

# PAMA LANE CAMPUS

2280 East Pama Lane  
Las Vegas, NV 89119

FOR SALE | LEASE



*Service You Deserve. People You Trust.*  
5960 South Jones Boulevard  
Las Vegas, Nevada 89118  
T 702.388.1800 | F 702.388.1010  
www.mdlgroup.com

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## **PROPERTY HIGHLIGHTS:**

- ±11,186 SF Office space available
- One (1) two-story office buildings totaling ±11,186 SF
- Parcel: 177-026-13-054
- Lot size: ±0.69 acre
- Year built: 2007
- Turnkey build out ready for occupancy
- Zoning: Designed Manufacturing (M-D)
- Located on Pama Lane just off the intersection of Eastern Avenue and Sunset Road
- Minutes away from Town Square, McCarran International Airport and The Las Vegas Strip
- Convenient access from I-15 and I-215 Freeways
- Lease Rate: \$0.99 - \$1.25 PSF/M
- CAM's: \$0.30 SF/M
- Sale Price: \$2,516,850 (\$225 PSF)



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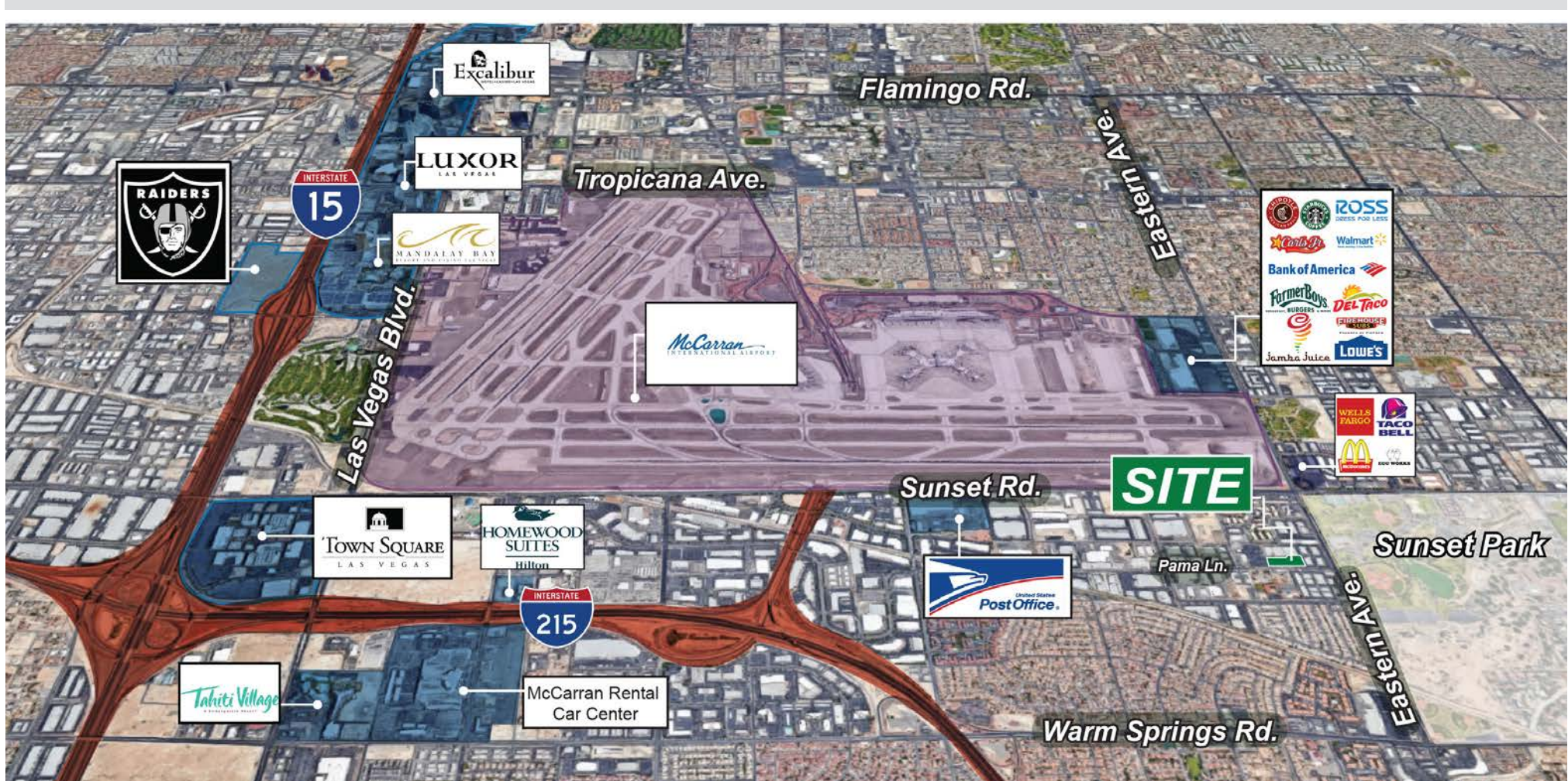




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**First Floor**



**Second Floor**



**BUILDING 2280 - DETAILS:**

Total RSF: ±11,186 SF  
1<sup>st</sup> Floor SF: ±5,593  
2<sup>nd</sup> Floor SF: ±5,593

Each building provides 18 private perimeter offices per building with one of the larger offices on each floor having the potential to be converted to a conference/open workspace area. The space also features a wet bar with break area, private restrooms on each floor and a large open bullpen area.

\*Drawings and plans are not to scale. Any measurements are approximate and are for illustrative purposes only. There is no guarantee, warranty or representation as to the accuracy or completeness of any plans or designs.



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