



Container #2

Flamingo Business Center

1555 E Flamingo Rd, Las Vegas, NV 89119



SUITE AT A GLANCE

SIZE*
360 SF

LEASE
Gross

BASE RENT
\$0.76 /SF/mo

CAM
Included

TOTAL / MONTH
\$275



THE PROPERTY

Property	Flamingo Business Center
Property type	Office
Zoning	CG
APN	162-23-103-006
Lot size	4.74 acres
Building size	48,248 SF
Year built	1974
Stories	1
Leases	Full service — utilities and CAM included



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ABOUT THE PROPERTY

Office and storefront space for lease on high-traffic East Flamingo Road, utilities included. Flamingo Business Center is a one-story, multi-tenant office building in Paradise's University District: street-facing suites work as storefronts, and interior suites suit office, professional, call-center or assembly use.

* Square footages are estimated and not guaranteed. Tenants should verify them and satisfy themselves as to their accuracy.



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