

Now Leasing

LAS VEGAS STRIP



**Rainbow Blvd. & Oquendo Rd.
Las Vegas, NV 89118**

**1,554 SF
Turn-Key Restaurant**

SANSONE
INVESTMENTS

Devon Sansone

(702) 321-1927
Devon@SansoneInvestments.com



Leasing Details

Space Available: 1,554 SF

**Fully Built Restaurant w/
Greasetrap**

Lease Rate: \$4.35/SF NNN

Operating Charges: \$0.69

Property Highlights

Rainbow Blvd. North of 215

Space ready for Move-in.

Pylon Signage Available

**Restaurant w/ grease trap and Retail
available**

48,748 Vehicles per day

Demographics

Population

1-mile: 11,245

3-miles: 145,468

5-miles: 378,855

Households

1-mile: 4,312

3-miles: 57,158

5-miles: 150,753

Income

1-mile: \$92,194

3-miles: \$81,316

5-miles: \$89,384

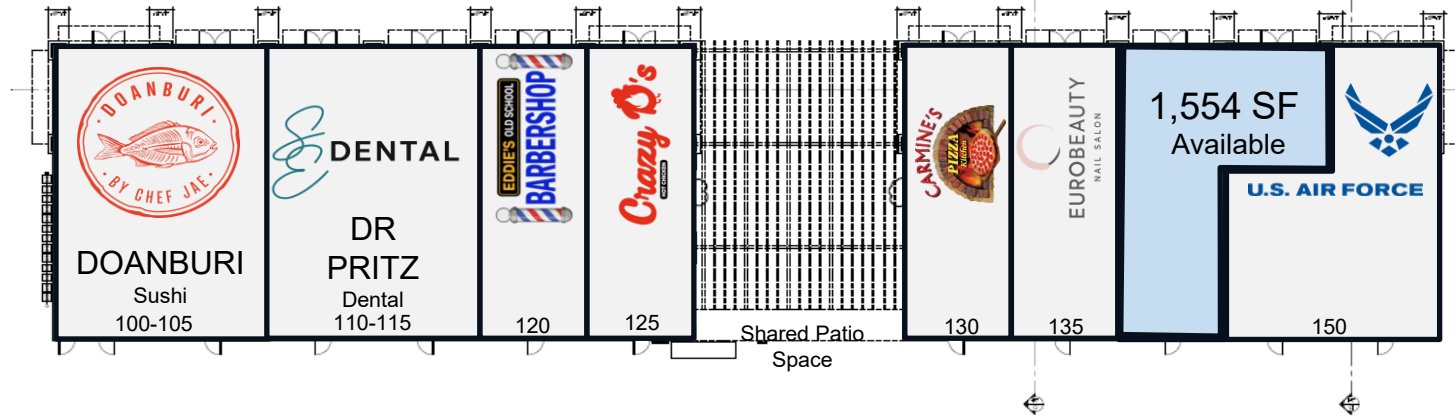
Space Plan

Space Available:
1,554 SF

Restaurant -
Turnkey

Lease Rate:
\$4.35/SF NNN

RAINBOW BLVD



Rainbow Blvd. &
Oquendo Rd.

Devon Sansone

(702) 321-1927

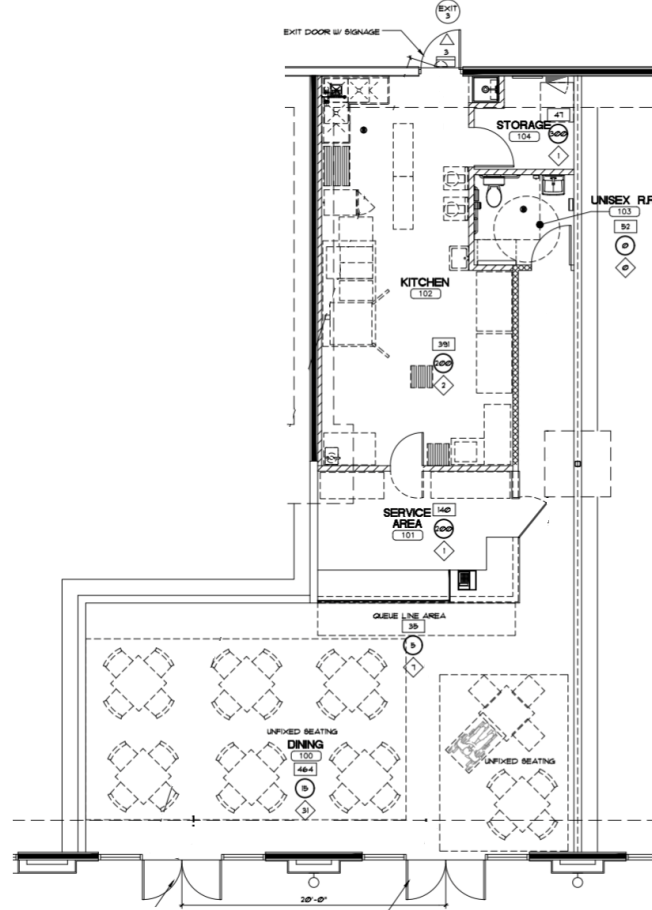
Devon@SansoneInvestments.com

Space Plan

Space Available:
1,554 SF

Restaurant
Turn-key

Lease Rate:
\$4.35/SF NNN



Rainbow Blvd. &
Oquendo Rd.

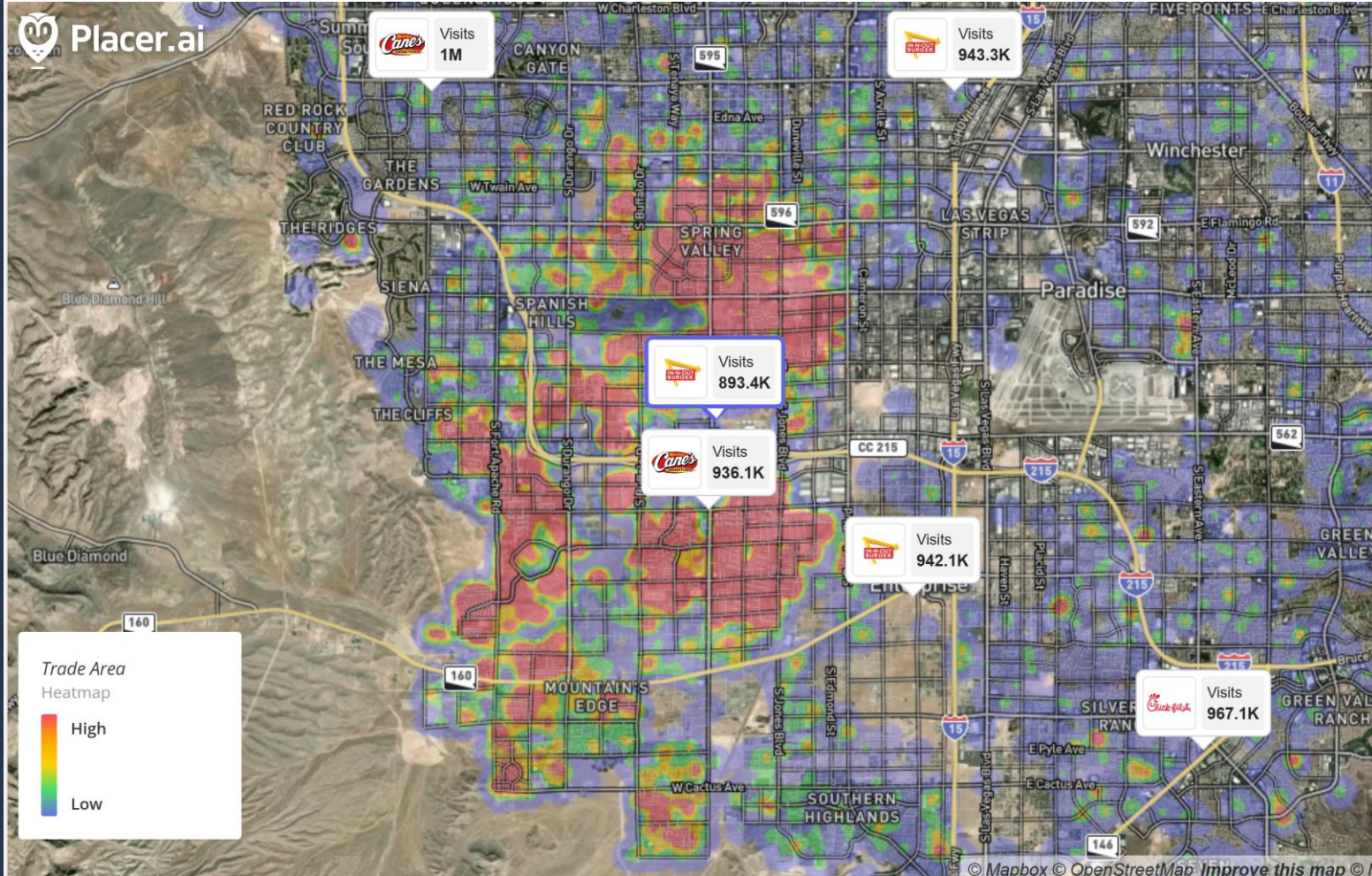
Devon Sansone
(702) 321-1927
Devon@SansoneInvestments.com

893k Visits

Over the past 12 months at the nearby In-N-Out

15 Minutes

Average dwell time at the nearby In-N-Out



Devon Sansone

(702) 321-1927
Devon@SansoneInvestments.com

**Contact us for more information on commercial spaces or
development in the Vegas Valley.**

Devon Sansone

(702) 321-1927

Devon@SansoneInvestments.com



SANSONE
INVESTMENTS