

PRICE REDUCED

ACTIVE UP RAIL SPUR



SCAN & SUBSCRIBE!
LARKIN
INDUSTRIAL GROUP

6400 W Richmar Ave | Las Vegas, NV 89139

NAIExcel
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

6064 South Durango Drive,
Las Vegas, NV 89113
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LISTING LEAD

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Property Summary

SALE PRICE **PRICE REDUCED \$3,900,000**

BUILDING SQFT **±2,000 SF**

ACRES **±4.28**

- ±2,000 Total SF
- ±4.28 AC (1% Building Coverage)
- Industrial Light (I-L) Zoning
- Heavy Power - TBD
- Rail, carts access - TBD
- Scale on Site
- Mostly Paved
- Demolition Bid on File
- Southwest Submarket
- Fully Concrete, Lit & Secure
- Metal Fence Perimeter with Rolling Gate



OR TEXT 22884 TO 39200

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Area Map



Area Map





Distance to Major Cities

Salt Lake City, Utah	420 miles
Reno, Nevada	438 miles
Los Angeles, California	270 miles
San Diego, California	332 miles
Denver, Colorado	748 miles
Phoenix, Arizona	305 miles

Market Research

Our offices publish commercial and residential market research across Utah and Nevada. NAI Excel is known for their deep and rich data. Lending institutions, appraisers, and business consultants look to our market reports as the authority on commercial real estate market trends. We have built and maintained a comprehensive database comprised of data collected from some of the largest appraisal firms in the region, NAI transaction, and other data. NAI publishes statistics for the office, retail, industrial, and multifamily markets. Additionally, single family housing reports are published for every major market from Las Vegas to Salt Lake City, through our affiliate.

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