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**New \$8 Million Dollar Southwest Las Vegas Industrial Project Underway
Near 215 and Rainbow**

Project from developer Brass Cap Development is scheduled to be completed fall 2019

LAS VEGAS (May 14, 2019) – A new \$8 million industrial project, SanTico, by [Brass Cap Development](#) is currently underway in the rapidly-growing Southwest Las Vegas area near the 215 Beltway and Rainbow.

SanTico, located at 6425 Santa Margarita Street near the northeast corner of Sunset and Rainbow, offers +/- 40,000 square feet of industrial mid-bay space divisible to two +/- 20,000 square foot buildings on 2.5 acres. The buildings are adjacent to the newly constructed headquarters for the Greater Las Vegas Association of Realtors.

“SanTico is an industrial building located in the heart of the Southwest with retail exposure,” said Mike Chernine, partner at Brass Cap Development. “The property is also in close proximity to Freeman, UFC and Pepsi distribution centers.”

In 2017, Brass Cap developed an 80,000-square-foot two-building project nearby at the southeast corner of Sunset Road and Torrey Pines Drive with Laird Plastics, StylGame and UFC as tenants.

SanTico is being built by LM Construction Company and is expected to be completed by fall 2019. Realcomm Advisors Brokers, Michael DeLew, SIOR, and Greg Pancirov, SIOR, have been brought on to handle the sale of the project. Delew & Pancirov also represented Brass Cap Development on the nearby Sunset and Torrey Pines project.

Chernine adds, “There is an unmet demand for small industrial buildings for sale in the Southwest; this project will look to satiate a small part of the supply.”

About Brass Cap Development

Brass Cap Development, founded in 2015, specializes in industrial investment, development, consulting, and management services in Southern Nevada as well as other Western states. They are currently developing industrial projects in Boise, Reno, St. George, and Salt Lake City. Tim Castello, Mike Chernine, Jason Kuckler and Larry Monkarsh, the principals of the Company, are all veterans of real estate development. Brass Cap’s bailiwick consists of site selection, entitlements, site plans and design, schedules, budgets, and full development services. Brass Cap Development is focused on speculative development, build to suits and fee development projects. For more information, visit brasscap.com.

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