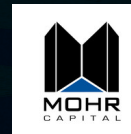


1500 Waltham Way

MCCARRAN, NEVADA

596,400 SF
For Lease



CBRE

PROPERTY HIGHLIGHTS

Square Feet:	596,400 (divisible)
Building Dimensions	1036' x 570'
Construction Type	Concrete Tilt-Up
Acres	39.64
Zoning	Industrial
Configurations	Cross Dock
Office	BTS
Clear Height	36'
Sprinklers	ESFR
Power	4,000 amp, 480/277 volt, 3 phase
Column Spacing:	56' x 50' typical with 60' speed bays
Floor Slab	7" 4,000 psi
Warehouse Heat:	80/20 outside air roof mounted, gas fired make-up air units.
Lighting:	LED fixtures on motion sensors. 30 ft candle above 36" unobstructed.
Dock Positions	96 dock doors with vision panel, Z guards and bumpers.
Dock Equipment:	48 doors additionally outfitted with 40,000 lbs. levelers and seals.
Drive In Doors:	4 doors 14' x 16'
Trailer Parking Spaces	100 additional available, see site plan
Auto Parking Spaces	374 additional 183 could be available, see site plan
Access Points	3 access points





RENO/SPARKS

FedEx
Ground

INTERSTATE
80



1500
WALTHAM WAY





CONTACT

GREG SHUTT | Senior Vice President

CBRE | Industrial & Logistics

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