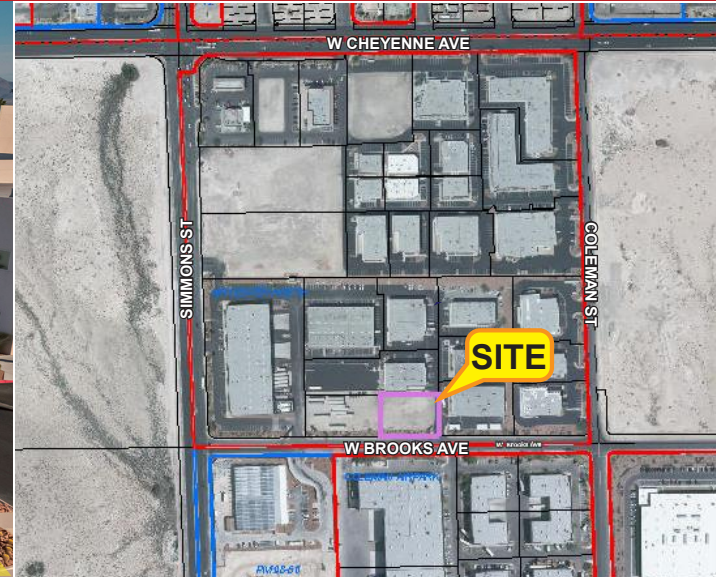


# ±0.63 Pad for Sale

2630 W Brooks Ave, North Las Vegas, NV 89032 | Parcel 139-17-510-005

**EXCELLENT  
OPPORTUNITY**

**Asking Price \$395,000 | Zoned M-2**



Site is located in North Las Vegas in the Aircenter North Industrial Park, just east of the North Las Vegas Air Terminal. South of Cheyenne Ave, minutes from I-15 and I-95 freeways; Approximately 3 miles to I-15 and 2 miles from I-95.

The Pad for sale is ±0.63 acres and zoned M-2.

Current plans allow for ±11,339 sf of industrial office space with ±517 sf of office space, one dock and one grade level door.

Paved streets, sidewalk, landscaping, gutter and street lights completed

Excellent opportunity for an owner-user to build an industrial building to their own specifications.



**ADG**  
REALTY

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