



BRASS CAP DEVELOPMENT COMPLETES CONSTRUCTION ON LATEST SOUTHWEST LAS VEGAS INDUSTRIAL COMPLEX

SanTico, a 2.5-Acre Industrial Project Located near the 215 Beltway and Rainbow, is Available for Sale or Lease



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LAS VEGAS (July 1, 2020) – [Brass Cap Development](#), a local industrial development firm, announced the completion of [SanTico](#), a new industrial project built in the growing southwest part of the Las Vegas valley at the intersection of South Rainbow Boulevard and West Sunset Road.

SanTico, which is available for sale or lease, is a 2.5-acre-property situated near retail and restaurants with immediate access to the 215 Beltway. The development features +/- 40,000 square feet of industrial mid-bay space that is divisible to two +/- 20,000-square-foot buildings.

“SanTico will provide the future buyer or tenant an opportunity to operate their business in the heart of Las Vegas near high-profile amenities such as Allegiant Stadium, McCarran Airport and the Las Vegas Strip with convenient access to the 15 Freeway and the 215 Beltway,” said Tim Castello, CCIM, partner at Brass Cap Development. “Our team continually analyzes the most strategic locations to develop premiere warehouse and distribution buildings for the rising demand of industrial needs across the valley.”

The turnkey industrial complex features high image concrete tilt construction and each building includes two 9' x 10' dock high doors, one 12' x 14' grade level loading door, ±24' clear height, ESFR fire sprinkler system, and 277/480 volt, 800 amp, and three-phase as well as four wire service.

[LM Construction Company](#) handled the design, planning, and construction for SanTico and is contracted to handle several other developments that Brass Cap Development has in the pipeline.

“The entire staff at LM Construction Company would like to congratulate Brass Cap Development on the successful completion of SanTico and is once again thankful for the opportunity to design



and construct Brass Cap Development's projects in Southern Nevada," said Larry Monkash, founder and owner of LM Construction Company.

[Realcomm Advisors](#) brokers, Michael DeLew, SIOR, and Greg Pancirov, SIOR, have been brought on to handle the sale and lease of SanTico, located at 6825 W. Teco Avenue Las Vegas, NV 89118.

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. Brass Cap Development has now developed nearly half a million square feet of industrial space across multiple states with another half million in the development pipeline for 2020. Tim Castello, Mike Chernine, Jason Kuckler and Larry Monkash, 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.

ABOUT LM CONSTRUCTION COMPANY

LM Construction Company, founded in 1996 by Larry Monkash, is a premier full-service commercial builder in Las Vegas, NV that also provides services in Utah, Idaho and Arizona. LM offers a complete array of design and contracting services under one roof, suitable for all commercial, industrial, manufacturing and retail building needs. Having completed more than seven million square feet of commercial building and real estate development in Las Vegas, LM Construction is leading the way for the future of Las Vegas development. LM Construction employs a dedicated staff and coordinates your job with our entire production team, from the owners and tenants to the architects and engineers. For more information, visit <https://www.lmconstructionco.com/>.

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