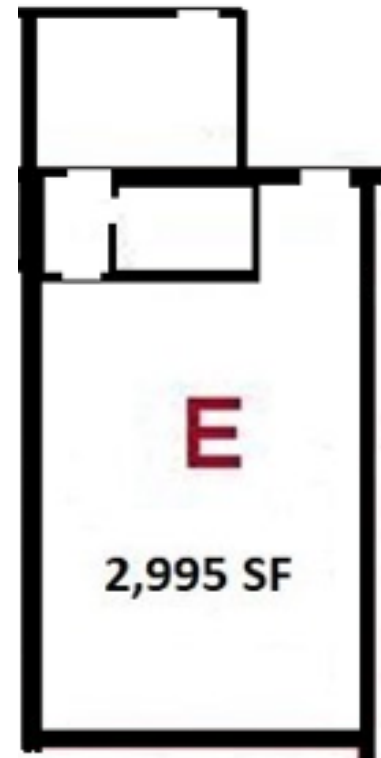
#### UNIT E

- » 2,995 SF
- » +/- 900 SF Office
- » +/- 2,095 SF Warehouse
- » 1 Grade Door 10' x 12'

#### LEASING TERMS

- » \$1.10 PSF Monthly NNN
- » 5% ANNUAL INCREASES
- » \$0.25 PSF Monthly

Operating Expenses \*Estimate

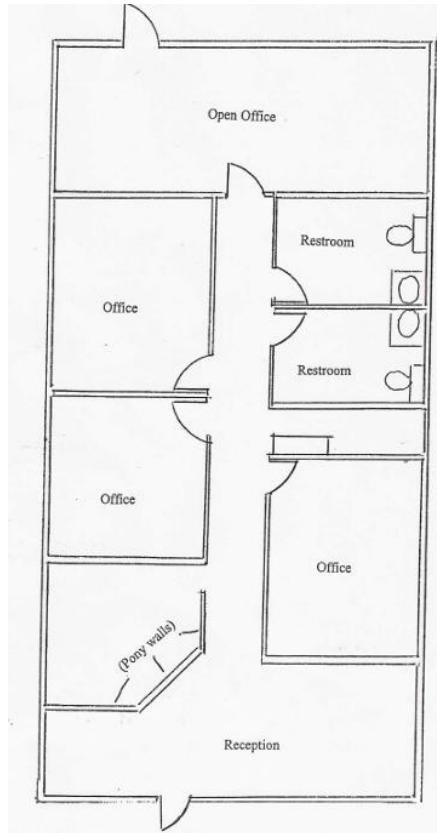


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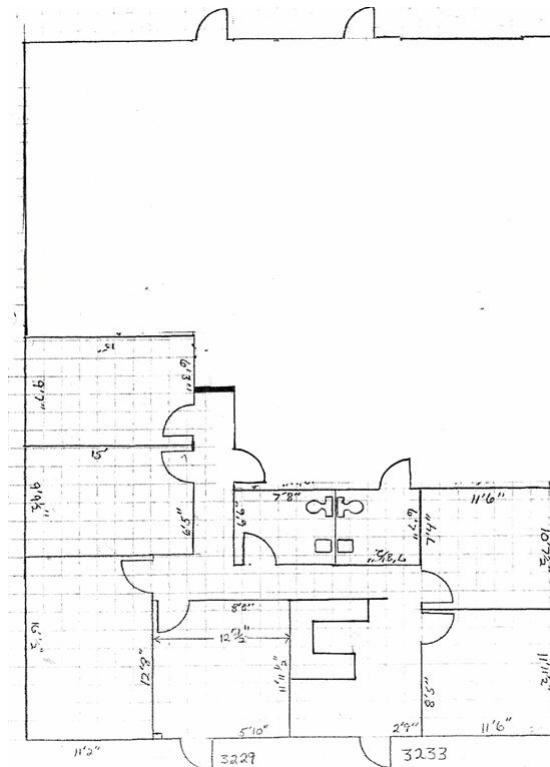
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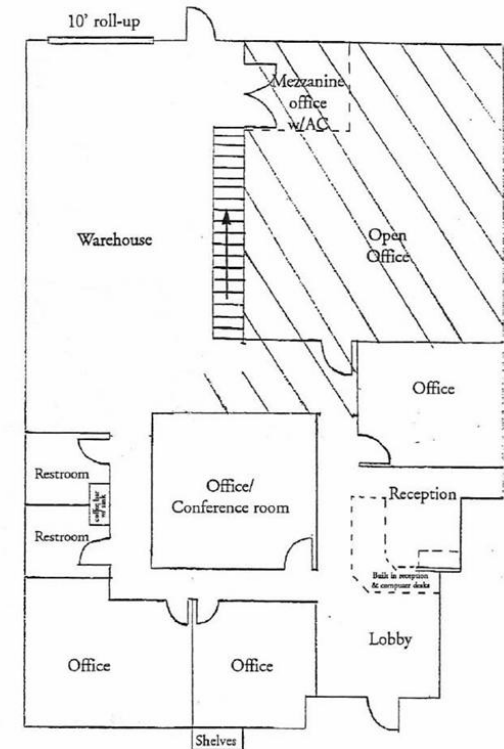
## Tompkins Available Floorplans



Suite #3125



Suite #3229 & 3233



Suite #3237

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