

# CHINATOWN 11

Over 25,000 SF of  
Ground Floor Retail and  
Restaurant Space in  
Chinatown Las Vegas

## INTRODUCING THE PEARL OF CHINATOWN

380 Units of Luxury Living

3588 VALLEY VIEW BLVD,  
LAS VEGAS, NV 89103



A Commercial and Residential  
Mixed-Use Development  
**COMING IN 2026**

### STEVE NEIGER, CCIM

+1 702 592 7187  
steve.neiger@cast-cap.com  
License # NV-B.0146583.LLC

### BRETT RATHER

+1 702 575 1645  
brett.rather@cast-cap.com  
License # NV-S.0174245.LLC

### CHRIS CLIFFORD

+1 702 277 0390  
chris.clifford@cast-cap.com  
License # NV-S.0067842.PC

### DYLAN HEROY

+1 702 580 4301  
dylan.heroy@cast-cap.com  
License # NV-S.0185856

**CAST**  
CAPITAL PARTNERS

# CHINATOWN 11

Located just one mile west of the famous Las Vegas Strip, seconds from the I-15, and directly adjacent to the Chinatown Station of The Vegas Loop, Chinatown 11 brings the largest and most exciting luxury mixed-use development to Chinatown in, well, ever. Sitting on over 10.5 acres with 380 luxury apartment units and 26,222 square feet of planned commercial retail and restaurant space, The Pearl brings convenience, quality of life, and access to entertainment to an entirely new level.



CHINATOWN 11 3588 VALLEY VIEW BLVD, LAS VEGAS, NV 89103

CAST  
CAPITAL PARTNERS

# SITE PLAN

## Leasable Area:

1,400 - 14,423 Square Feet

## Site:

Luxury Mixed-Use Development in Chinatown/  
Resort Corridor with Commercial Ground Floor

## Access:

Immediate Access to Chinatown and the I-15

## Cross-Streets:

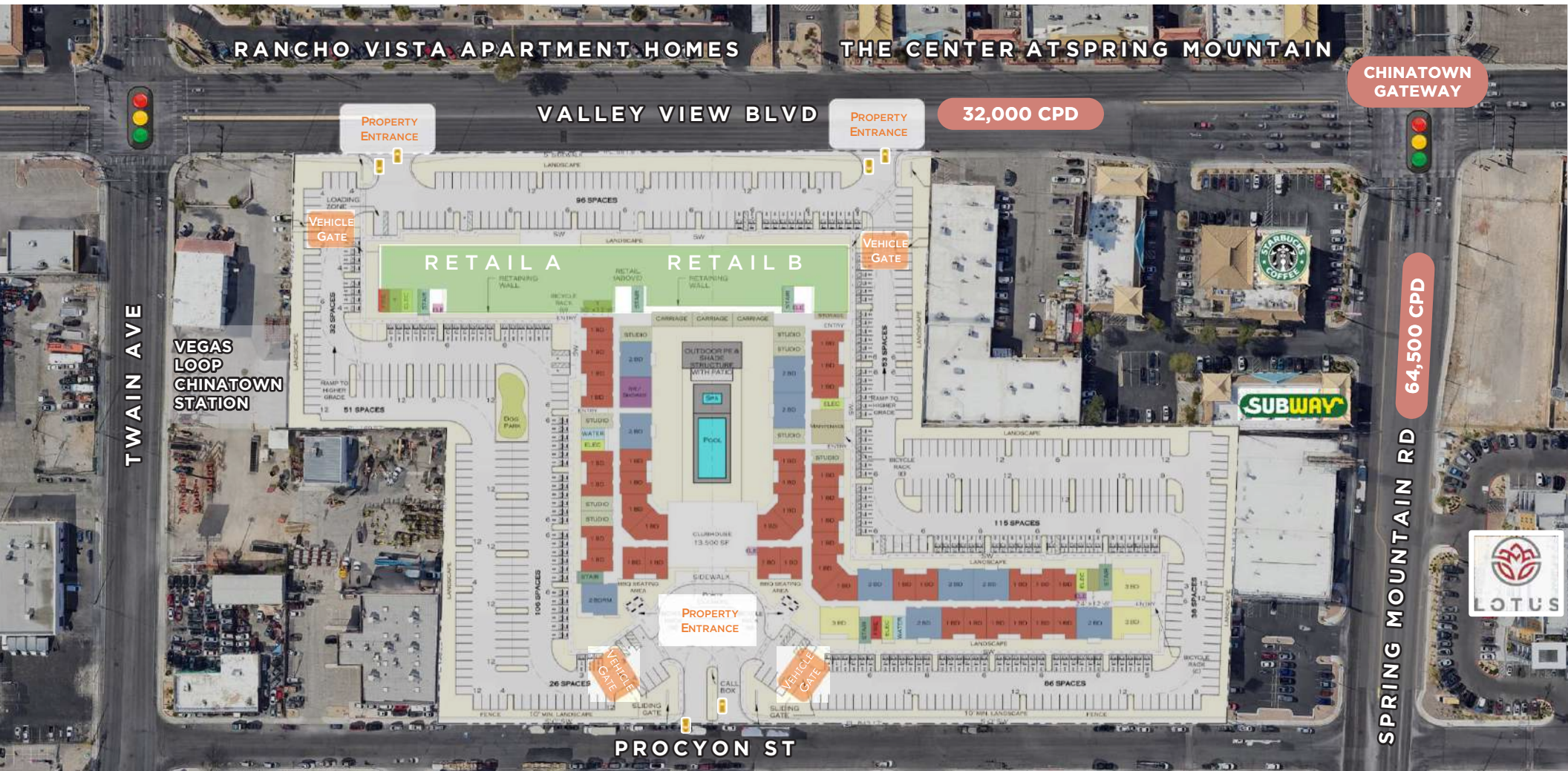
Valley View and Spring Mountain / Twain

## Parking:

Surface Parking Exclusively for Commercial Units,  
with Separate Gated Parking for Residents.

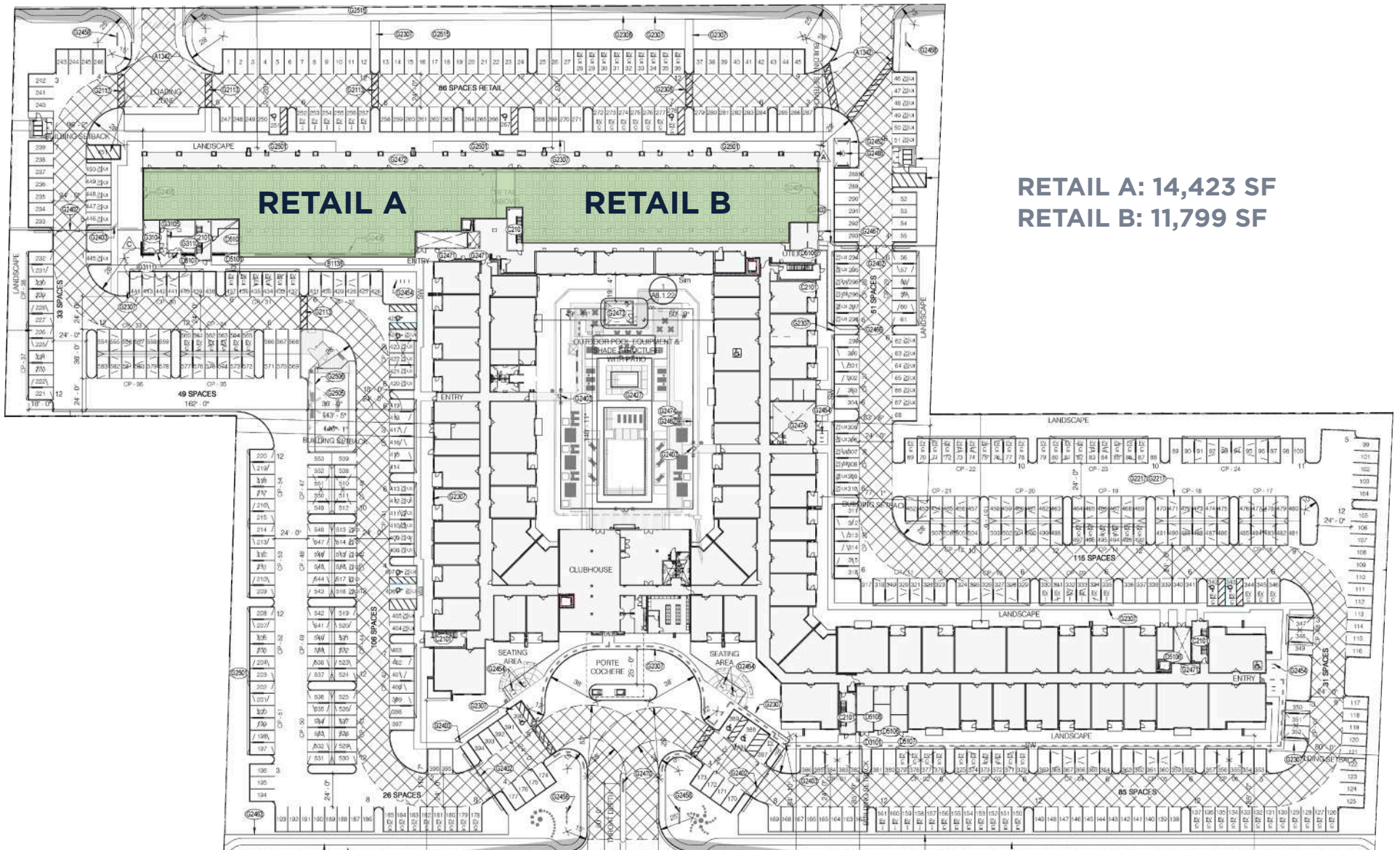
## Commercial Uses Accepted:

Retail, Service, and Restaurant





# DETAILED SITE PLAN



**RETAIL A: 14,423 SF**  
**RETAIL B: 11,799 SF**





**CHINATOWN 11** 3588 VALLEY VIEW BLVD, LAS VEGAS, NV 89103

**CAST**  
CAPITAL PARTNERS



# CHINATOWN 11 3588 VALLEY VIEW BLVD, LAS VEGAS, NV 89103

# CAST

CAPITAL PARTNERS

## FOR MORE INFORMATION, PLEASE CONTACT

**STEVE NEIGER, CCIM**  
+1 702 592 7187  
steve.neiger@cast-cap.com  
License # NV-B.0146583.LLC

**BRETT RATHER**  
+1 702 575 1645  
brett.rather@cast-cap.com  
License # NV-S.0174245.LLC

**CHRIS CLIFFORD**  
+1 702 277 0390  
chris.clifford@cast-cap.com  
License # NV-S.0067842.PC

**DYLAN HEROY**  
+1 702 580 4301  
dylan.heroy@cast-cap.com  
License # NV-S.0185856



+1 702-802-4660  
3560 Wynn Road  
Las Vegas, NV 89103  
www.Cast-Cap.com

Copyright ©2026 CAST Capital Partners. All rights reserved. The information contained herein was obtained from sources deemed reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals. This information is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described herein shall be conducted through CAST Capital Partners.