

For Lease

± 13,138 SF Flexible Office Space Short-Term Lease



3210 E. Tropicana Ave.
Las Vegas, NV 89121

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Listing Snapshot



Contact Broker
Sale Price



Contact Broker
Lease Rate



± 13,138 SF
Building Size



± 2.4 AC
Total Acreage

Property Highlights

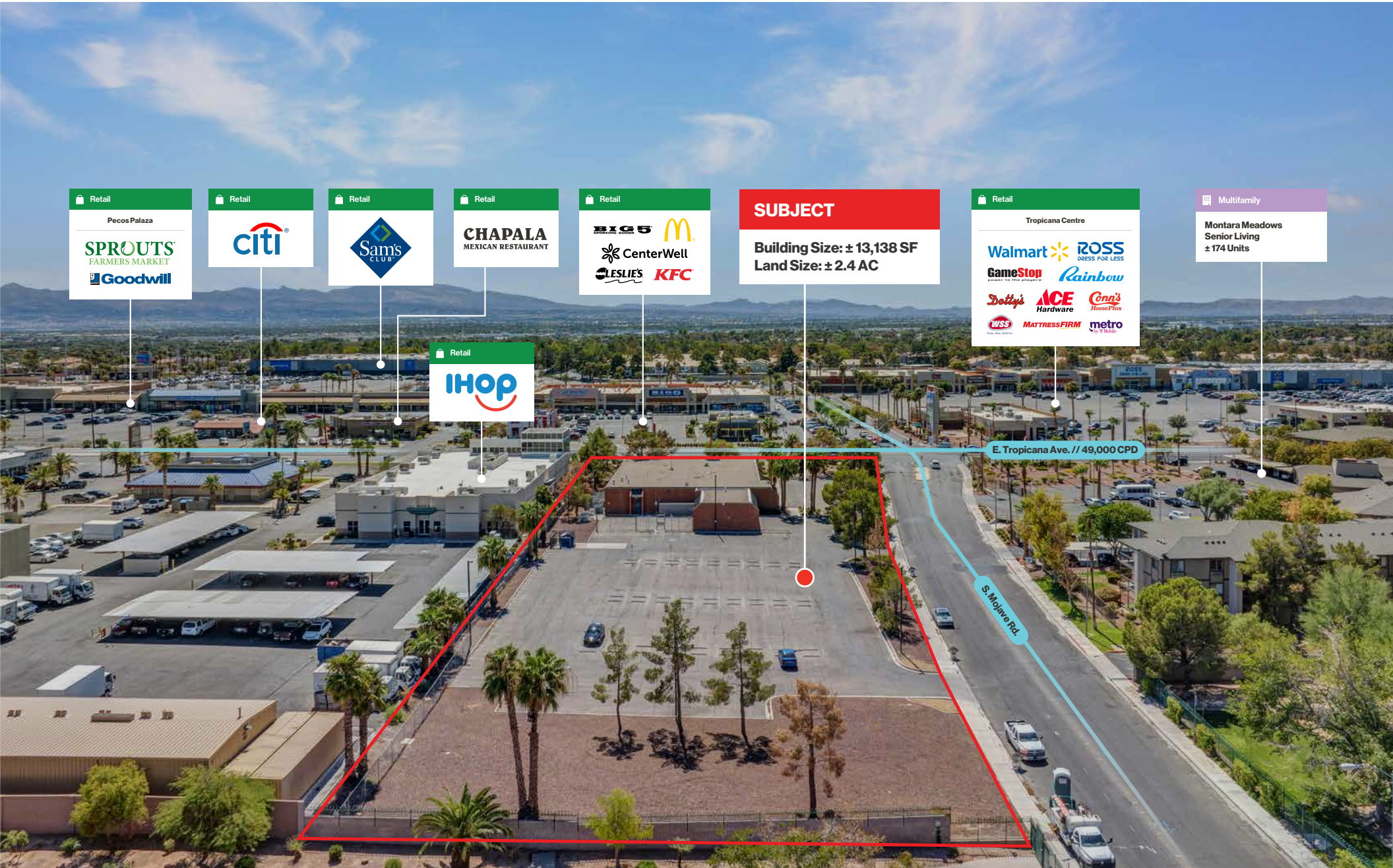
- Prime ± 13,138 SF former call center
- Mix of private offices and open work areas
- Subject shares access with Tropicana Centre: Including a common lighted intersection and ingress/egress via S. Mojave Rd.
- Situated in one of Las Vegas Valley’s most densely populated trade areas, with approximately 169,764 people within a 3-mile radius
- Generous ± 2.4 AC lot size with 8:1 parking ratio

Demographics

	1-mile	3-mile	5-mile
2024 Population	19,444	169,764	438,662
2024 Average Household Income	\$86,302	\$71,193	\$79,372
2024 Total Households	8,269	69,589	177,195



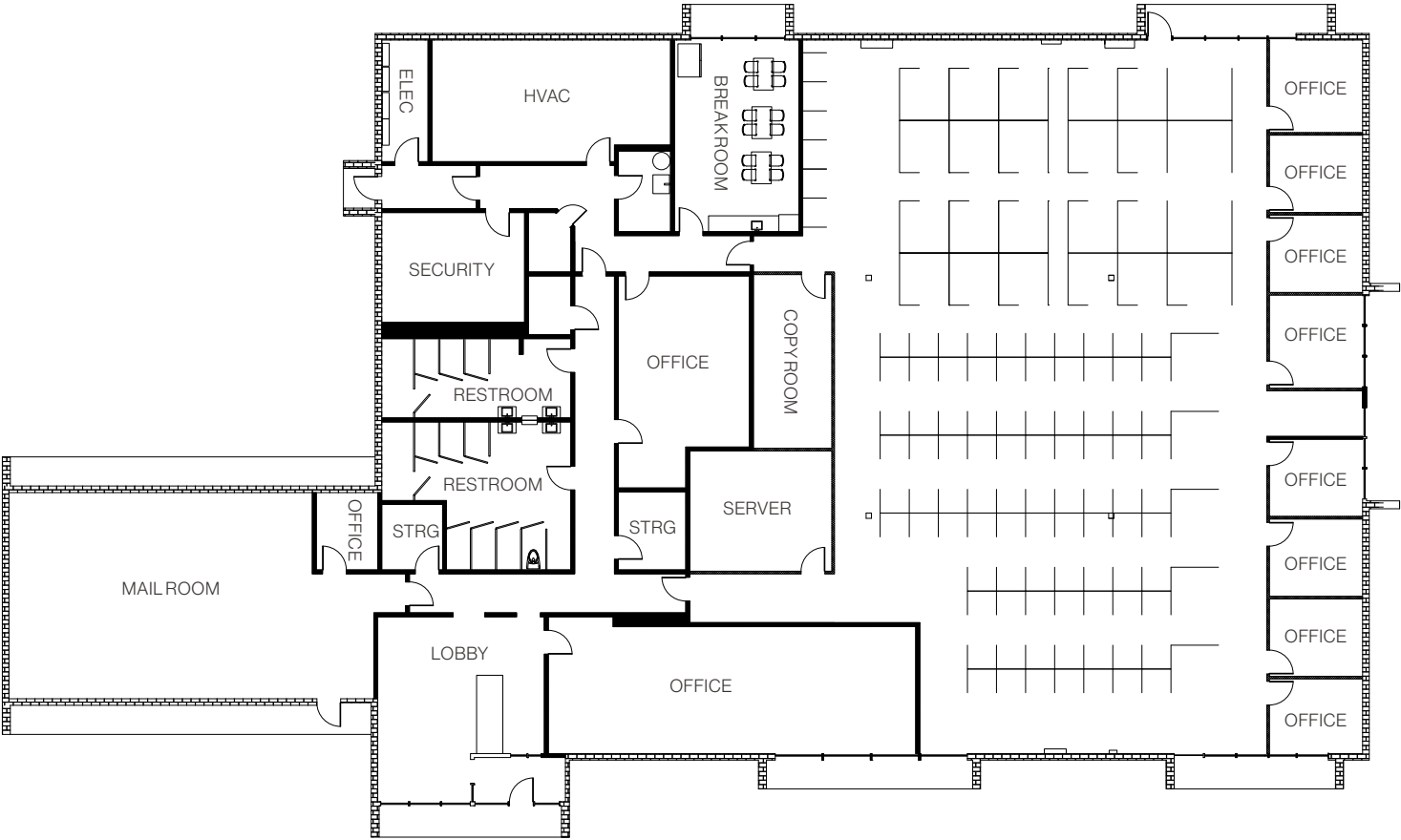








Floor Plan



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For inquiries please reach out to our team.

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