

FOR LEASE: Desert Inn Plaza

3242 E. Desert Inn, Las Vegas, NV 89121



BRIEF SUMMARY REPORT | Listing ID: #137074

Prepared By: Soozie Jones Walker | Created On: February 22, 2012

\$0.00 **0 spaces available**

Co-op Commission	3.00
Land SF/\$ Per	91040/\$0.00
Acres/\$ Per	2.09/\$0.00
Property Use	
Zoning	C2
Parcel Number	162-12-803-004
T, R, S	21, 61, 12
Land Size	2.09 acres
Bld SF/\$ Per	28,552 / \$0.00
No. of Buildings	1
No. of Units	0
No. of Stories	1
Cap Rate	0.00
Multiplier	0.00
Vacancy	0.00



Area Description

WELL MAINTAINED CENTER ON DESERT INN ROAD, JUST EAST OF PECOS. CENTER HAS EXCELLENT VISIBILITY, ABUNDANT PARKING AND GREAT ACCESS TO THE 95 FREEWAY. GREAT CENTRAL LOCATION WITH EASY ACCESS.

THE 2007 TRAFFIC COUNT ON DESERT INN ROAD .2 MILES WEST OF SANDHILL ROAD WAS 40,000 CARS PER DAY AND GROWING!

Property Features

- PYLON SIGNAGE
- BUILDING SIGNAGE
- IMMEDIATE OCCUPANCY
- HIGH TRAFFIC COUNT
- DESERT INN FRONTAGE

PROPERTY CONTACT:

Soozi Jones Walker
Commercial Executives
7219 W. Sahara Ave., Suite 100
Las Vegas, NV 89117
702-316-4500



FOR LEASE: Desert Inn Plaza

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DETAILED SUMMARY REPORT | Listing ID: #137074

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Financial Overview

List Price	\$0
Per Month	-
Per Year	-
Co-op Commission	3.00%
Commission Comments	-
Down Payment	0
Cap Rate	0.00%
Cash on Cash	--
Multiplier	0.00
Financial Terms	-
Consider Exchange	No

Cash Flow

Cash Flow Type	-
Year	-
Scheduled Gross	\$0
Vacancy	0
Reimbursement	\$0
Effective Gross	\$0
Operating Expenses	\$0
Operating Income	\$0
Debt Service	\$0
Capital Costs	\$0
Cash Flow (pre-tax)	\$0

Debt Information

Debt Type	-
Debt Service	\$0
Principal	\$0
Interest Rate	0.0
Amortization	0
Due	-
Loan Description	-

General Property Information

Property Use	
Land SF	91,040.40 sf
Land Acres	2.09 acres
Building SF	28,552 sf
Bld SF/\$ Per	28,552 / \$0.00
No. of Buildings	1
No. of Units	0
No. of Stories	1
Free Standing	No
Year Built	1978
Built Yet	Yes
Building Class	B
Zoning	C2
Parcel Number	162-12-803-004
# Grade Dock Doors	0
# Dock High Doors	0
Lighting	-
Power	-
Parking	-
Gas	Yes
Water	Yes
Electric	Yes

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