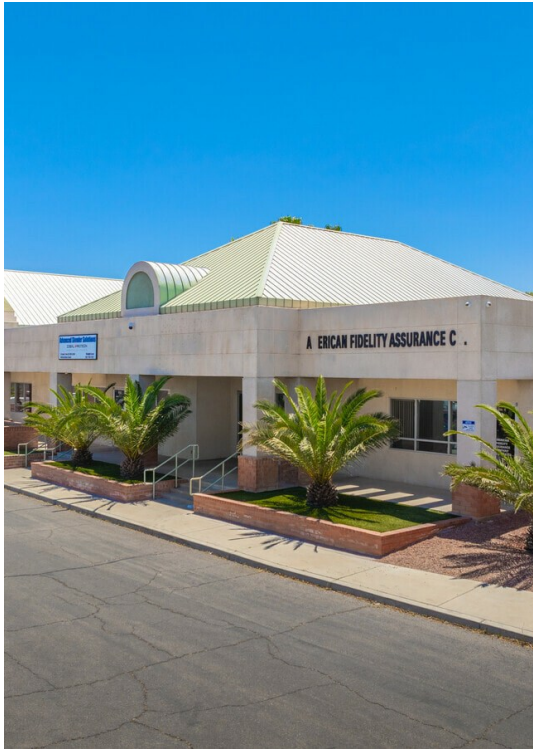




3505 E Flamingo

3505 E Flamingo Rd, Las Vegas, NV 89121



Huong Dam-Nardelli

Keller Williams Marketplace

2230 Corporate Cir, Suite 250, Henderson, NV 89074

hanna.dam@kw.com

(702) 683-0888

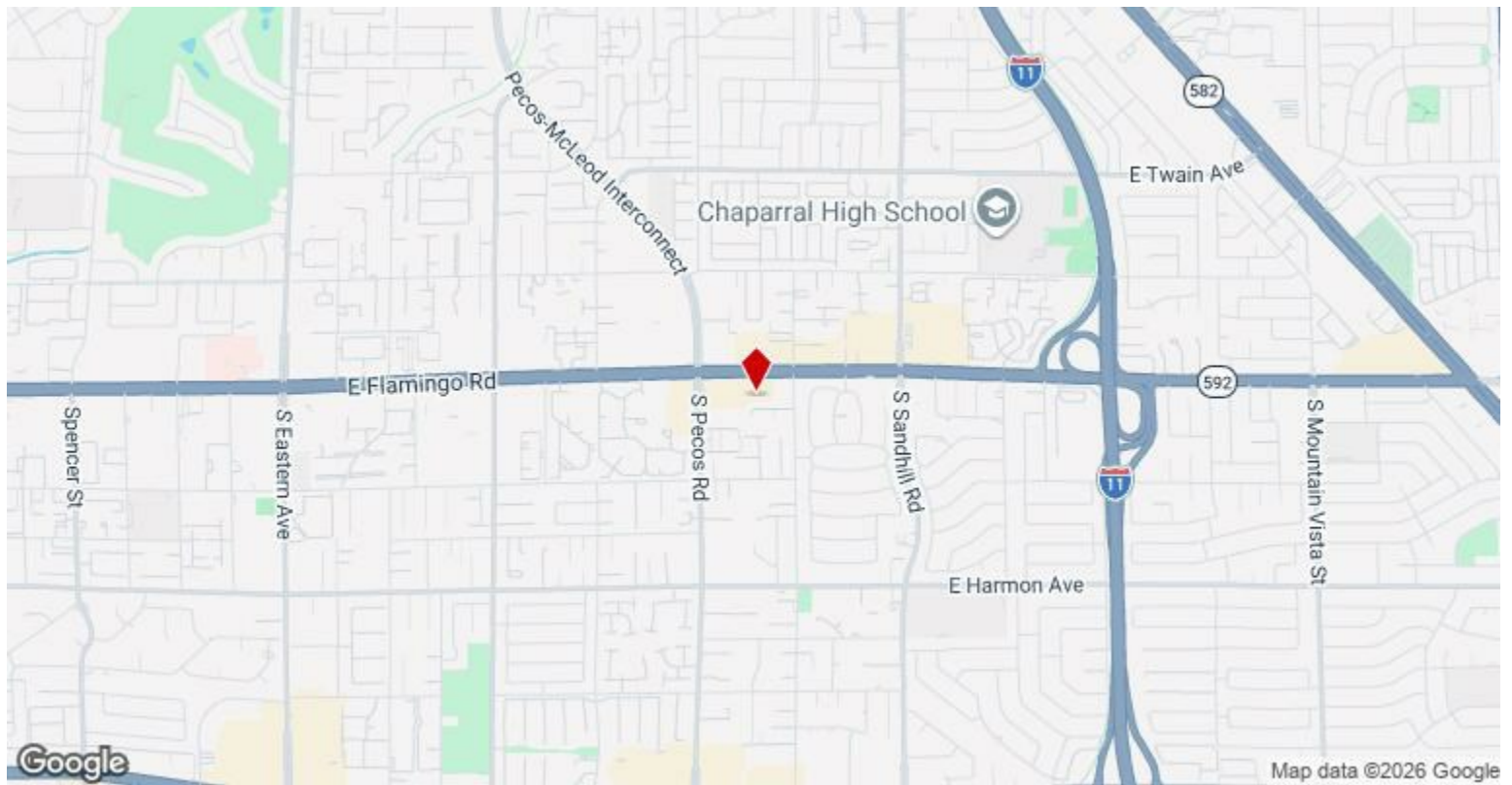
1

1st Floor

Space Available	2,000 - 4,000 SF	Retail or Resturaunt
Rental Rate	\$12.00 /SF/YR	
Date Available	Now	
Service Type	Triple Net (NNN)	
Built Out As	Standard Office	
Space Type	Relet	
Space Use	Office/Medical	
Lease Term	Negotiable	

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Advanced Spinal Solutions	-	
AGS Insurance Svc	-	
American Fidelity Insurance Company	-	
Bluemoon Advisors	-	
Education Support Employees Association	-	
John Hughes	-	
Webster Wellness Healthcare	-	



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Property Photos



Interior Photo



Interior Photo

Property Photos



Property Photos



Property Photos



Interior Photo



Building Photo

Property Photos



Interior Photo



Building Photo

Property Photos



Property Photos



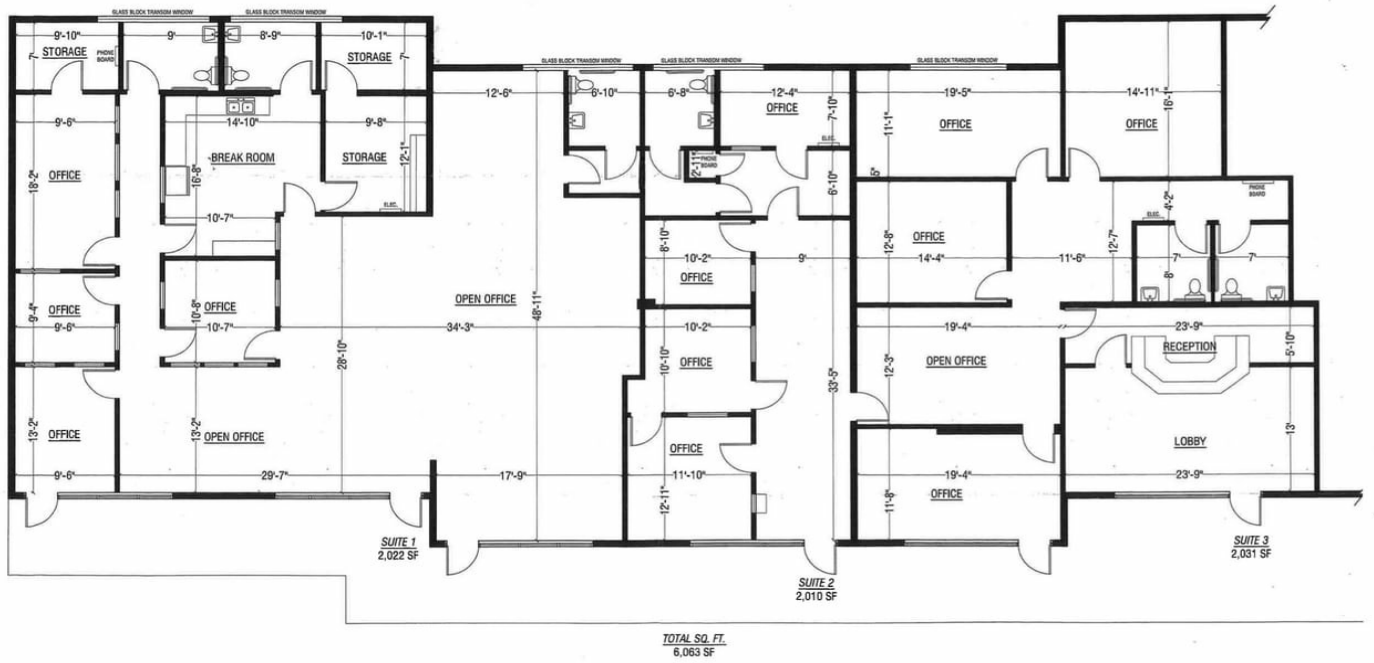
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