

just leased.



4530 N Andrews St, Suite A | N Las Vegas, NV

TERM
36 MONTHS

TOTAL SF
±7,200 SF

sale comparables.

PROPERTY	SQFT	SALE PRICE	\$/PSF	CAP RATE	SALE DATE
2917 E Alexander Rd	16,850	\$3,300,000	\$195.85	--	9/21/23
220 Commerce Park Ct	6,644	\$1,310,000	\$197.17	7.38%	9/11/23
3412 Neeham Rd	3,936	\$1,330,000	\$337.91	--	9/1/23
34 W Mayflower Ave	5,690	\$1,500,000	\$263.62	--	8/30/23
201 E Mayflower Ave	22,349	\$5,355,127	\$239.61	--	8/22/23

lease comparables.

PROPERTY	SQFT	TERM	START RATE	TYPE	COMMENCEMENT
570 Corinthian Way	7,500	46 Months	\$1.45	NNN	10/1/23
5571 N Belt Rd	21,389	60 Months	\$1.20	NNN	9/1/23
4512 Andrews St	7,200	60 Months	\$0.95	NNN	7/1/23
5675 E North Belt Rd	10,800	48 Months	\$1.20	NNN	7/1/23
720 W Cheyenne Ave	2,100	36 Months	\$1.10	NNN	7/1/23



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CONTACT

Do you want to know how
much your property is worth?

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