

Speedway North Distribution Center



BTS Site Available: ±300,000 SF up to 669,975 SF

Industrial Space For Lease



North Belt Road – Building 2
North Las Vegas, NV 89165



LOCATION

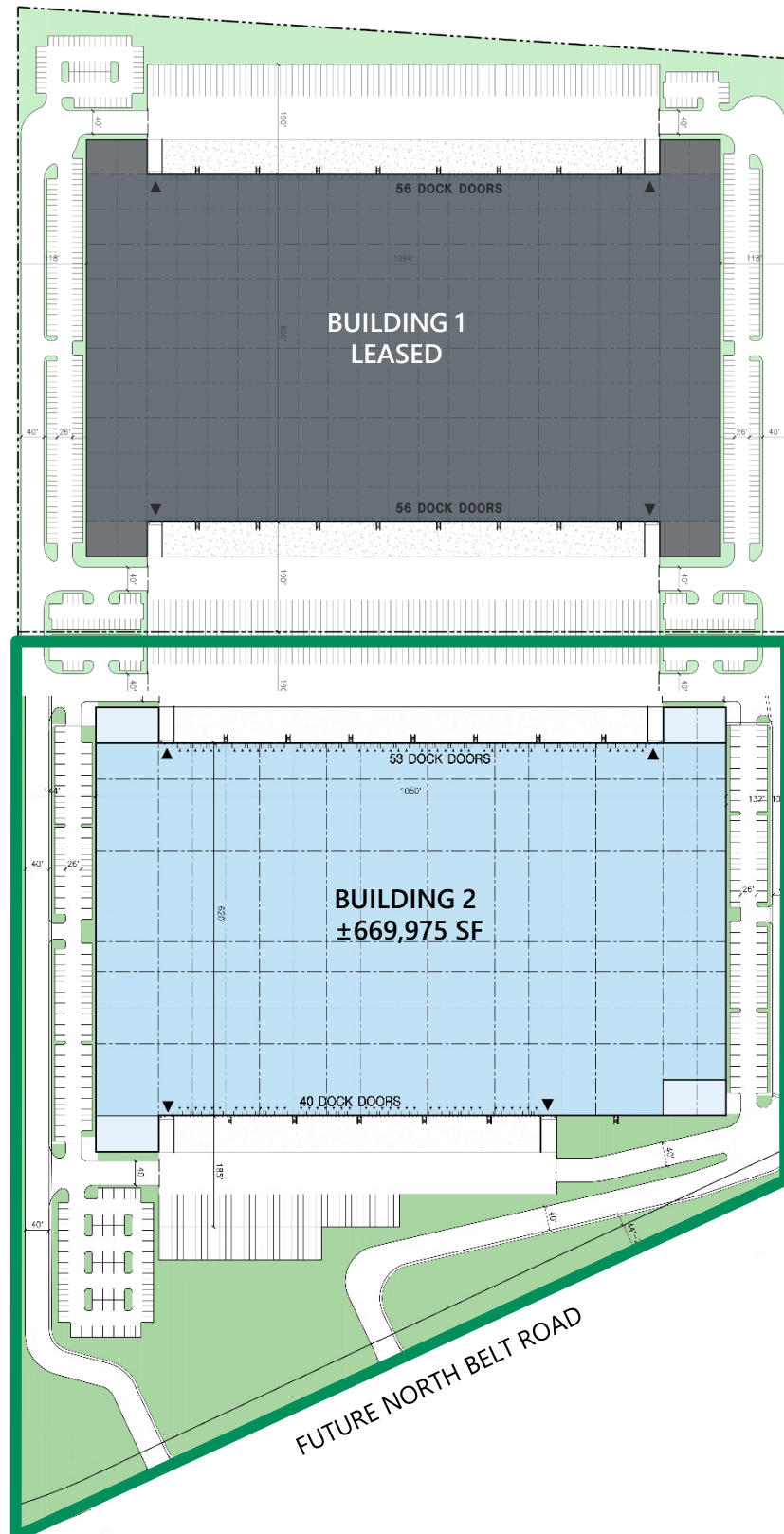
- Located in the North Las Vegas Speedway submarket
- Convenient access to the I-15 and I-215 freeways
- Frontage on E North Belt Road

FACILITY

- ±36.68 acres available for BTS
- Site graded, pad ready, and all utilities stubbed
- BTS for ±300,000 SF up to 669,975 SF
- BTS can be delivered within 9-12 months
- Potential spec plan for ± 669,975 SF
- 93 dock high doors (9' x 10')
- 4 drive-in doors (12' x 14')
- ESFR fire sprinkler system
- 409 auto parking stalls– adjustable
- 150 trailer stalls – adjustable
- 277/480V, 3-phase power

Spec Plan ±669,975 SF

Industrial Space For Lease



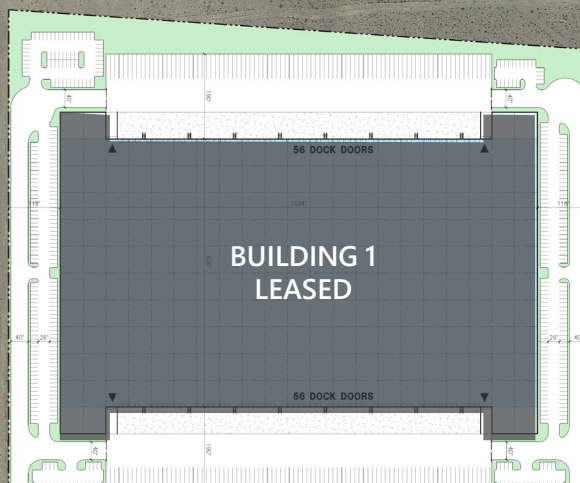
Build to Suit Site

Industrial Space For Lease



BUILD TO SUIT Specs

- ±36.68 acres available for BTS
- Site graded, pad ready, and all utilities stubbed
- BTS for ±300,000 SF up to 669,975 SF
- BTS can be delivered within 9-12 months



BUILD TO SUIT
±36.68 Acres
Divisible to ±300,000 SF

NORTH BELT ROAD



±669,975 SF



Industrial Space For Lease



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