FOR LEASE

ENTENNÎAL GATEWAY

5720 - 5780 Centennial Center Blvd., Las Vegas, NV 89149



LOGIC



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Property Highlights

- In-line space asking base rent \$3.75 PSF NNN
- Junior Box asking base rent \$1.50 PSF NNN
- Located within the Centennial Power Center in Northwest Las Vegas
- Other anchors within the power center include Walmart, Sam's Club, Home Depot, Total Wine & More, La-Z-Boy, Café Zupas, UFC FIT and others
- Great ingress/egress with access from Ann Rd., Centennial Pkwy., US 95 Freeway and CC 215 Beltway and signalized entry point
- New master planned communities nearby including Providence, Aliante, Skye Canyon and Park Highlands
- Current budgeted operating expenses (NNNs) for 2022 are \$0.36 PSF/monthly (subject to change)

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Listing Snapshot



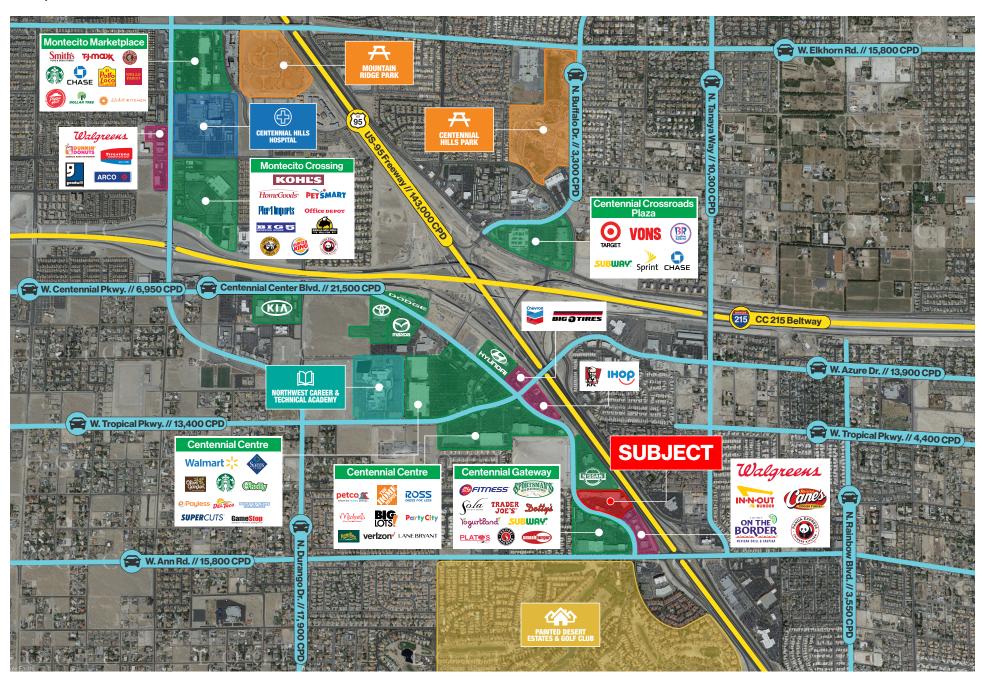
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\$1.50 - \$3.75 Lease Rate +/-1,550 SF Available In-line SF **+/-19,981 SF**Available Jr. Box SF

Demographics

Population	1-mile	3-mile	5-mile
2022 Population	12,621	118,081	363,499
Income	1-mile	3-mile	5-mile
2022 Average Household Income	\$113,314	\$118,532	\$109,436
Households	1-mile	3-mile	5-mile
2022 Total Households	5,092	43,334	132,122





Maps, Aerial, & Plans

TENANT

Total Wine & More

Mrs. Patio

Sapporo Sushi

Moo Woo Korean BBQ

AVAILABLE

Bourbon Street Sports Bar

Uniform Sports

School of Rock

AVAILABLE

Deseret Book

Café Zupas

La-Z-Boy

SF +/- 35.076 SF

+/-8,400 SF

+/-5,361SF

+/-2,824 SF

+/-1,550 SF

+/-6.850 SF

+/-1,400 SF

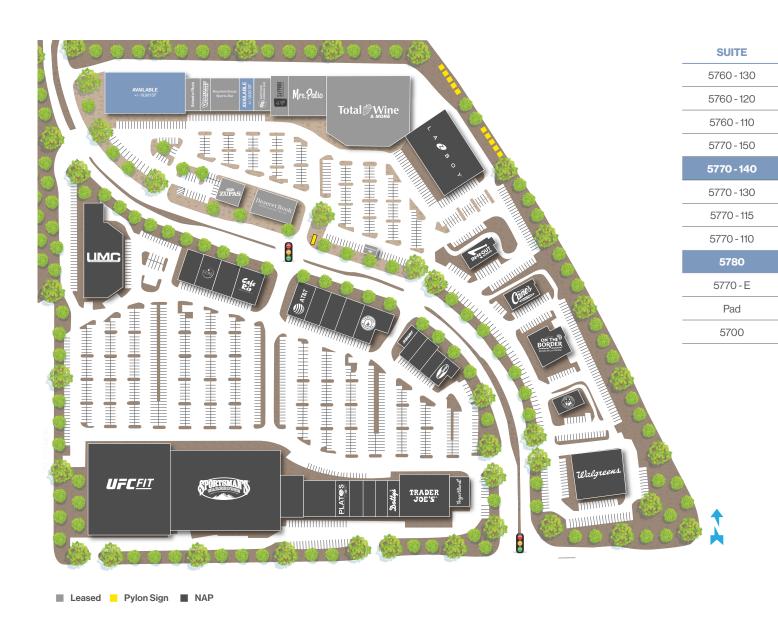
+/-2,816 SF

+/-19,981 SF

+/-6,000 SF

+/-3,648 SF

+/-21,600 SF

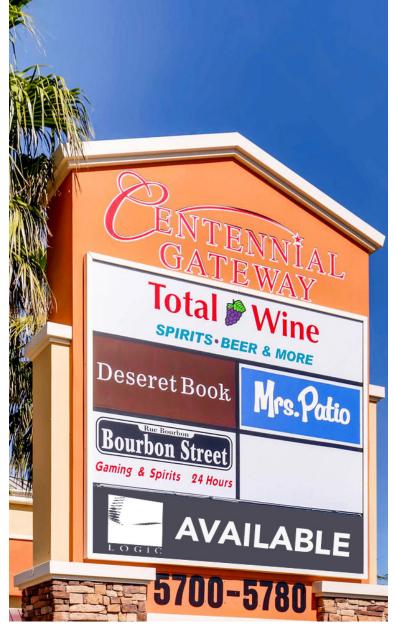


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Property Photos







Property Photos











