

For Lease

A-Mall Shopping Center



1205 E. Sahara Ave.
Las Vegas, NV 89104

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Listing Snapshot



Contact Broker
Lease Rate



± 1,170 - 3,500 SF
Available Square Footage

Property Highlights

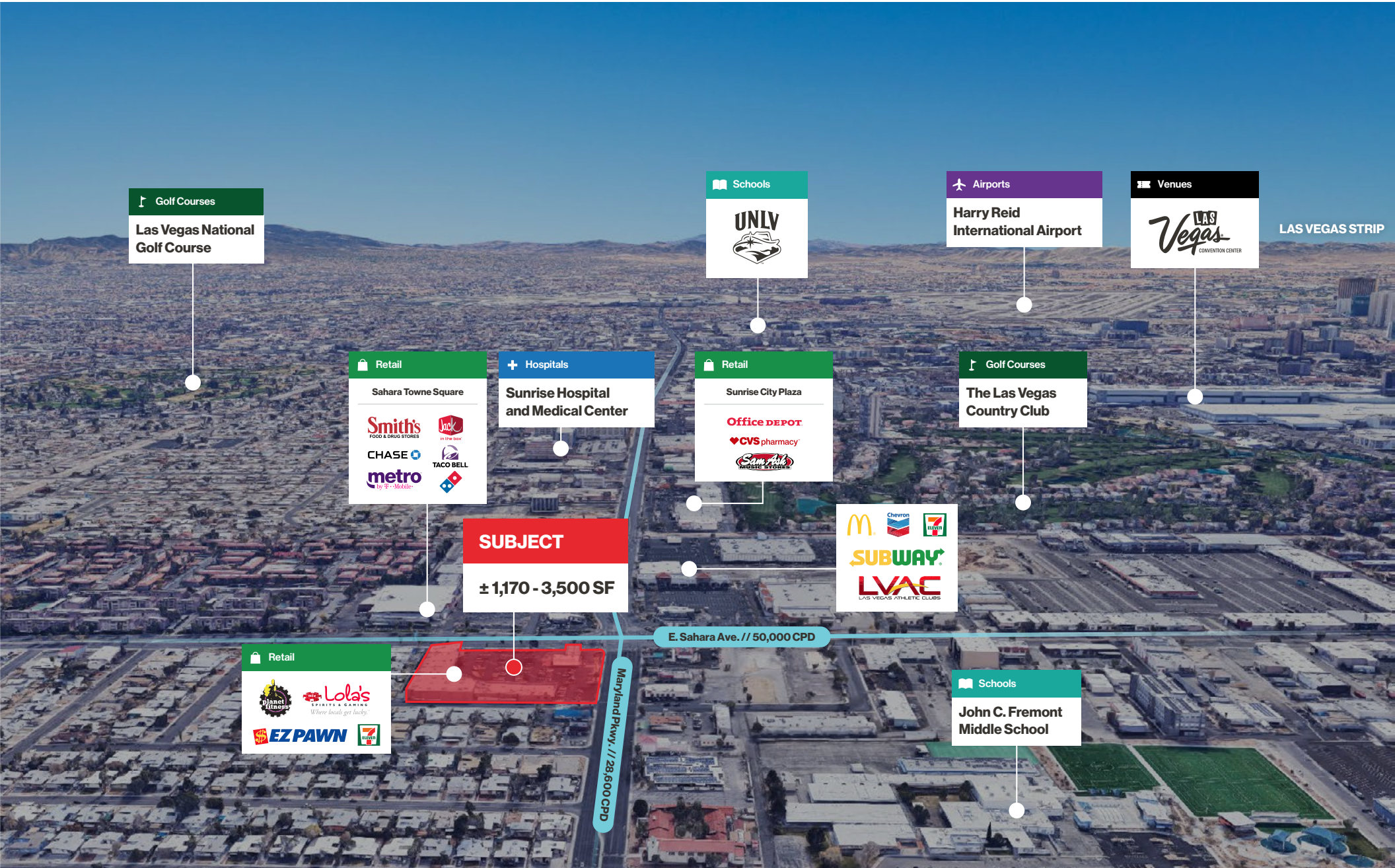
- ± 3,500 SF second generation restaurant space available
- Located at the signalized intersection of E. Sahara Ave. and S. Maryland Pkwy.
- Strong traffic counts exceeding ± 78,600 CPD
 - E. Sahara Ave.: ± 50,000 CPD
 - S. Maryland Pkwy.: ± 28,600 CPD
- In proximity to the Las Vegas County Club, The Las Vegas Strip, and Sunrise Hospital & Medical Center with ± 650 beds and ± 3,000 employees
- Join Planet Fitness, Cricket Wireless, Jackson Hewitt Tax Services, EZ Pawn, Miz Lola's and more

Demographics

	1-mile	3-mile	5-mile
2023 Population	24,054	177,784	509,357
2023 Average Household Income	\$68,412	\$58,518	\$60,555
2023 Total Households	9,935	76,755	193,981







Golf Courses
Las Vegas National Golf Course

Schools
UNLV

Airports
Harry Reid International Airport

Venues
Vegas LAS CONVENTION CENTER

LAS VEGAS STRIP

Retail
Sahara Towne Square
Smith's FOOD & DRUG STORES
Jack in the box
CHASE
TACO BELL
metro

Hospitals
Sunrise Hospital and Medical Center

Retail
Sunrise City Plaza
Office DEPOT
CVS pharmacy
Sam Ash

Golf Courses
The Las Vegas Country Club

SUBJECT
± 1,170 - 3,500 SF

McDonald's
Chevron
7-Eleven
SUBWAY
LVAC LAS VEGAS ATHLETIC CLUBS

E. Sahara Ave. // 50,000 CPD

Retail
Lola's SPIRITS & GAMING
EZ PAWN
7-Eleven

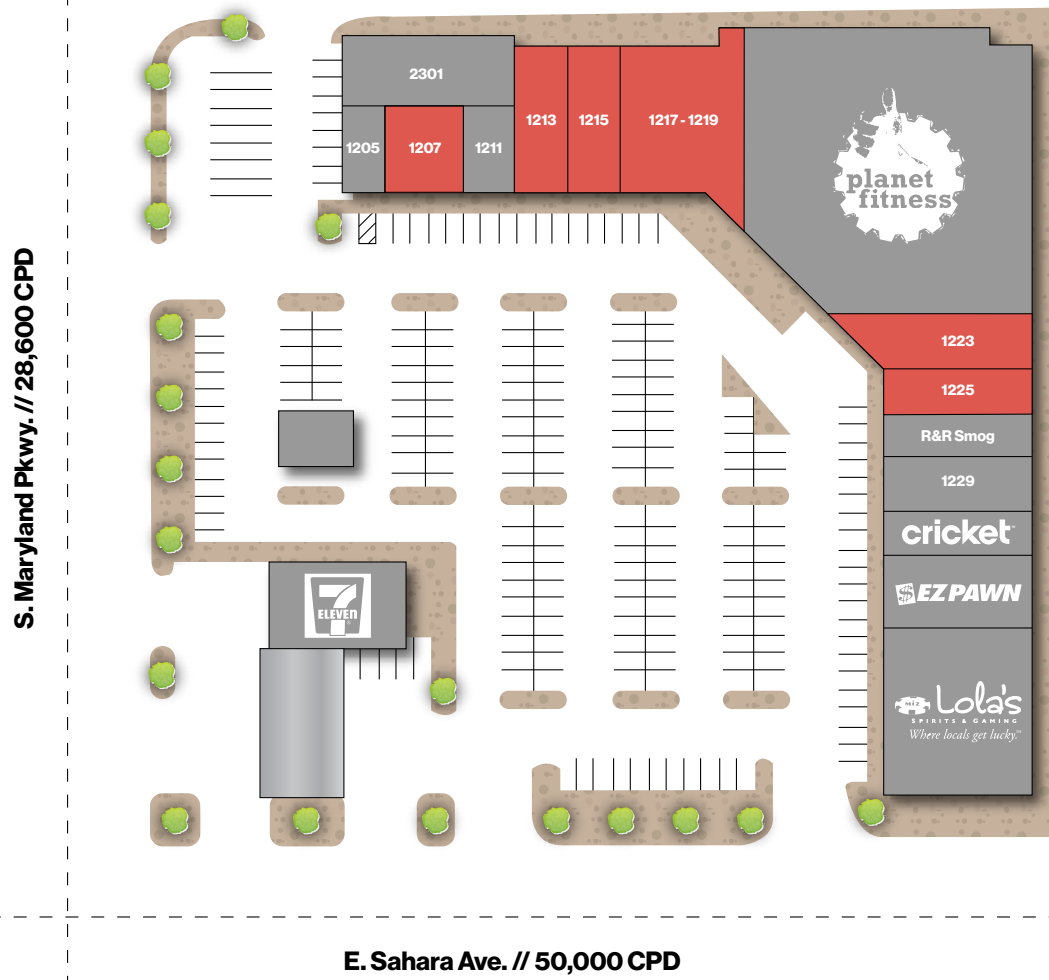
Maryland Pkwy. // 28,600 CPD

Schools
John C. Fremont Middle School

Site Plan

Available

Suite	Tenant	SF
2301	Washtub Laundromat	± 2,544 SF
1205	Jackson Hewitt Tax Services	± 1,367 SF
1207 - 1209	AVAILABLE	± 1,170 SF
224	Express Auto Insurance	± 579 SF
1213	AVAILABLE	± 1,680 SF
1215	AVAILABLE	± 1,680 SF
1217 - 1219	AVAILABLE	± 3,500 SF
221	Planet Fitness	± 17,822 SF
1223	AVAILABLE	± 2,635 SF
1225	AVAILABLE	± 1,415 SF
1227	R&R Smog	± 1,333 SF
1229	Barbershop	± 1,680 SF
1231	Cricket Cell	± 1,175 SF
1233 - 1237	EZ Pawn	± 6,010 SF
1243	Miz Lola's	± 4,744 SF



Property Photos



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For inquiries please reach out to our team.

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