

# HORIZON MARKETPLACE

SEC Horizon Ridge Pkwy & Eastern Ave  
Henderson, NV 89052

±916 SF AVAILABLE



## CONTACT US

**DAN ADAMSON**

702.550.4934 | dan@roicre.com  
Lic # B.0026992.CORP

**EDWARD LEHNARDT, CCIM**

702.830.1119 | edward@roicre.com  
Lic # S.0180688

**CHRIS WALDBURGER, CCIM**

702.483.3683 | chris@roicre.com  
Lic # S.0190814



roicre.com



# Horizon Marketplace is a neighborhood shopping center anchored by Smith's grocery store

SEC Horizon Ridge Pkwy & Eastern Ave  
Henderson, NV 89052

## 916 SF AVAILABLE

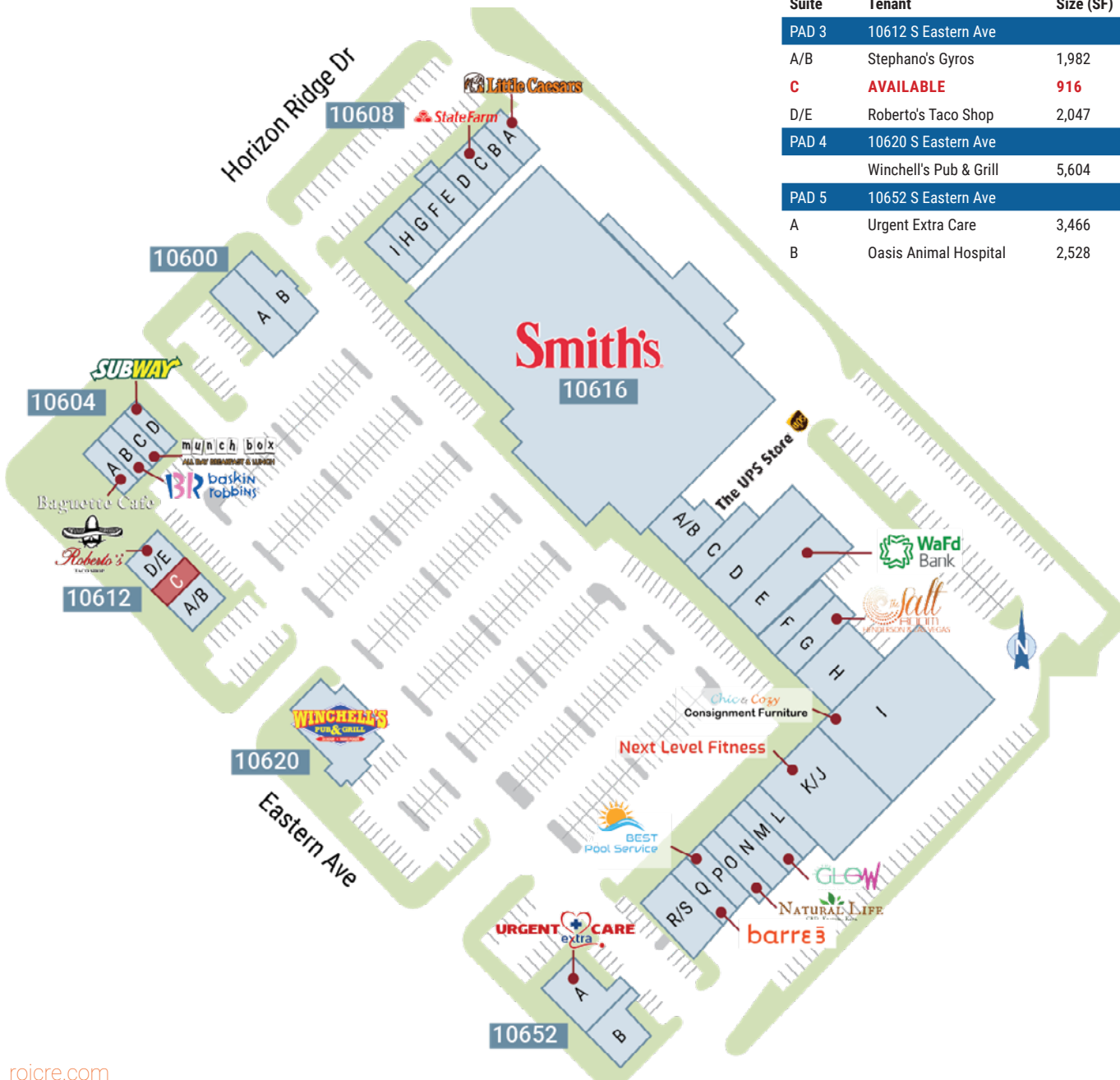
- 2<sup>nd</sup> generation restaurant space with a shared grease interceptor without hood.
- Anchored by high volume Smith's grocery
- Serving the master planned communities of Anthem, MacDonald Ranch, and Seven Hills
- Major area retailers include Lowe's, Trader Joes, Target, Marshalls, and PetSmart

## SHOPPING CENTER RETAILERS



# SITE PLAN

## Horizon Marketplace Horizon Ridge Pkwy & Eastern Ave Henderson, NV 89052



Suite	Tenant	Size (SF)
<b>PAD 3 10612 S Eastern Ave</b>		
A/B	Stephano's Gyros	1,982
C	<b>AVAILABLE</b>	<b>916</b>
D/E	Roberto's Taco Shop	2,047
<b>PAD 4 10620 S Eastern Ave</b>		
	Winchell's Pub & Grill	5,604
<b>PAD 5 10652 S Eastern Ave</b>		
A	Urgent Extra Care	3,466
B	Oasis Animal Hospital	2,528

Suite	Tenant	Size (SF)
<b>In-line 10608 S Eastern Ave</b>		
A	Little Caesars Pizza	1,487
B	Michael's Shoe Repair	913
C	State Farm	884
D/E	America First Credit Union	2,201
F	Village Barber	1,101
G	Leased	1,102
H/I	Summerlin Vision Center	2,206
<b>MAJOR 10616 S Eastern Ave</b>		
	Smiths	64,643
<b>In-line 10624 S Eastern Ave</b>		
A/B	The UPS Store	2,401
C	Sun Valley Wireless	1,946
D	ICON EV	4,802
E	WaFd Bank	3,517
F	New Horizon Nails & Spa	1,976
G	The Salt Room	1,924
H	My Place Salon	3,418
I	Chic & Cozy	13,557
J/K	Next Level Fitness	9,298
L	Flowers of the Field	1,645
M	Glow Sauna Studios	1,636
N	Moore Family Dentistry	1,587
O	Natural Life	1,553
P	Vegas Best Pool Service	1,430
Q	Barre 3	1,416
R/S	Social Station Kitchen & Cocktails	2,794

<b>PAD 1 10600 S Eastern Ave</b>		
A	Advent Cleaners	1,885
B/C	Jewel Trendz	1,485
<b>PAD 2 10604 S Eastern Ave</b>		
A	Baguette Cafe	1,323
B	Baskin Robbins	1,192
C	Munchbox	1,157
D	Subway	1,322



# AREA DEMOGRAPHICS



## POPULATION

1 Mile	3 Miles	5 Miles
20,953	137,397	312,524



## AVERAGE HOUSEHOLD INCOME

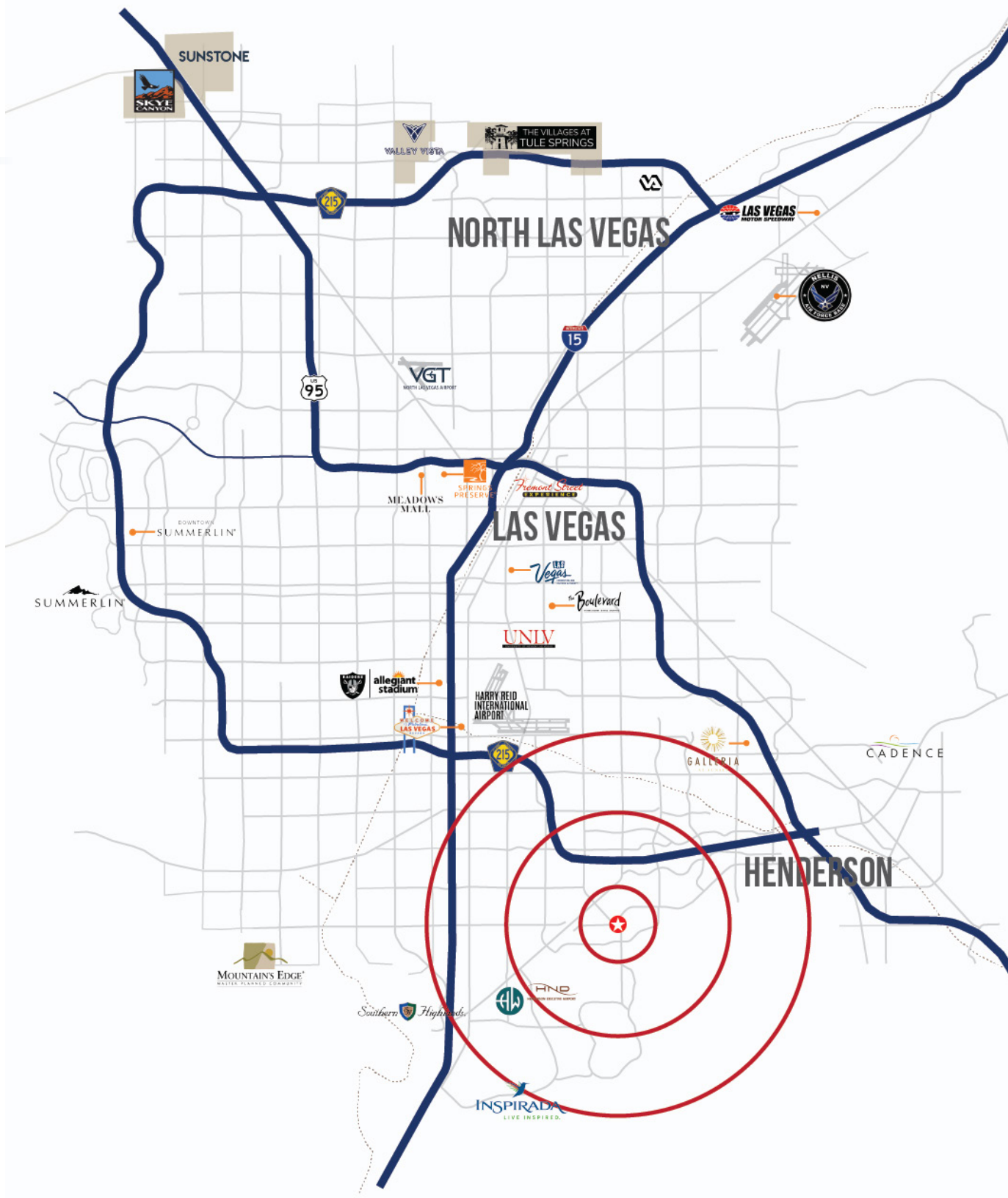
1 Mile	3 Miles	5 Miles
\$138,297	\$123,746	\$123,437



## TRAFFIC COUNTS

Horizon Ridge Pkwy	Eastern Ave
17,300 VPD	13,700 VPD

Sources:  
SitesUSA 2024  
NV DOT TRINA 2022





# TRADE AREA AERIAL

Horizon Marketplace  
Horizon Ridge Pkwy & Eastern Ave  
Henderson, NV 89052



roicre.com

All information contained herein is from sources we deem reliable, and we have no reason to doubt its accuracy; however, no guarantee or responsibility is assumed thereof, and it shall not form any part of future contracts. Properties are submitted subject to errors and omissions and all information should be carefully verified. \*All measurements quoted herein are approximate







SEC Horizon Ridge & Eastern Ave  
Henderson, NV 89052

# Horizon Marketplace






[www.roicre.com](http://www.roicre.com)




 9121 W Russell Rd  
Suite 111  
Las Vegas, NV 89148

## CALL US FOR MORE INFO




### DAN ADAMSON

-  702.550.4934
-  [dan@roicre.com](mailto:dan@roicre.com)
-  Lic # B.0026992.CORP



### EDWARD LEHNARDT, CCIM

-  702.830.1119
-  [edward@roicre.com](mailto:edward@roicre.com)
-  Lic # S.0180688

### CHRIS WALDBURGER, CCIM

-  702.483.3683
-  [chris@roicre.com](mailto:chris@roicre.com)
-  Lic # S.0190814

### Connect with us:

-  [facebook.com/roicre](https://facebook.com/roicre)
-  [twitter.com/roicre](https://twitter.com/roicre)
-  [LinkedIn.com/roicre](https://LinkedIn.com/roicre)