



# NAPLES PLAZA

700 E NAPLES DR LAS VEGAS, NV 89119

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# Naples Plaza



## OFFERING SUMMARY

Available SF:	800 - 2,400 SF
Lease Rate:	\$1.35 - 1.55 SF/month [NNN]
Lot Size:	0.85 Acres
Building Size:	10,480 SF
Zoning:	C-2
Traffic Count:	28,000

## PROPERTY OVERVIEW

Amazing curb appeal to traffic entering and exiting McCarran Airport. Also adjacent to UNLV's Thomas and Mack center. Naples Plaza is located on the north east corner of Naples drive and Swenson street. Minutes from the heart of the strip with neighboring residents and visitors for high foot traffic.

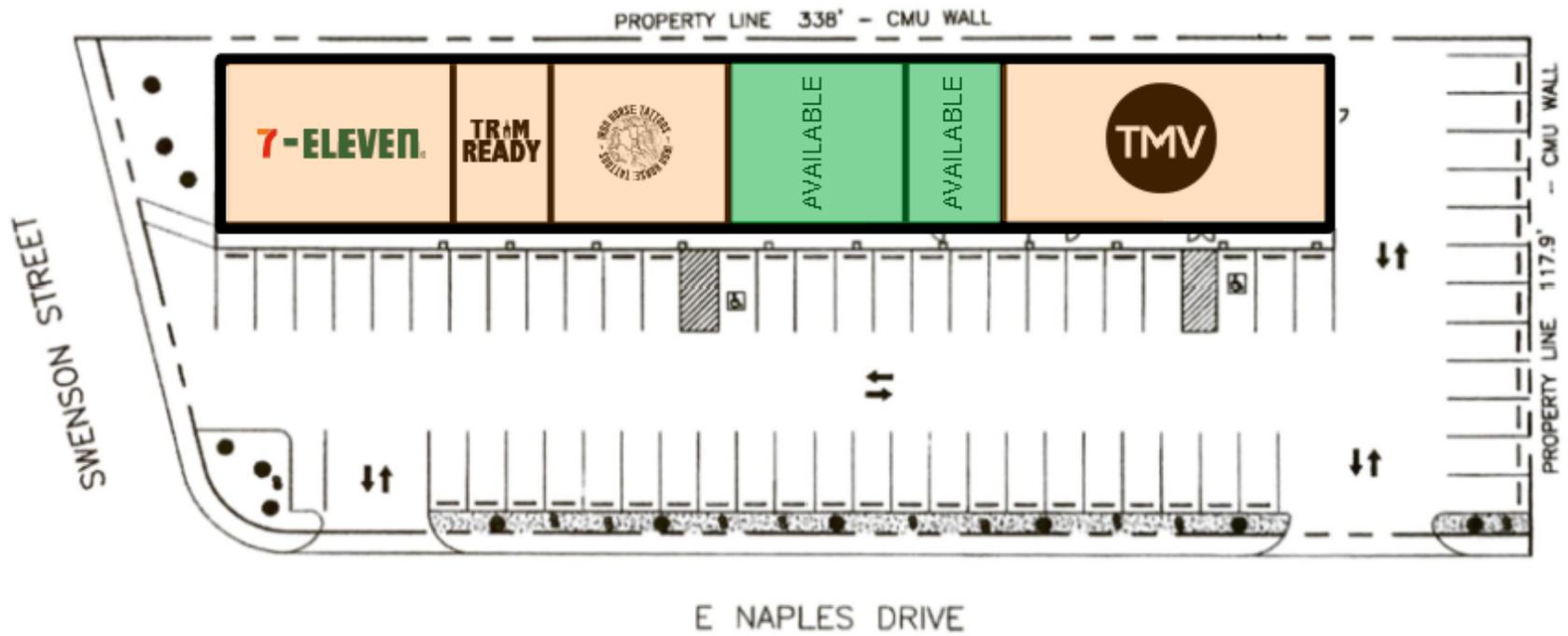
## PROPERTY HIGHLIGHTS

- Adjacent to UNLV's Thomas & Mack Center
- Great pylon sign exposure
- Over 30,000 cars per day
- Bus line
- Join 7-Eleven and The Modern Vegan
- Suite 104 - 800 SF available July 1, 2019
- Suite 108/108 - 1,600 SF available immediately

# Retailer Map

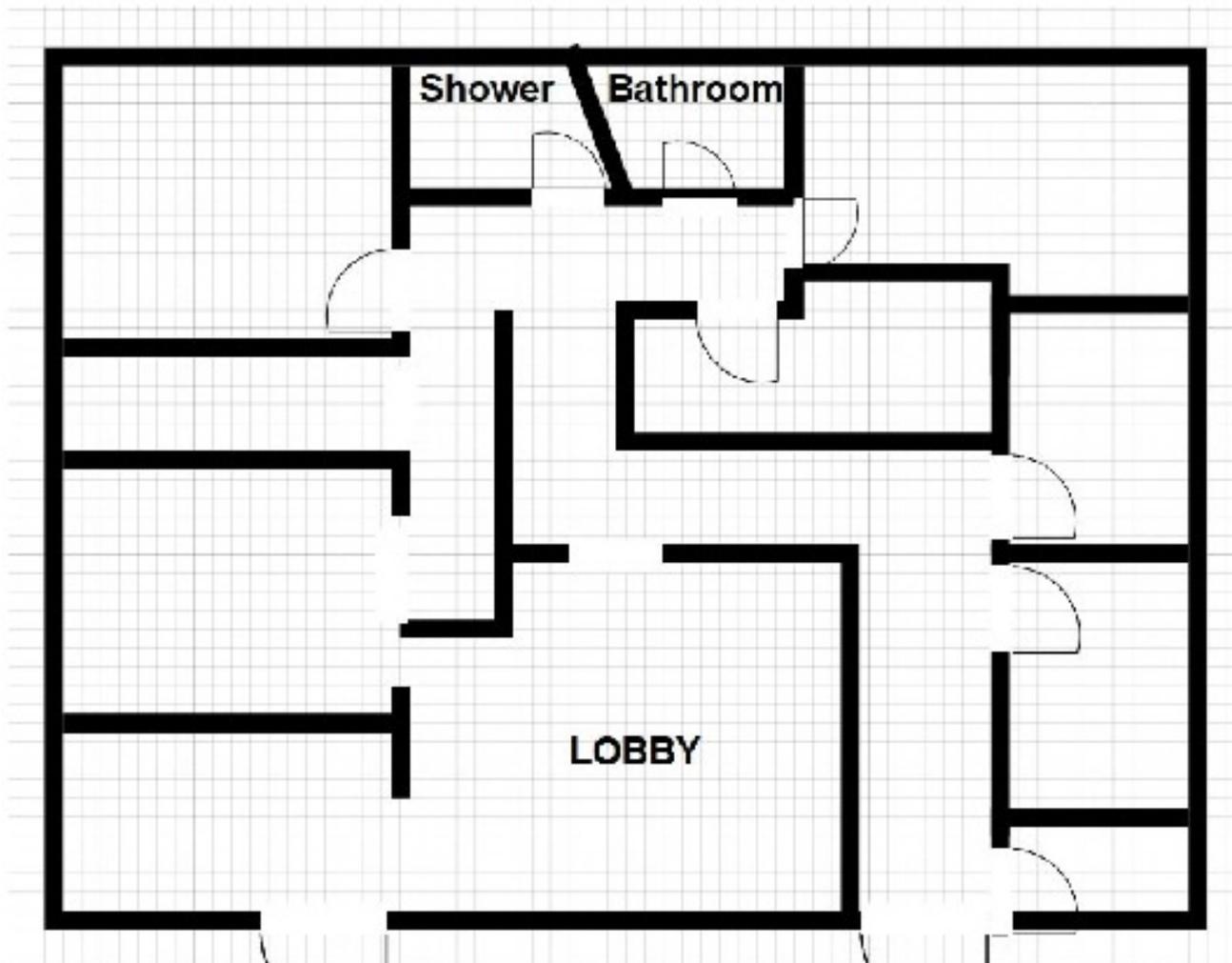


# Site Plan

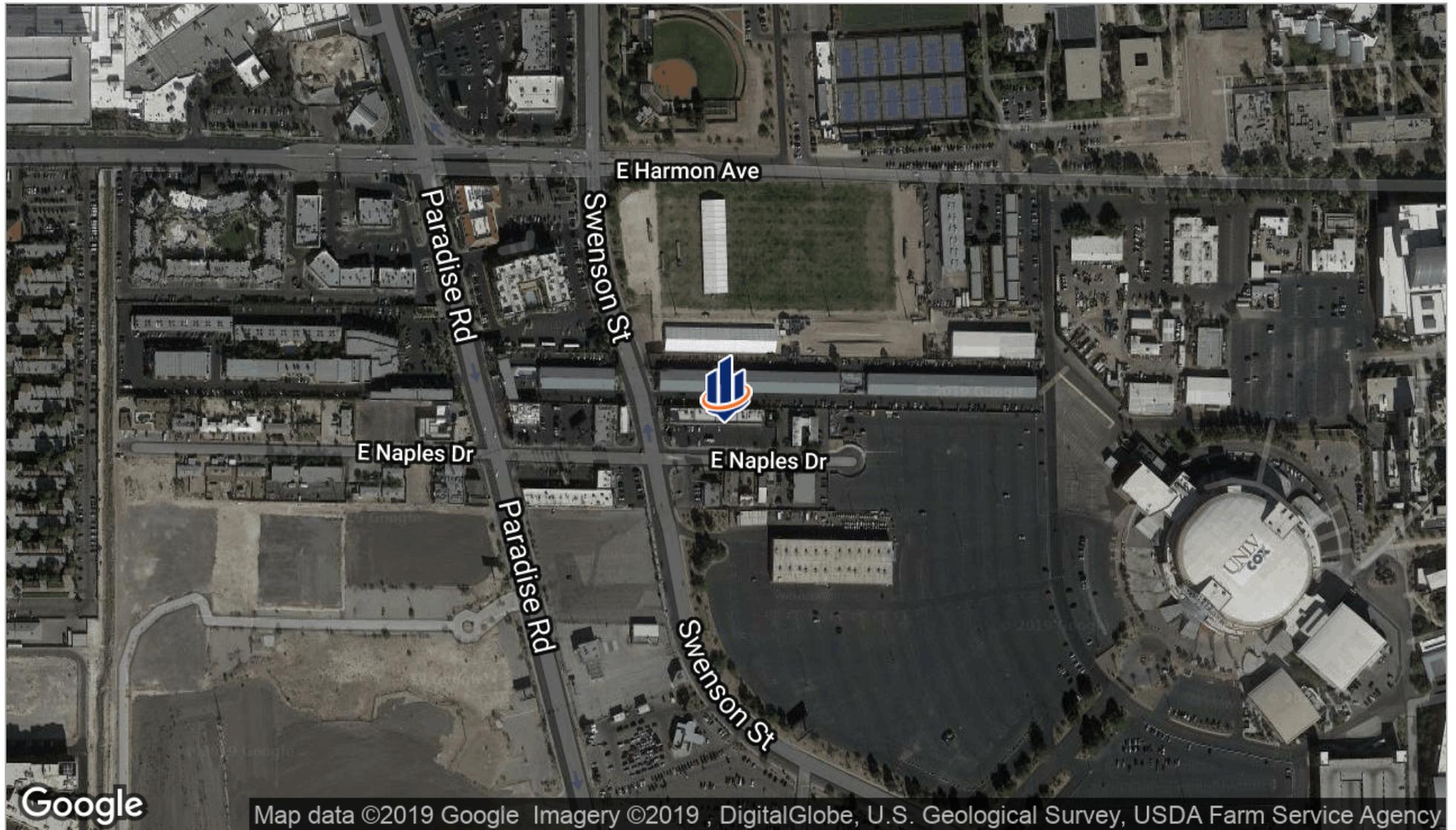


# Floor Plan - Suite 108/109

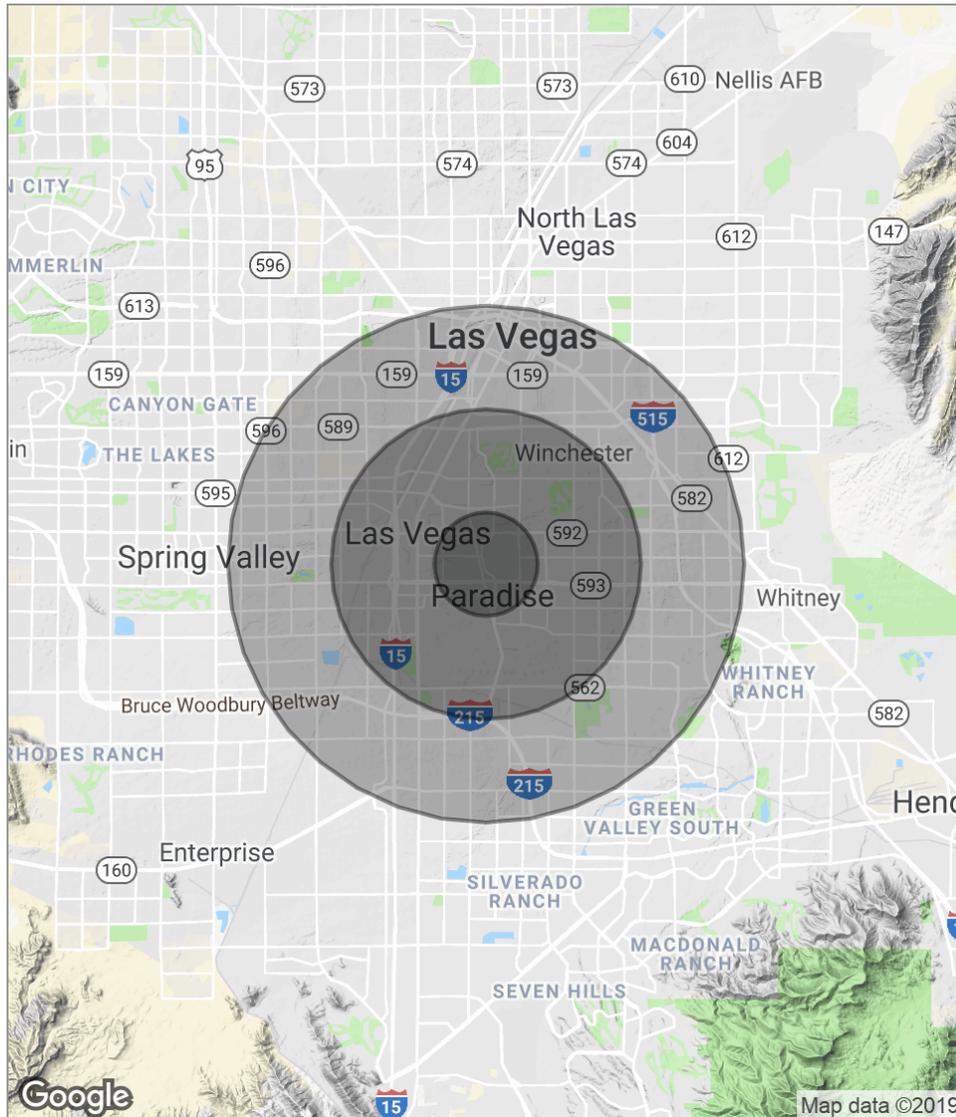
1600 SF



# Location Maps



# Demographics Map



POPULATION	1 MILE	3 MILES	5 MILES
Total population	15,337	108,166	356,806
Median age	36.1	36.3	37.8
Median age [Male]	35.8	36.3	37.5
Median age [Female]	36.7	37.0	38.4
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	7,805	48,909	148,408
# of persons per HH	2.0	2.2	2.4
Average HH income	\$37,218	\$48,437	\$54,505
Average house value	\$226,762	\$264,711	\$249,787

*\* Demographic data derived from 2010 US Census*