



WOODCREST
CAPITAL, LLC

Freestanding Hawthorne NV

1089 US Highway 95 | Hawthorne NV

Travis: 817-675-8488
Hunter: 817-681-0776

Restaurant
Retail
Office
Medical

FOR SALE
Freestanding:
8,141 SF



- 8,141 SF Freestanding Building
- Mineral County, Nevada
- Adjacent to Safeway Grocery
- The city serves the Hawthorne Army Depot
- For Investment or Owner User

Type	PSF
NNN's	TBD
Lease Rates	Call for Rates

Traffic Counts	
US-95	5,761 VPD
E Street	3,556 VPD



Demographics	1-mile*	3-mile	5-mile
Population	1,717	3,016	3,166
Households	788	1,384	1,451
Average HH Income	\$56,608	\$59,737	\$59,835

* 1, 3, and 5 mile radius data provided by CoStar Group, 2024 dataset.

** Traffic Count (VPD) data provided by CoStar Group, 2023 dataset.

Woodcrest Capital, LLC

3113 South University Drive, Suite 600
Fort Worth, TX 76109

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

(817) 681-0776 or (817) 675-8488 | woodcrestcapital.com

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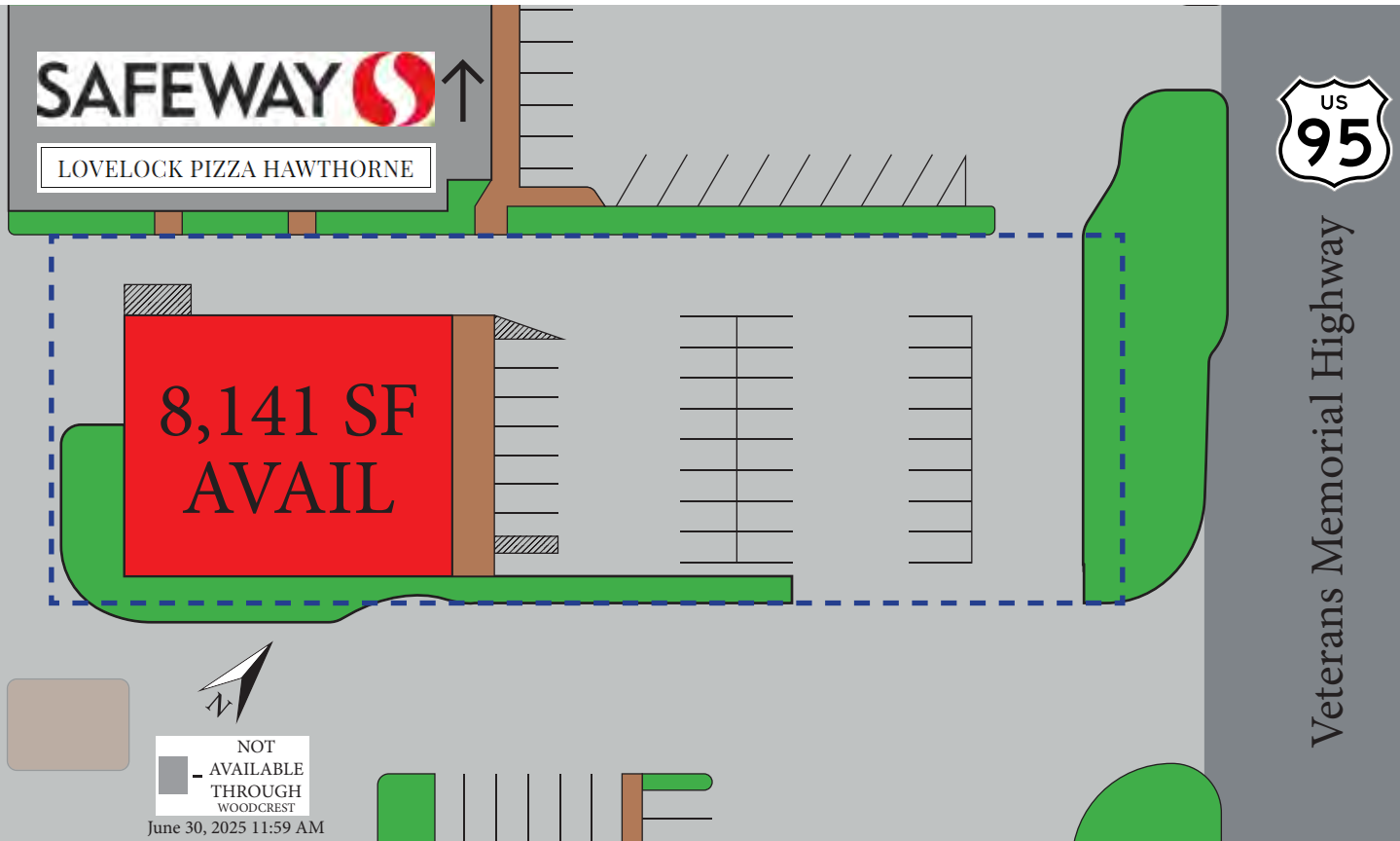
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