



## MARNELL PROPERTIES

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### **Two New Tenants to Move into Marnell Corporate Center Airport Sub-Market Shows Strength in the Market**

Las Vegas – CB Richard Ellis commercial real estate services firm, announced today that John Goyak & Associates and Clark Construction have signed a lease to move into Marnell Corporate Center, a Class “A” office complex in the airport sub-market.

“When John Goyak & Associates decided to relocate its Las Vegas office, we were looking for something different than the traditional business districts found within the Las Vegas Valley,” said John Goyak & Associates Chief Financial Officer, Paul Black. “The Marnell Corporate Center offered us a superior Class A building, with the added bonuses of a convenient location to the airport, restaurants and world class lodging accommodations.”

The CB Richard Ellis office team, led by Jayne Cayton and Bret Davis, signed John Goyak & Associates with a 11,653 square foot \$2.93 million, seven-year lease and Clark Construction with a 5,568 square foot, \$1 million, five-year lease.

Cayton and Davis have been leasing the 1 million square foot office portfolio at Marnell Corporate Center and Marnell Airport Center since May of 2007 and have experienced steady activity in the airport submarket despite rising vacancy rates throughout the valley. Fourth quarter numbers show the airport submarket with the lowest vacancy rate for all class types at 10.79%.

Marnell Corporate Center consists of seven Class “A” office buildings, with plans to build three additional office buildings, a full service restaurant and deli, and a business suite hotel. At build out, Marnell Corporate Center will offer 736,000 square feet of office space. Strategically located at the intersection of Interstate 15 and I-215, Marnell Corporate Center provides high visibility and ease of access in a centralized location.

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