

# ±309,184 SF

## Industrial Space For Lease



### Prologis I-15 Speedway Logistics Center #11

6250 E. Washburn Road  
Las Vegas, NV 89115

#### LOCATION

Located within the North Las Vegas/Speedway submarket, just south of the I-15 via Tropical Pkwy. Easily accessed from Washburn Rd. and Mt. Hood St. Corporate neighbors include Amazon, Sephora, FedEx, Lowe's, Bed Bath & Beyond, and more.

#### PROPERTY DESCRIPTION

- Class A Industrial Building for Lease
- Front & Rear Loading Options
- BTS Office Space
- 36' Minimum Clear Height
- Dock High & Grade Level Loading
- ESFR Fire Sprinkler System
- 277/480v, 3-Phase Power
- Ample Parking
- Estimated Delivery: Q2 2024

#### HIGHWAY ACCESS

Close proximity to I-15 and I-215 via Tropical Parkway and Speedway Boulevard interchanges.

#### ZONING

- M-1 (Light Manufacturing)
- Clark County Jurisdiction

#### LEASE TYPE

- Prologis Clear Lease

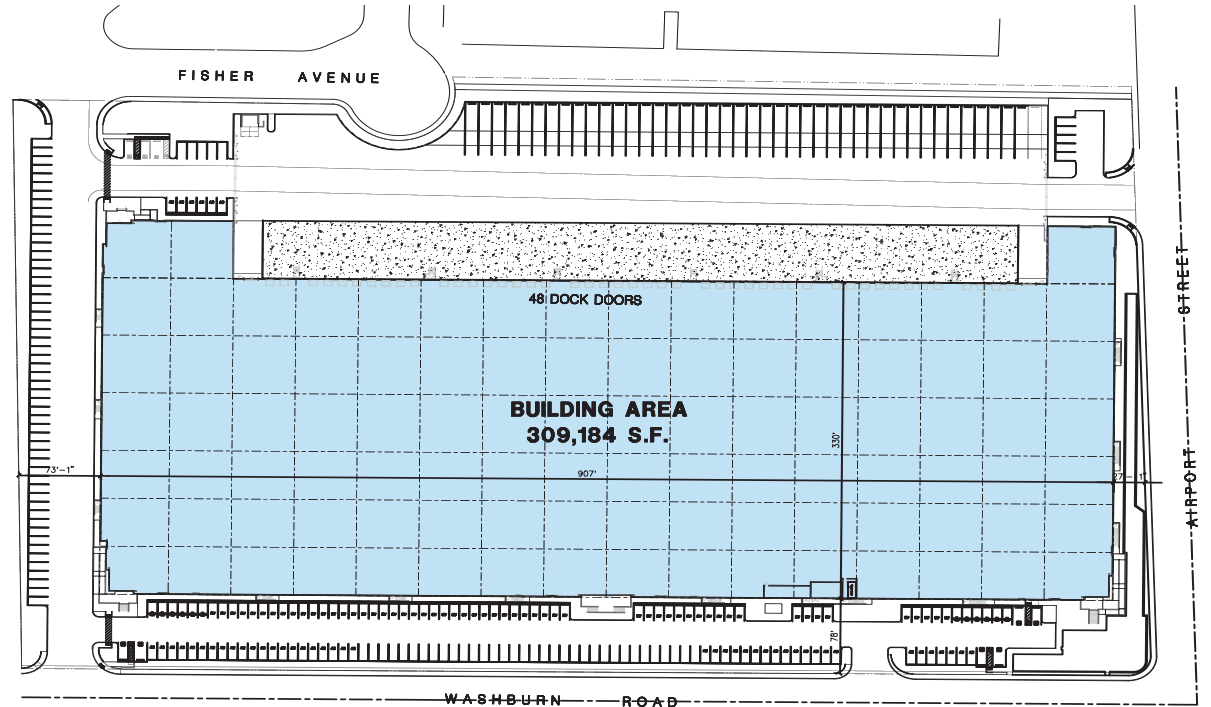
# ±309,184 SF

## Industrial Space For Lease



### FACILITY

- ±309,184 SF Distribution Facility
- Rear Loading
- Divisible to ±72,560 SF
- BTS Office Space
- 48 Dock Doors (9'x10')
- 2 Ramp to Grade Doors (12'x14')
- 36' Minimum Clear Height
- 60' Speed Bays
- 56'x60' Typical Column Spacing
- 170' - 195' Truck Court
- 241 Car Parking Stalls
- 46 Trailer Parking Stalls
- ESFR Sprinkler System
- 277/480v, 3-Phase Power
- Electrical capacity designed 4,000-amp Main Service to Building (expandable)
- R-38 Roof Batt Insulation
- 6" Concrete Floor Slab
- Estimated Delivery: Q2 2024



[Click Here](#)  
to view  
Property  
Video

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to error and omissions.



# ±309,184 SF

## Industrial Space For Lease



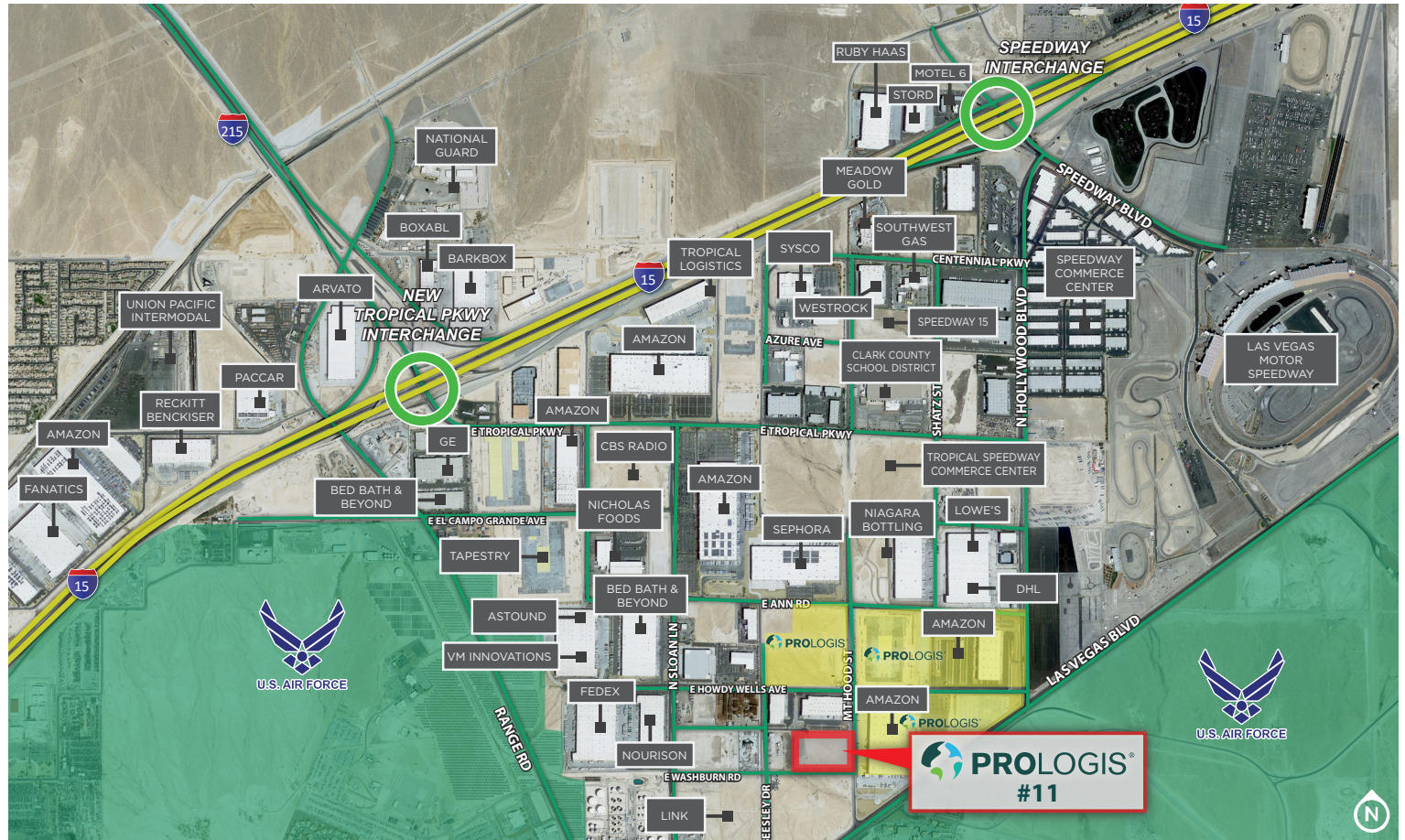
C&W - Alma Cuevas, SIOR  
Director  
alma.cuevas@cushwake.com  
Cell +1 702 303 4412  
LIC:#S.0180089.LLC

C&W - Jason Griffis  
Director  
jason.griffis@cushwake.com  
Cell +1 702 205 3861  
LIC:#S.0178374

C&W - Michael Scher  
Associate  
michael.scher@cushwake.com  
Cell +1 615 319 9963  
LIC:#S.0189923

Prologis - Lisa Brady  
VP, Market Officer  
lbrady@prologis.com  
Main: +1 702 891 9141  
3883 Howard Hughes Parkway,  
Suite 850 Las Vegas, NV 89169 USA

www.prologis.com | NYSE: PLD  
Twitter: @Prologis



Prologis is the leading owner, operator and developer of industrial logistics real estate with approximately one billion square feet owned and under management in 20 countries on four continents.

© 2023 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.