



9115 W Russell Rd. Suite 210
Las Vegas, NV 89148
702-247-1920
www.NigroConstruction.com





It is with great enthusiasm that Nigro Construction, Inc. presents to you our team's qualifications for an opportunity to work with your company. We genuinely appreciate the opportunity to share our qualifications and be considered for future projects.

Our team has worked together on many projects delivering them with-in budget and on schedule. We offer hands-on principal involvement, project managers that are experienced, budget-conscious, organized and effective communicators. We also, have a talented support staff focused on the project goals, objectives and processes.

If you desire a team of dedicated, highly motivated and skilled individuals who are committed to doing whatever it takes to make your project successful, then Nigro Construction is your team. Thank you for your time to review our qualifications. It would be an honor to have the opportunity to work with you.

Sincerely,

**Michael Nigro
President**



Fairfield
BY MARRIOTT
INN & SUITES

5701

*Fairfield Inn by Marriott
Completed - November 2019*



“Having known Todd and Mike since high school, it was with complete trust and confidence that I chose Nigro to develop our travel company’s corporate offices. They are a forward-thinking organization that builds “outside the box” to create win-win results.”

Tim Poster

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*Fairfield Inn by Marriott
Ground Breaking Ceremony*



WHO WE ARE

Established by their father Edward M. Nigro in 1979, a second-generation company dedicated to providing quality and innovation in construction. Learning the business hands-on from their father, Todd and Michael Nigro together with Charles Hansen now bring their expertise to the forefront as principals of the firm. They combine nearly 100 years of aggregate expertise as they continue the legacy of commitment to superior customer service and architecturally advanced design standards upon which the company was founded.

Nigro Construction has been constructing quality retail, commercial hospitality, specialty and medical properties for over 30 years in the Las Vegas Valley.

Why Choose Us?

We strive to exceed client expectation by assuring quality in every facet of construction activity and to deliver quality projects on time and within budget. Nigro Construction's team provides unparalleled planning, design, engineering, land improvement, construction and tenant improvement.

OUR EXPERT TEAM

DESIGN BUILD EXPERTS

WITH SUPERIOR CUSTOMER SERVICE AND BENCHMARK WARRANTY PROGRAMS, NIGRO CONSTRUCTION IS YOUR EXPERT PARTNER AND ASSET WORKING TOWARDS A SUCCESSFUL CONSTRUCTION OUTCOME.



MICHAEL NIGRO

PRESIDENT

With 35+ years of construction experience and 20 years as president of the company, Michael is involved in all aspects of operations, procurement, and implementation of the company.

Education - University of Southern California



TODD NIGRO

CHIEF FINANCIAL OFFICER

For 25+ years, Todd has been responsible for all financial and business activities for the company. He also fills the role of President of Nigro Development LLC and is responsible for the development, management, marketing and leasing of the projects owned and built by Nigro Development and Nigro Construction.

Education - University of Southern California



CHARLES HANSEN

VICE PRESIDENT

Being in the construction industry for 25+ years, Charles has extensive experience in permitting, building code compliance, project management and site supervision. He is also responsible for ensuring all field personnel are delivering on the company's commitment to being on time and within budget.

Education - University of Mary



OUR CLIENTS

MEDICAL FACILITIES

- Clinics & Cancer Centers
- Dental Offices
- Hospitals
- Medical Offices
- Specialty Offices & Labs
- Surgical Centers

COMMERCIAL CONSTRUCTION

- Automotive Services & Repairs
- General & Big Box Retail
- Offices
- Salons
- Services & Bank Institutions
- Tenant Improvements

PRODUCTION MANUFACTURING

- Grow & Cultivation Facilities
- Light Manufacturing
- Warehouse & Storage

SERVICE, TOURISTS, & RESTAURANTS

- Casinos
- Hotels
- Long Stay Residence Hotels
- Restaurants
- Taverns & Sports Bars

GENERAL CONSTRUCTION SERVICES

- Budgeting & Scheduling
- Civil & Site Development
- Construction Drawings
- Construction Management
- Design/Build Construction
- Land Development
- Utility Coordination
- Value Engineering/Cost Savings
- Zoning Packages

*Mountain's Edge Hospital Expansion
Completed - August 2019*


A man in a light blue shirt is shown in profile, sitting at a desk and looking at a computer monitor. The background is a blurred office environment with shelves and papers. The text is overlaid on a semi-transparent grey box in the upper right quadrant.

DESIGN ASSIST SERVICES

CONSULTATIONS

Our method of Design Assist helps clients prepare for an upcoming project by providing cost estimates, budgets & schedules, civil and site development, drawings, land development, utility coordination, value engineering/cost saving, zoning packages, etc. prior to signing a construction contract.

Michael Nigro
President



Nigro Construction specializes in the Design/Build method of construction. The key to this approach is having Nigro Construction join the project team early in the process.

*Fairfield Inn by Marriott
Ground Breaking Ceremony*

DESIGN/BUILD EXPERTS

DESIGN/BUILD METHOD

Design/Build is a team approach in which the design professionals, builder and owner work together through the entirety of the project to achieve the highest quality and most cost-effective result possible in the timeliest manner.

PLANNING

Expertise in the preparation of cost estimate, site planning and feasibility studies ensures that proven real estate and construction principals are applied in a manner that exceeds each client's specific objectives.

Nigro Construction's team approach allows all members to have a clear understanding and common focus to meeting the challenges and goals of the project. We have found through this process we are able to achieve the highest quality and most cost effective results possible.

ADVANTAGES OF DESIGN/BUILD

- Reduction in total project delivery time
- A team approach to your project
- Reduction in total project cost
- Estimation of project costs throughout design phases
- Total accountability / Clear communication, no assumptions
- Design solutions to meet your needs
- Owner controls design
- Reduction of stress throughout the project
- A project that meets or exceeds your expectations
- Continuing service after completion

Each endeavour is coordinated through talented project managers to ensure solid and effective communication. The company's experience in developing various commercial project types enables us to meet and exceed the demands of even the most complex assignments. As active, committed members of the Las Vegas community, the principals of Nigro Construction continue to assist in shaping quality environments where companies, as well as individuals, can thrive.



PRE-CONSTRUCTION

Our proactive approach to providing pre-construction services emphasizes our dedication to teamwork, and communication between the owner, design team, and builder.

We recognize that adding value to the pre-construction and construction process is our most important mission. Through our experience we have developed and perfected the tools we use during pre-construction services to find and shape the best value for any given project.

We will prepare a draft schedule incorporating the team goals with the anticipated construction activities and approval processes.

This schedule will display the relationships between the team and anticipate potential team goal conflicts. The purpose of a delivery pre-construction schedule is to map out the critical path for successful design development decisions, achieve value engineering and establish critical path milestone dates.

We believe the key ingredient of project control and success is to clearly identify the team goals.

THESE GOALS COMMONLY INCLUDE:

- Project completion date
- Project phasing
- Anticipated project cost
- Building function
- Desired aesthetic appearance
- Owner's constraints on pre-construction and construction activities
- Owner's budget information
- Level of construction, redundancy and serviceability
- Drawing production dates, cost control, permits and procurement of subcontractor work and construction
- Weekly team meetings



VALUE ENGINEERING

Nigro Construction Inc. investigates significant cost effective methods and materials to improve the value of the design through value engineering (VE). The VE process is used to identify opportunities to remove unnecessary costs while assuring that quality, reliability, performance and other critical factors will meet or exceed the customer's expectations.

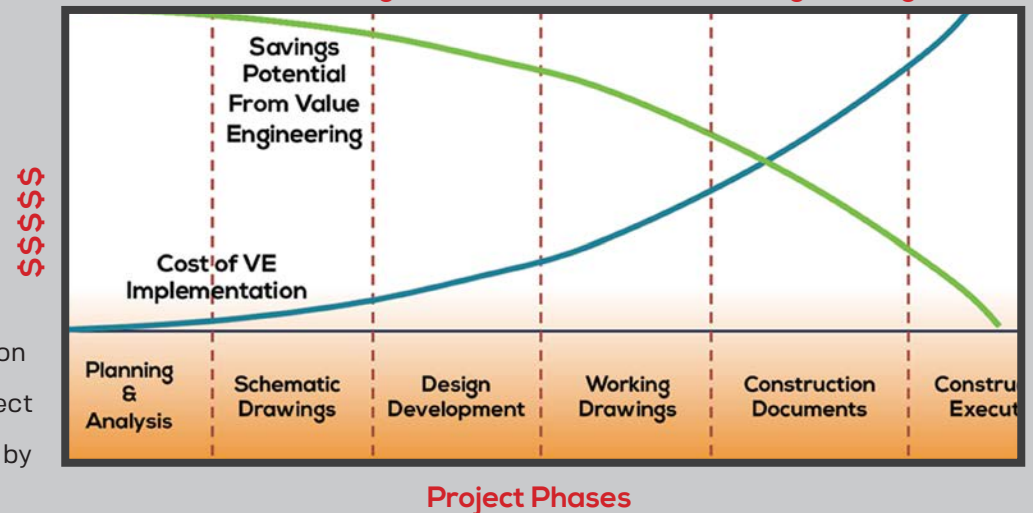
QUALITY CONTROL & PRIORITIES OF DESIGN

We believe that managed quality means lower costs and shorter construction times. Our goal is to provide the owner with a high quality, economical project of superior value that will function far into the future. This is accomplished by continuously reviewing design development documents and information for completeness, accuracy, constructibility and cost-effectiveness. In addition, Nigro Construction will continuously review the priority list of design work to ensure the most effective use of the design professionals resources while adhering to the milestones set forth in the pre-construction schedule.

CONSTRUCTION PLANNING

Nigro Construction prepares and updates the project schedule to illustrate all activities that are critical to the project's success. The project schedule will be refined with each new drawing issue and as milestones are met, these schedules are then presented and reviewed with the entire team at each project meeting. Our goal is to produce project scheduling that communicates the project priorities and plan to all team members throughout the construction process.

Potential Savings to be Gained from Value Engineering

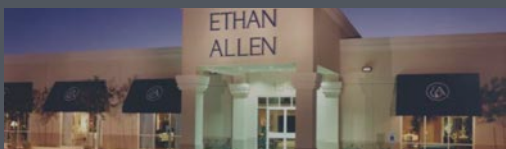


Project Phases

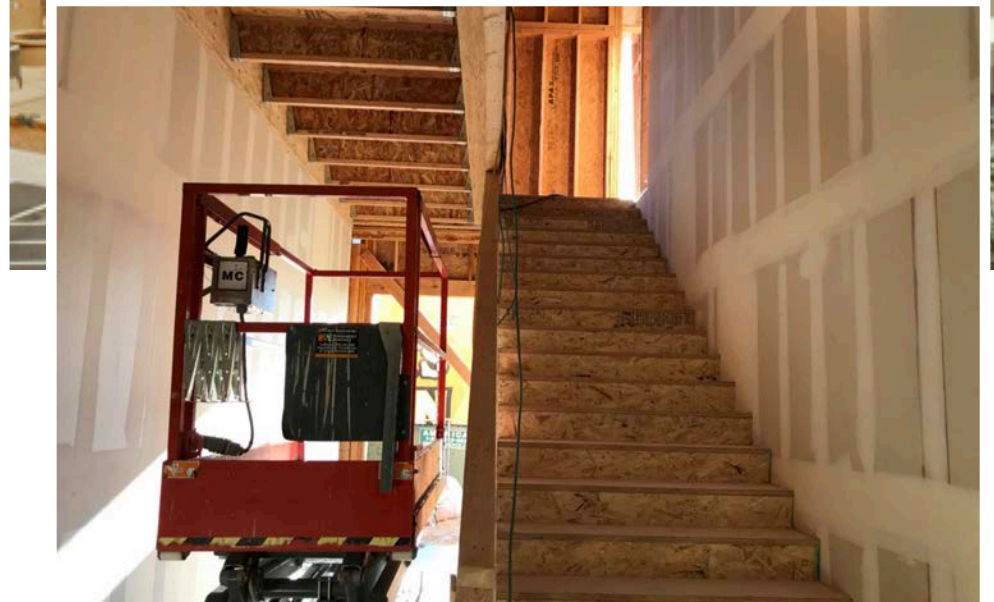
FEATURED PROJECTS

Each featured project was completed by Nigro Construction Inc.

More projects are available upon request.



HOSPITALITY



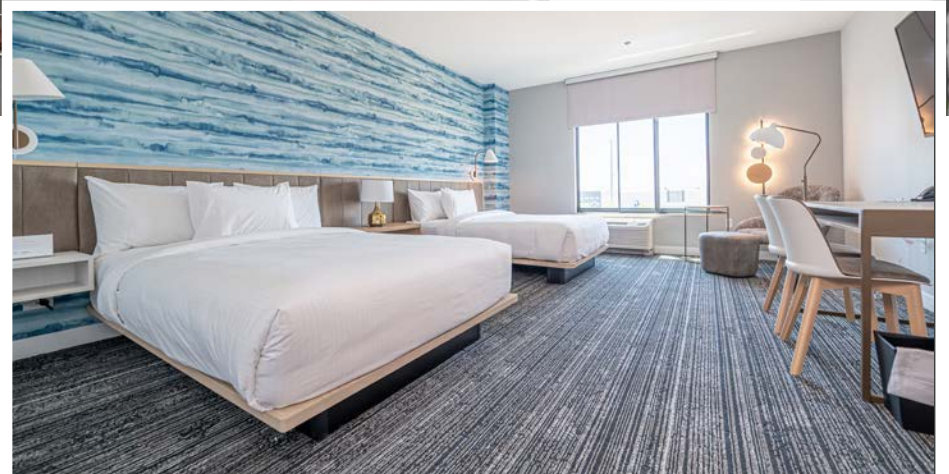
RESIDENCE INN BY MARRIOTT

Residence Inn by Marriott is a 115-suite, extended stay, limited service hotel encompassing a total of 79,742 square-feet. The four-story building will include a dining area for guests, a pool and suites featuring a kitchenette. Located at The Place at Seven Hills, it is one of the many developments by Nigro Construction in the area.



FAIRFIELD INN BY MARRIOTT

Fairfield Inn by Marriott is an 89 suite extended stay hotel owned and constructed by Nigro Construction. The 49,918-square-foot project will be built at 5701 Sky Pointe Drive, off Ann Road and U.S. Highway 95 and features a dining area for guests, a pool and suites featuring a kitchenette.



TOWNEPLACE SUITES BY MARRIOTT

TownePlace Suites by Marriott is a 70,000 square-foot property located right off the I-15 north and features 119 suites. Amenities include; a hotel dining room area with complimentary breakfast, access to a state-of-the-art fitness center, a refreshing pool, a barbeque and picnic area with a large fire pit, open areas to lounge, and a Flex Area that can be open or private making it perfect for intimate business meetings.



HAMPTON INN BY HILTON

Hampton Inn is located at The Place at Seven Hills, it is one of the many developments by Nigro Construction in the area along with – Remedy’s and Bank of George which are also constructed and owned properties of Nigro Construction, the center is also home to Starbucks, a veterinary urgent care and office spaces to name a few.



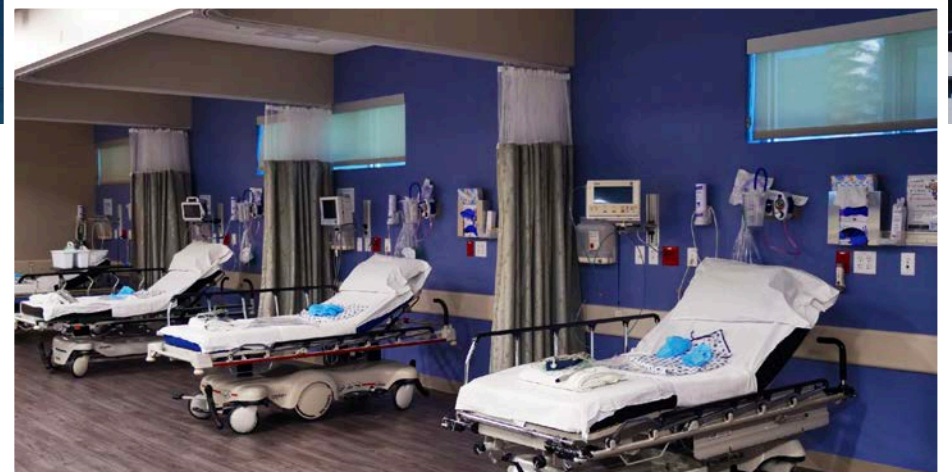
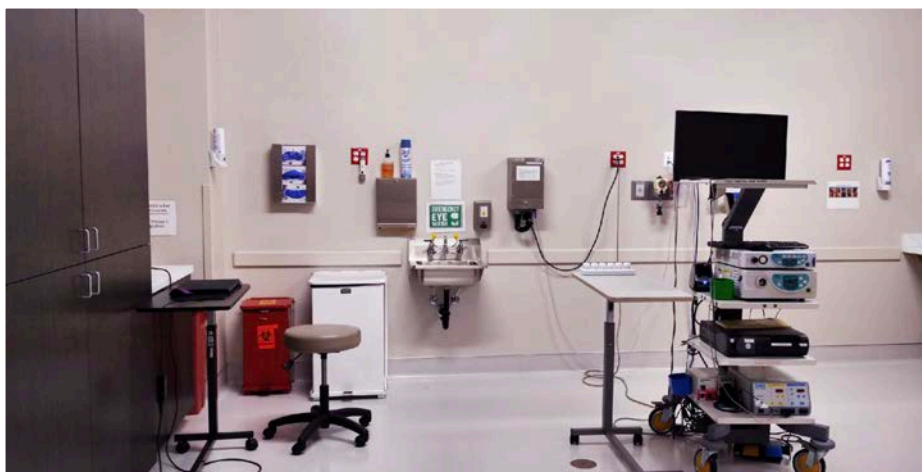
SIENA SUITES

Siena Suites is a 600 room extended stay hotel located on Boulder Highway. It was developed in two phases and is a \$40 million project. Nigro was responsible for all parts of the development process including the creation of the business plan,, construction and permanent financing, entitlements, architectural and engineering coordination, construction and engaging the management team.



WESTGATE RESORT REMODEL

(previously the Hilton Hotel) Nigro was awarded the opportunity to remodel over 200 rooms and remodel several areas of retail space some of which included the spa and sales office. This project was on a tight schedule with room turnarounds, coordination of guests and deadlines. The scope of work was over \$20 million.



GASTROENTEROLOGY ASSOCIATES

Gastroenterology Associates is a tenant improvement that consists of a combined 18,564 square foot build out over two floors. This project is a design build project. The Nigro Construction team worked side by side with the client to design a state of the art surgical center licensed by the state of Nevada. The facility will allow physicians to perform a variety of procedures. The facility will house four state of the art operating rooms, a decontamination room, clean storage, exam rooms, medical gas systems and patient recovery areas.



MOUNTAINS EDGE HOSPITAL EXPANSION

Mountains Edge Hospital Expansion was completed in 2019. This 19,135 square foot expansion encompassed new patient recovery center and operating rooms. Also, this expansion included decontamination and sterilization service within a new surgical department. Nigro Construction, Inc. served as design builder responsible for estimating, budgeting, and construction. This project was in excess of \$6.5 million.



SURGEON'S SURGERY CENTER

This project is an 11,234 square foot out patient surgery center located on South Cimarron Road in Las Vegas. Nigro Construction served as the General Contractor completing this project in 2020.



SEVEN HILLS SURGERY CENTER

Seven Hills Surgery Center was completed in 2003, this 16,000 square foot outpatient surgery center located in the master plan community of Seven Hills was developed by Nigro Development. Nigro Construction, Inc. served as design builder responsible for estimating, budgeting, and construction.



DESERT CANYON REHABILITATION HOSPITAL

The Desert Canyon Rehabilitation Hospital is over 50,000 square feet and is situated on 4 acres of property. The project costs in excess of \$20 million. Nigro was the owners main point of contact and oversaw all aspects of construction from site selection, building design, interiors, occupancy and state certifications. Nigro Construction performed complete Design/Build services. The intent of the owner was to design a Rehabilitation Hospital unlike any other with an upscale resort feel.



LAS VEGAS INSTITUTE OF ADVANCED SURGERY

This project consisted of a 10,378 square foot out patient surgery center located on Advanced Way and Durango Drive in Las Vegas. This project was completed early 2020.



DR. VOO - OPHTHALMOLOGIST

Dr. Voo's office is located on S. Cimarron Rd. in Las Vegas. Nigro Construction performed as the general contractor. In addition, we were in charge of budget control, scheduling and management of the entire operation. This project was in excess of \$260,000.



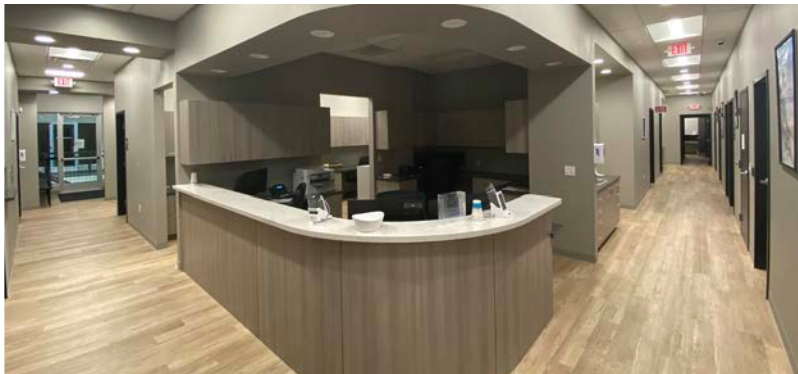
ADVANCED ORTHOPEDICS SPORTS MEDICINE

Advanced Orthopedics is a 10,378 square foot tenant improvement located on Warm Springs Rd in Las Vegas. Nigro Construction was responsible for complete build out of brand new physical therapy area, exam rooms, interior partitions and MOB.



SURGEON SURGERY CENTER

Surgeon Surgery Center is located on S. Cimarron Rd. in Las Vegas. This tenant improvement consisted on an 11,234 square foot out patient surgery center completed in 2020.



THE CENTER FOR WELLNESS AND PAIN CARE

This project is a 6,000 square foot surgery center that is located on South Cimarron Road in Las Vegas. Nigro Construction served as the General Contractor completing standard tenant improvement requirements for a new Surgery Center and MOB.



DR. TABASSI

This project is a 6,000 square foot medical office building that specializes in obstetrics & gynecology. This project is located on South Cimarron Road in Las Vegas. Nigro Construction served as the General Contractor completing standard tenant improvement requirements for a new surgery center and MOB.



PARK CENTRAL PLAZA

Park Central Plaza is located on the southeast corner of Tropical Parkway and Losee Road in North Las Vegas. The 27 acre retail center includes a Wal-Mart Neighborhood Market, restaurants, and retail. Nigro Construction was engaged to design and construct the 200,000 square foot retail center. Utilizing in-house architects Nigro Construction performed site planning, entitlement, and prepared construction documents. The project costs over \$60 million.



DECATUR COMMONS

Decatur Commons is a retail development located at S. Decatur Blvd and Sunset Road in Las Vegas. This development consists of two retail buildings, Starbucks and Dotty's, as well as a 71,000 sq/ft hotel.



THE PLACE AT SEVEN HILLS

The Place at Seven Hills is a mixed use retail and hospitality development situated on 9 acres at the corner of St. Rose Parkway and Seven Hills Drive in Henderson. The development includes a Hampton Inn & Suites by Hilton with 133 rooms, two multi-tenant retail buildings totaling approximately 20,000 square feet. This development is valued in excess of \$50 million. Nigro Construction was engaged to perform complete design/build services.



SAMBALATTE

Sambalatte is located in Downtown Las Vegas. Nigro Construction acted as the general contractor in addition, we also maintained budget control, scheduling and management. This project was in excess of \$100,000.



SIENA TOWN CENTER

Siena Town Center is a 120,000 square foot retail plaza developed by our team. Nigro Development was responsible for land acquisition, equity and debt financing, and development. Nigro Construction, Inc. provided design build, estimating and construction services.



RHODES RANCH TOWN CENTER

Rhodes Ranch Town Center is located just outside of the Rhodes Ranch master plan was completed in 2004. The total retail center is 250,000 square feet. Nigro Development was responsible for land acquisition, equity and debt financing, and development. Nigro Construction, Inc. provided design build, estimating and construction services while Nigro Properties served as the on-going property manager and leasing representative.



DISTILL TAVERNS

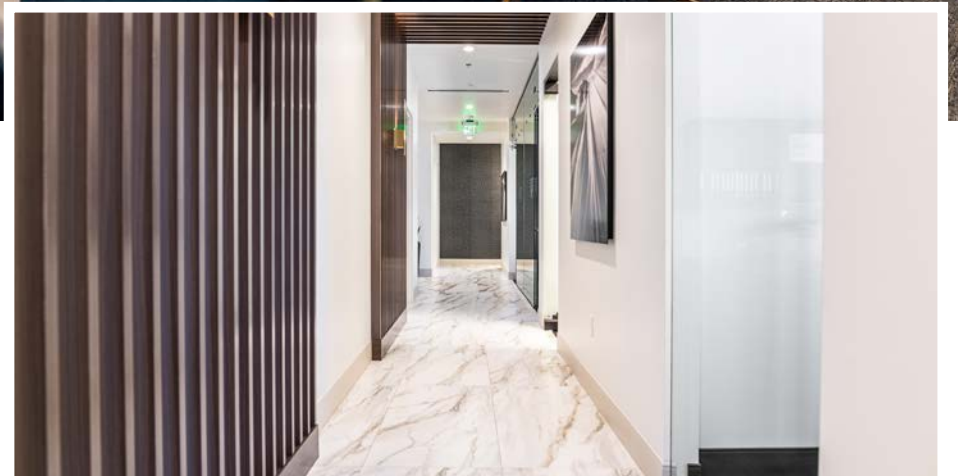
Distill Local Taverns received a \$1 million renovation of the bars that began on April 15, 2019. All locations received a remodel that includes new interior and exterior paint, new interior and exterior signs, upgraded kitchen and bar equipment, upgraded audio visual equipment, ceiling and duct work, among other improvements, overseen by Nigro Construction.

OFFICE



DESERT CANYON BUSINESS PARK

Desert Canyon Business Park is a 15 acre master-planned business park located on the corner of Russell Road and the I-215 “beltway”. The project encompasses over 180,000 square feet with an estimated value in excess of \$35 million. Nigro Construction has been able to create an efficient, architecturally diverse, investment grade environment that has a broad appeal. Nigro HQ is also located within this business park.



POMPONIO INJURY LAW OFFICE

Coronado Canyons is a 95,000 square foot commercial real estate property developed by Nigro Development that features office and retail condominiums ranging from 2,000-5,000 square feet. The project consists of four buildings situated on 9 acres of land located on the corner of Green Valley Pkwy and Horizon Ridge.



CORONADO CANYONS BUSINESS PARK

Coronado Canyons is a 95,000 square foot commercial real estate property developed by Nigro Development that features office and retail condominiums ranging from 2,000-5,000 square feet. The project consists of four buildings situated on 9 acres of land located on the corner of Green Valley Pkwy and Horizon Ridge.



CRESTRIDGE BUSINESS PARK

Crestridge Business Park is a 40,000 square foot “flex” industrial office building. This property was completed by Nigro Construction.



BANK WEST BUSINESS PARK

Bank West Business Park was completed in 2002. This master plan business park includes two 12,500 square foot flex office buildings for a total of 35,000 square feet. Nigro Development was responsible for land acquisition, equity and debt financing, and development. Nigro Construction, Inc. provided design build, estimating and construction services.



TOP RANK

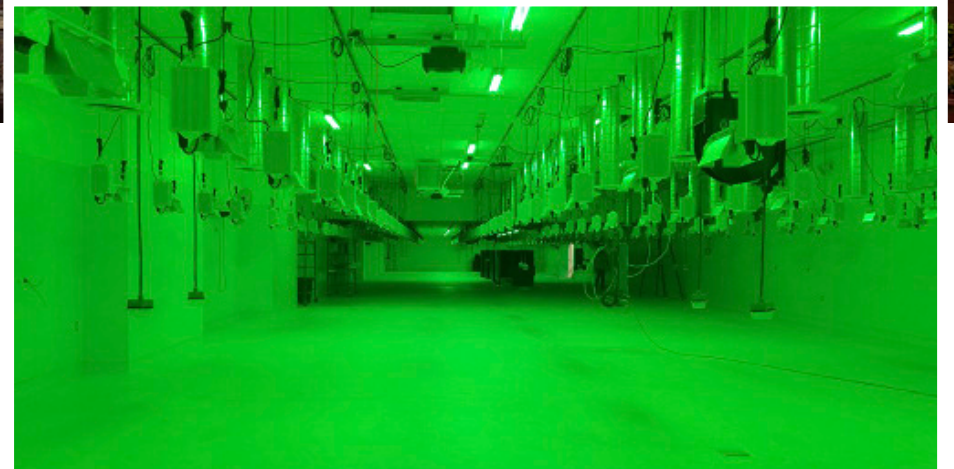
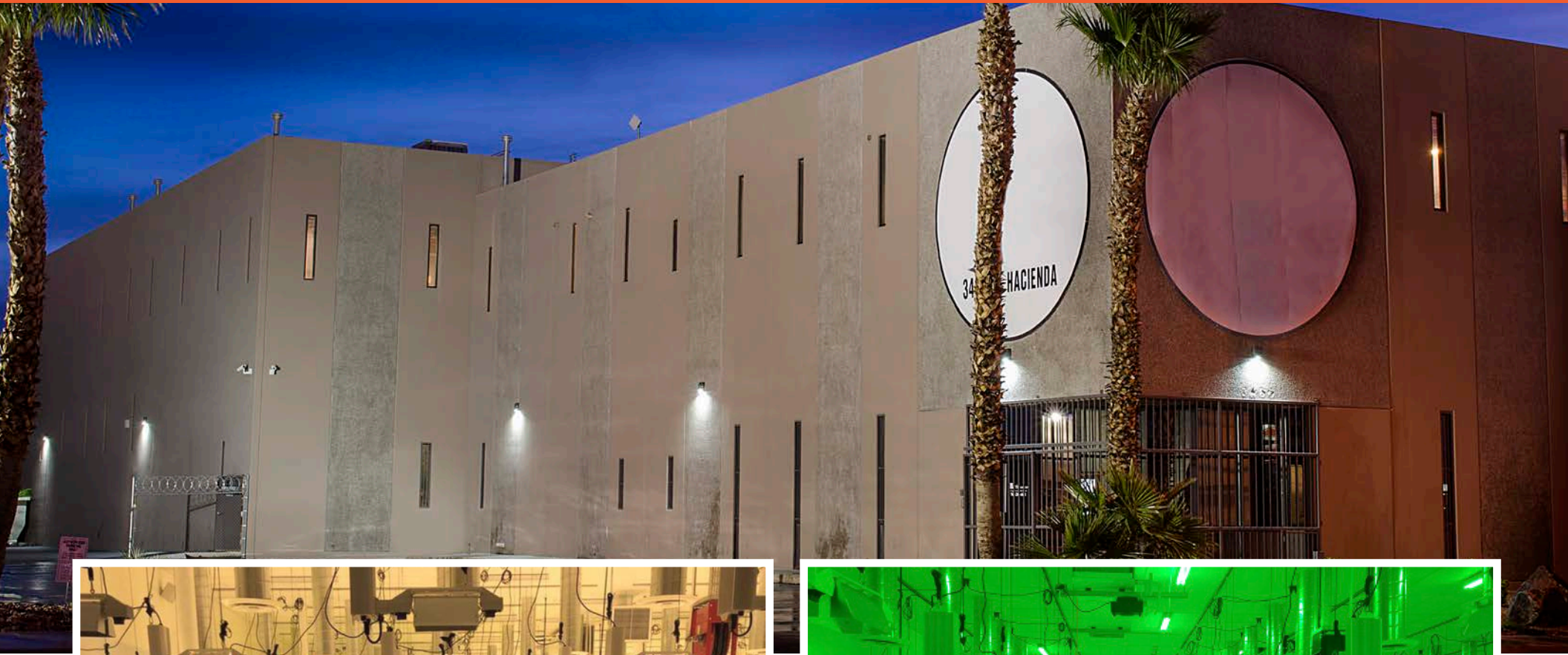
Top Rank corporate office is located on Sunset and Paradise in Las Vegas. Nigro Construction was in charge of completing a full tenant improvement, budgeting, scheduling, design-build services. This project was completed in 2013.



PLAY STUDIOS

Play Studios is located on Charleston and Town Center in Las Vegas. As the general contractor on the job, Nigro Construction was in charge of budgeting, scheduling, and project management. This project was completed in July of 2014 with a value in excess of \$450,000.

TENANT IMPROVEMENTS



EVERGREEN ORGANIX

Designed and built by Nigro Construction, Inc. The project consisted of a 30,000 sq. ft. facility which includes Evergreen Organix's full-service production kitchen and two-story cultivation center. The facility was one of the first of its kind in Las Vegas. The Nigro Construction team worked closely with owner, building departments and the State of Nevada to develop a project that met all the regulations and codes.



MECHANICAL PRODUCTS NEVADA

Mechanical Products Nevada is located inside Mountain West Industrial Park on Rainbow Blvd and Post Road in Las Vegas. This Tenant improvement was completed in 2021.



CULTIVATION WAREHOUSE

Cultivation Warehouse is located at E. Lone Mountain Rd. in North Las Vegas. Nigro Construction acted as the general contractor through out this project that was valued in excess of \$900,000.



EUPHORIA WELLNESS

Euphoria Wellness is located on South Jones BLVD in Las Vegas. Nigro Construction acted as the general contractor. In addition, Nigro oversaw budgeting, scheduling,, and management throughout the project.



RUSH TRUCK CENTER LAS VEGAS

Rush Truck Center is a 44,500 square foot tenant improvement and expansion located in North Las Vegas. Nigro Construction, provided design build, estimating and construction services to remodel the existing office and add a storage warehouse for an automotive repair shop.



BANK OF GEORGE REMODEL

Bank of George expansion is located on Russell Road and I-215 beltway. Nigro Construction acted as the general contractor responsible for budgeting, scheduling and design-build throughout the project. Completed in February of 2018, this project is valued in excess of \$150,000.

RECOMMENDATION LETTER

March 20, 2019

Nigro Construction, Inc.
9115 West Russell Road, Ste. 210
Las Vegas, NV 89148

RE: Letter of Recommendation

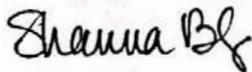
To Whom It May Concern:

It is my pleasure that I share the following comments and key points about the services that Nigro Construction provided to us. Nigro Construction has been an excellent partner in the area of service and construction. They are dependable and reliable as a contractor. They were always a phone call away if we had any questions or concerns and remain that way to this day.

Nigro Construction had a short time frame to get our surgery center up and running and with minor delays they were able to make it happen. To this day we can pick up the phone and call them with any issue big or small and they are there to help or point us in the right direction.

I would highly recommend Nigro Construction to any organization. They have provided the resources and expertise to successfully meet our request on every occasion. They truly understand what it takes to maintain a successful relationship with their customers. If you should desire to discuss their performance, please feel free to contact me.

Sincerely,



Shanna Blakely
Administrator

RECOMMENDATION LETTER

Irene Voo, M.D.

Medical & Surgical Treatment for
Diseases of the Retina and Vitreous

October 30, 2017

Nigro Construction, Inc.
9115 W Russell Rd, Suite 210
Las Vegas, NV 89148

To Mr. Mike Nigro and the entire team that helped to make my dream office a reality (Charlie, Rich, Cory, Lyndsay, Jon):

A sincere thank-you to Nigro Construction for making the build-out of my new medical office as easy as possible. As a new property owner simultaneously running a medical practice, I was concerned that creating an office from just a gray shell would be a complicated process. I couldn't have chosen a better contractor to work with than Nigro Construction.

Meeting the President of Nigro Construction, Mike Nigro, right at the beginning greatly helped to set my mind at ease. He set the tone for the entire course: honest, transparent, and responsive to my requests. I am very appreciative that everyone on the team that moved the project along was at all times courteous, helpful, and immediately available.

As a small business owner, I depended upon completion of my office's space on time to keep the practice running. Nigro Construction had the build-out completed before I expected and was very kind to make suggestions for all the vendors needed for a commercial space to function.

To anyone searching for a contracting firm, I can recommend Nigro Construction without hesitation for their integrity, professionalism, and attention to detail.

Sincerely,



Irene Voo, M.D.

January 26th, 2020

Nigro Constructive, Inc
9115 West Russel Road, Ste. 210
Las Vegas, NV 89148

RE: Letter of Recommendation

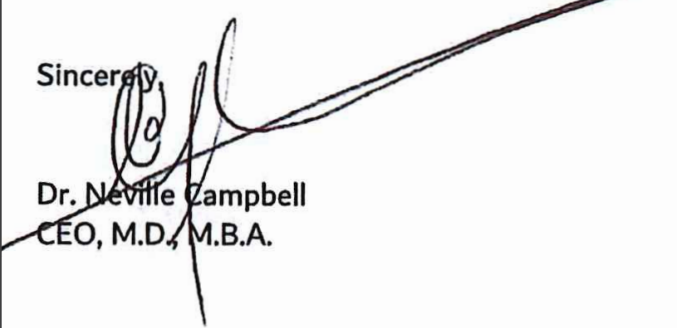
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Sincerely,



Dr. Neville Campbell
CEO, M.D., M.B.A.

MEDICAL

Anthem Blue Cross Office Building
Desert Canyon Rehab Hospital
Desert Cardiovascular
Fertility Center of LV
Harmon Medical Center
Laughlin Medical Clinic
Mountain View Medical Center
Mountain View Radiation Therapy
Nevada Cancer Center
Schleusner Chiropractic Center
Seven Hills Surgery Center
Shapiro Fertility Clinic
Shadow Professional Center
Southwest Orthopedic
Sunrise Surgery Center
West Valley Imaging

MEDICAL TENANT IMPROVEMENTS

Accelerated Rehab
Advanced Orthopedic
Cardiovascular Consultants
CareMore TI
Clark County Health Department Shadow
Professional
Desert Pediatrics
Dr. Mar Medical Office
Dr. Voo TI
Dr. Tabassi TI
Gastro Clinic
Gastro Surgery Center
Green Valley Orthopedics TI
Kindred Healthcare TI
Las Vegas Medical Center II
LV Neurology
Mountains Edge Hospital Expansion
Mountain View Radiation Therapy
Premier Physicians
Precision Imaging Diagnostic Center
Pro Care RX
Southwest Endodontics
Spring Valley Surgery Center
Stonecreek Surgery Center Remodel
Sunrise Hospital Cardiovascular Consultants
Tru Physical Therapy TI
Wellpoint Expansion
Wellpoint Tenant Improvement
Wount Care Center

HOSPITALITY

Fairfield Inn by Marriott
Flamingo Bay Remodel
Hampton Inn at St. Rose
Residnece Inn by Marriott
Siena Suites
Westgate Room Remodel

OFFICE

Apolistic Church
Bank of America
Bank of American Tenant Improvement
Bank West Building - Durango
Crestridge Business Park
Desert Canyon Business Park - Nigro HQ
Durango Point
Durango Point Office Park
Facilitec Corporate Office
Flamingo and Lindell Office Park
Las Vegas Reservation Systems
R & R Plaza
Sahara Professional Center
Shadow Professional Plaza
Sky Mesa Capital

RETAIL

Al Philips
Desert Breeze Plaza
Distill Tavern - 7 taverns
Elixir Tavern
Ethan Allen
First Class Pawn Tilt Up
Flamingo Eastern Shopping Center
Harley Davidson Expansion
Horizon Village Square
Mariana's Supermarket
Park Central Plaza
Remedys Tavern @ Conestoga
Remedys Tavern @ St. Rose
Rhodes Ranch
Sahara / Jones Retail Center
Sienna Town Center
Superior Tire
The Place @ Seven Hills
Washington Federal TI
Westgate C-Store

MEDICAL MARIJUANA

Cultivation Warehouse
Evergreen Organix
Global Harmony MMF
Hope LLC MMF

INDUSTRIAL

Conestoga/ Mini Storage
Mountain Point Business Park
Mountain Point West Business Park
Storage One / Mini Storage on Warm Springs

OFFICE TENANT IMPROVEMENTS

ADI
American Home Security
Bank of George TI
Bank West TI @ Sahara
Beazer Home Corporate Office
Christensen Hearing
Commercial Executives Office
Coronado Canyons Business Park
Desert Nails
Farmers Insurance
First Source Mortgage
Gemstone Development TI
Gordon & Silver Law Office - FIB Tower
Guether Law Office
Hansens's Water Treatment
iMortgage Corporate Office
Johnson Advisers Corporate Office
Lac Dental
Lochsa Engineering TI
Lovitt and Touche TI
Moran Financial
One Source Realty
Orchard Street Market
Page Law Firm
Play Studios Corporate Office
Richmond American Home Corporate Office
ROI Corporate Office Remodel
Surveyors Inc. TI
Top Rank Corporate Office
Vegas Chapels
Westcliff House
Westgate Corporate Office
Westgate Sales Center at The Showcase Mall
Westgate Sales Center
Westgate Spa & Fitness

RETAIL TENANT IMPROVEMENTS

Allstate Insurance
AT&T Wireless - Warm Springs Market Place
Anytime Fitness
Cingular Wireless
Cold Stone - Horizon
Data Doctors
Distill Tavern - Summerlin
Fat Tuesdays @ MGM
Gamestop TI
Globe Salon
Goodwill Store - 30,000 sq. ft.
GNC @ Horizon
Great Clips - WSMP
Hallmark Store
Harley Davidson on Eastern
Harley Davidson @ Convention Center
Havana Smoke Shop
Herbally Grounded TI
Hollywood Video
H&R Block
Marshalls
Maxters Jewelry
Mrs. Fields @ Flamingo Hotel
Natura Collections
Pets in the City
Perfume Store
Post Net - Durango
Post Net - Park Central Plaza
Rainbow Apparel
Raw Health
Royal Fine Jewelry
Rush Trucking Expansion
Sambalatte
Silver State Schools TI
Sports Book - Westgate
Starbucks TI - 3 Locations
Subway TI - 4 Locations
TMobile
Tower Gift Shop - Stratosphere
Tropical Tan
UPS Store
Valerie Paw & Spa
WSS Shoes - Charleston
WSS Shoes - Maryland Pkwy



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