

LOS ALTOS CROSSING SHOPPING CENTER

RETAIL FOR LEASE | 5212 - 5318 SPARKS BLVD, SPARKS, NV 89436



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PROPERTY INFO

ELEVEN parcels totaling
 ± 9.97 AC

LEASEABLE SF 33,167

SEVEN build-ready pads
totaling 291,762 SF

AREA OVERVIEW

NEC of Sparks Blvd & Los
Altos Pkwy

1/2 MILE away from Sparks
Crossing, Sparks Galleria,
and Spanish Springs Town
Center

LOS ALTOS CROSSING is on
one of the main arterials
running east to west
through Spanish Springs

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Site Plan



AVAILABLE SPACE

#	Space	Square Feet
1	5212 Sparks Blvd	±1,500-3,656 SF Restaurant
2	5212 Sparks Blvd	±1,500-3,660 SF Restaurant
3	5272 Sparks Blvd	±1,798 SF Drive-Thru Window

AVAILABLE PADS FOR LEASE, BTS, OR SALE

#	Pads	Square Feet
1	5358 Sparks Blvd.	±34,200 SF Retail Pad
2	5338 Sparks Blvd.	±24,016 SF Retail Pad
3	5322 Sparks Blvd.	±31,038 SF Drive-Through Pad
4	5392 Sparks Blvd.	±34,264 SF Retail Pad
5	5388 Sparks Blvd.	±43,928 SF Retail Pad
6	5268 Sparks Blvd.	±73,798 SF Retail Pad
7	5242 Sparks Blvd.	±50,518 SF Restaurant Pad

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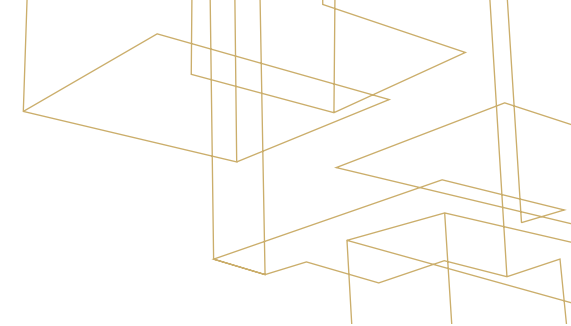
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Demographics

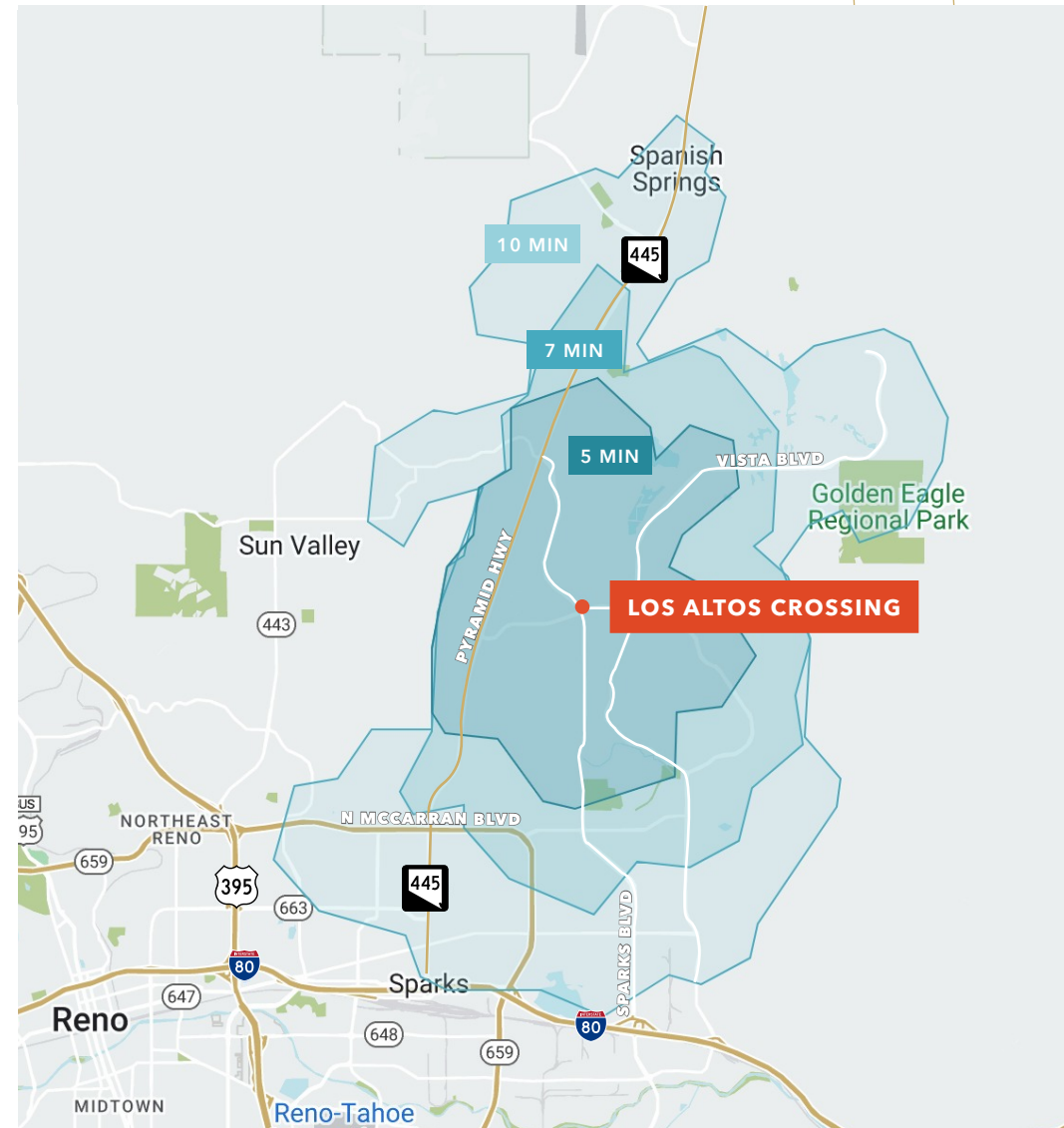
POPULATION	5 min		7 min		10 min	
	Population	Age	Population	Age	Population	Age
2022 Est. Population	21,827	37.3	49,461	37.1	104,129	36.9
2027 Proj. Population	23,422		52,092		111,371	
2022 Med. Age		37.3		37.1		36.9
Daytime Population	9,186		19,449		44,720	

HOUSEHOLDS	5 min		7 min		10 min	
	HH	Size	HH	Size	HH	Size
2022 Est. HH	8,118	3.1	18,463	3.2	39,266	3.3
2027 Proj. HH	8,739		19,480		42,052	
Proj. Annual Growth (2022-2027)	621	1.5%	1,017	1.1%	2,786	1.4%
Avg. HH Size		3.1		3.2		3.3

INCOME	5 min		7 min		10 min	
	Income	Per Capita	Income	Per Capita	Income	Per Capita
2022 Est. Avg. HH Income	\$106,084	\$39,486	\$100,306	\$37,480	\$88,634	\$33,450
2027 Proj. Avg. HH Income	\$114,302		\$111,413		\$99,028	
2022 Est. Med. HH Income	\$91,407		\$87,627		\$78,702	
2027 Proj. Med. HH Income	\$108,719		\$104,495		\$94,223	
2022 Est. Per Capita Income		\$39,486		\$37,480		\$33,450

CONSUMER EXPENDITURE	5 min		7 min		10 min	
	HH	Retail	HH	Retail	HH	Retail
Annual HH Expenditure	\$596.34 M	\$282.52 M	\$1.3 B	\$618.32 M	\$2.52 B	\$1.2 B
Annual Retail Expenditure		\$282.52 M		\$618.32 M		\$1.2 B
Monthly HH Expenditure	\$6,121	\$6,121	\$6,309	\$6,309	\$5,358	\$5,358
Monthly Retail Expenditure		\$2,900		\$2,791		\$2,540

DATA SOURCE: SITES USA



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Reno/Sparks DMA Facts & Demographics

506,152
POPULATION

2.49
AVG HH SIZE

\$108,356
AVG HH INCOME

38.4
MEDIAN AGE



HOME OWNERSHIP



82.2K
RENTERS

118.4K
OWNERS



RACE & ETHNICITY

White	63.6%
Asian	6.0%
Pacific Islander	0.7%
African-American	2.5%
Hispanic	25.2%
Two or More Races	13.4%



EDUCATION

19.1% HS GRAD	22.2% SOME COLLEGE
10.0% ASSOCIATES	21.0% BACHELORS



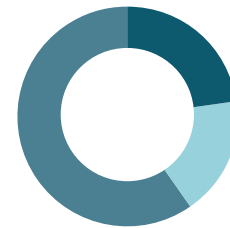
GENDER & AGE

52.2% MEN	51.7% WOMEN
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<18	45-54
20-34	55-64
35-44	65+



EMPLOYMENT



Blue Collar	22.8%
White Collar	59.5%
Services	17.7%

96.5%
EMPLOYED

3.5%
UNEMPLOYED



INCOME BY HOUSEHOLD

0-35k	19.3%
35-50k	9.9%
50-100k	31.6%
100-200k	29.7%
200K+	9.4%



AVERAGE MONTHLY HOUSEHOLD SPENDING

\$1.9K HOUSING	\$916 FOOD
\$245 TRAVEL	\$313 ENTERTAINMENT
\$89 PERSONAL CARE	\$212 APPAREL
\$223 FURNITURE	\$111 VEHICLE

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EXCLUSIVELY REPRESENTED BY

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