

3223 N RAINBOW BLVD

Las Vegas, NV 89108

4,800 SF RETAIL SPACE AVAILABLE
Freestanding Retail Opportunity



IMMEDIATE OCCUPANCY

AVAILABILITY

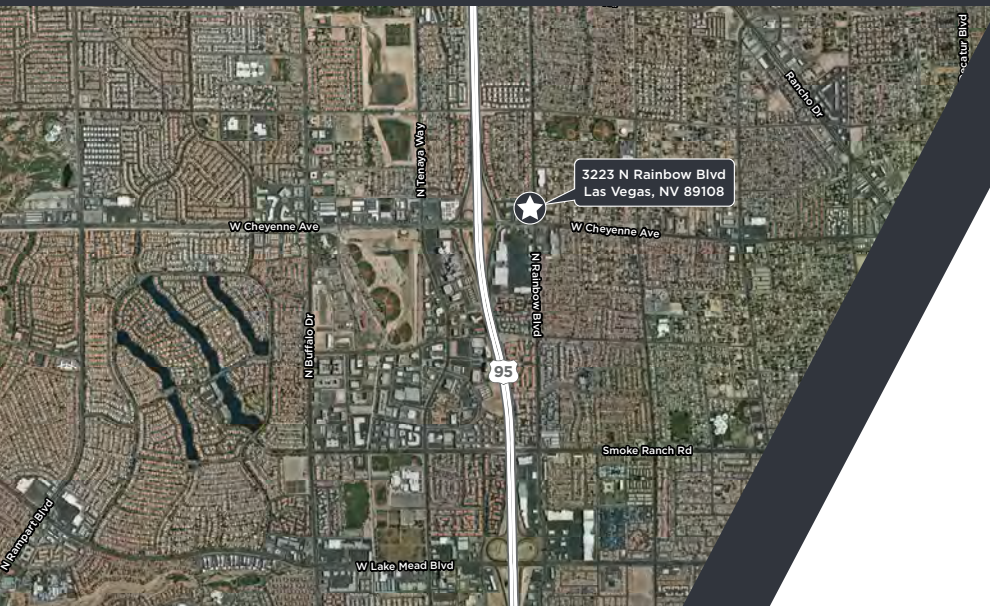
3223 N Rainbow Blvd., Las Vegas, NV 89108
Located in Cheyenne Village, which offers
4,800 SF of space.

Possession:	Immediate Possession
Term:	60 Months Term
Lease Type:	NNN
Asking Rent:	\$1.90 PSF

GREAT FREESTANDING BUILDING

Easy access to the I-95 Freeway in the Northwest Trade area of Las Vegas

Great Location for:	Service Retail
	Veterinarian
	Professional Office
	Medical



2023 DEMOGRAPHICS



Population

18,072
within 1 Mile

175,723
within 3 Miles

425,632
within 5 Miles



Average Household Income

\$72,409
within 1 Mile

\$85,418
within 3 Miles

\$90,282
within 5 Miles



Median Age

37.5
within 1 Mile

39.6
within 3 Miles

38.8
within 5 Miles



Average Household Size

2.53
within 1 Mile

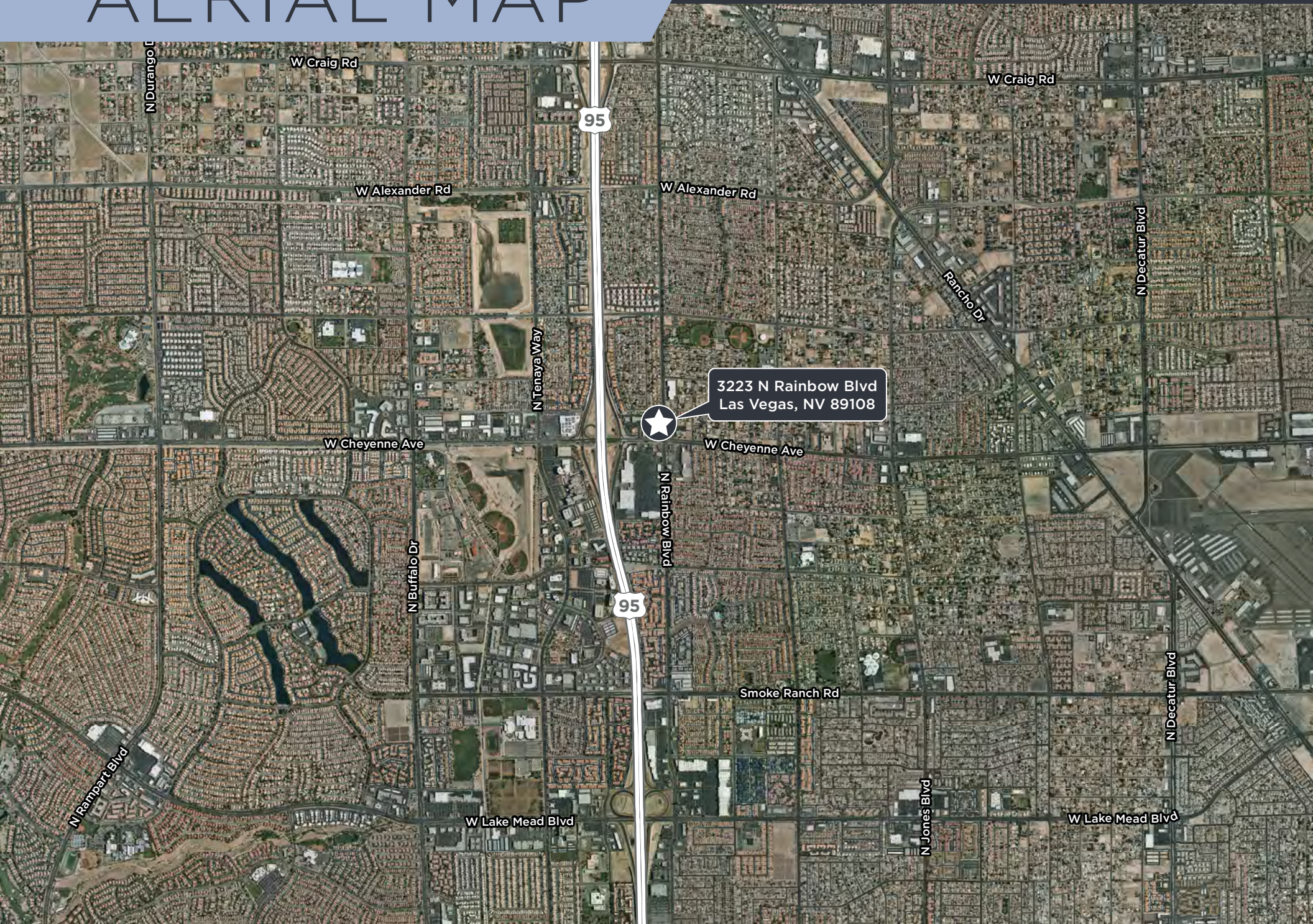
2.58
within 3 Miles

2.66
within 5 Miles

TRADE AREA MAP



AERIAL MAP



PHOTOS



CONTACT INFORMATION

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