

LEASE

541 SF - 1,927 SF OFFICE/MEDICAL

11201 – 11221 S Eastern Ave Henderson, NV 89052

MILES SANSONE

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www.SansoneCompanies.com



11201 & 11221 S. EASTERN AVE.

Henderson, NV 89052

LEASING DETAILS

SPACE AVAILABLE	541 – 2,468 SF NNN \$0.54 PSF
LEASE PRICE	\$1.89- \$2.05/SF/MONTH
	\$1,775/MONTH FOR 541 SF

PROPERTY HIGHLIGHTS

Gorgeous Garden-style office-medical property

1st Floor available

Close to surgery centers, St. Rose Dominican Hospital, and 215 freeway

Building Signage, Covered Parking, and Pylon Available

2 Traffic Light Access

DEMOGRAPHICS

POPULATION	1-mile	3-mile	5-mile
2024 Population	15,259	113,186	289,876
HOUSEHOLDS	1-mile	3-mile	5-mile
2024 Households	5,816	46,093	117,274
INCOME	1-mile	3-mile	5-mile
2024 Average Household Income	\$136,265	\$113,502	\$110,087



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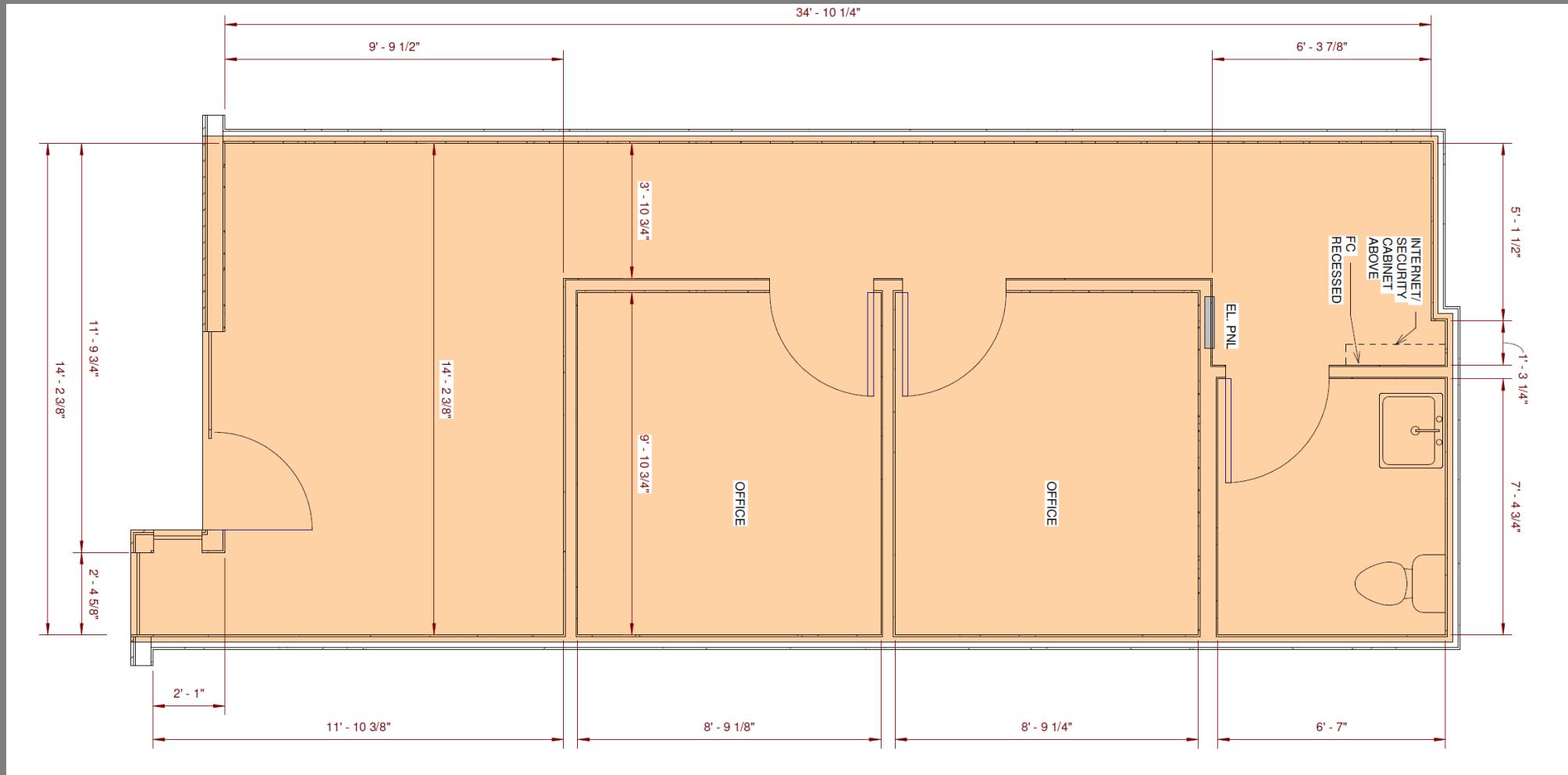
Henderson, NV 89052



FLOOR PLAN – SUITE 115 – 541 SF

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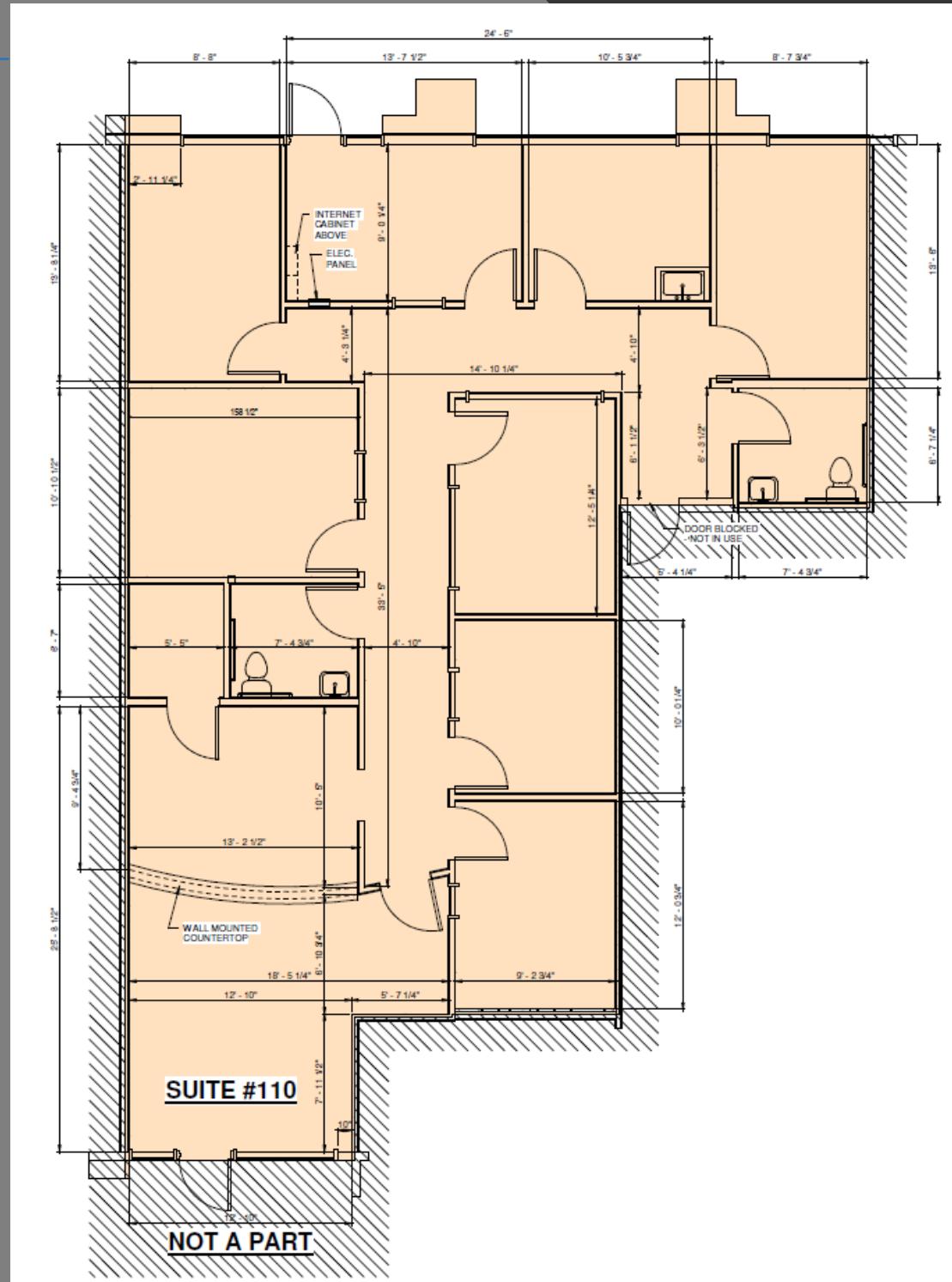
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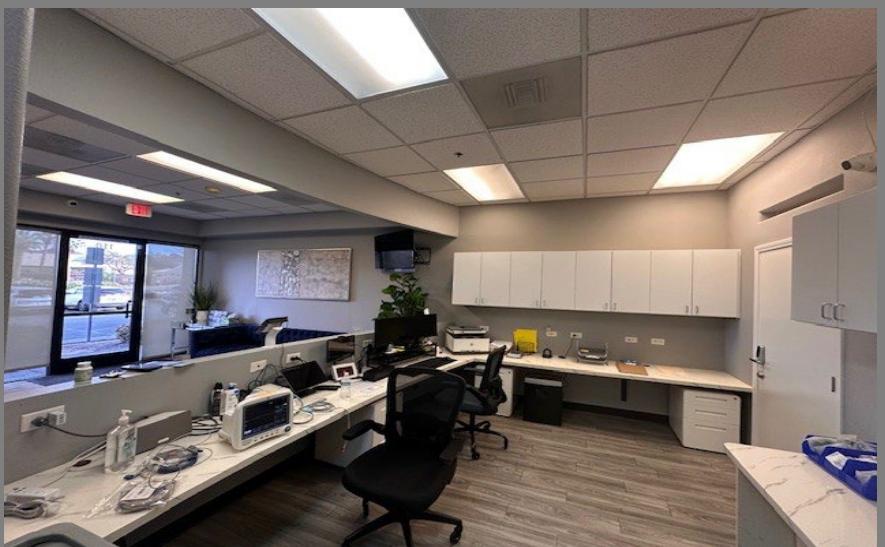
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FLOOR PLAN – SUITE 110 – 1,927 SF

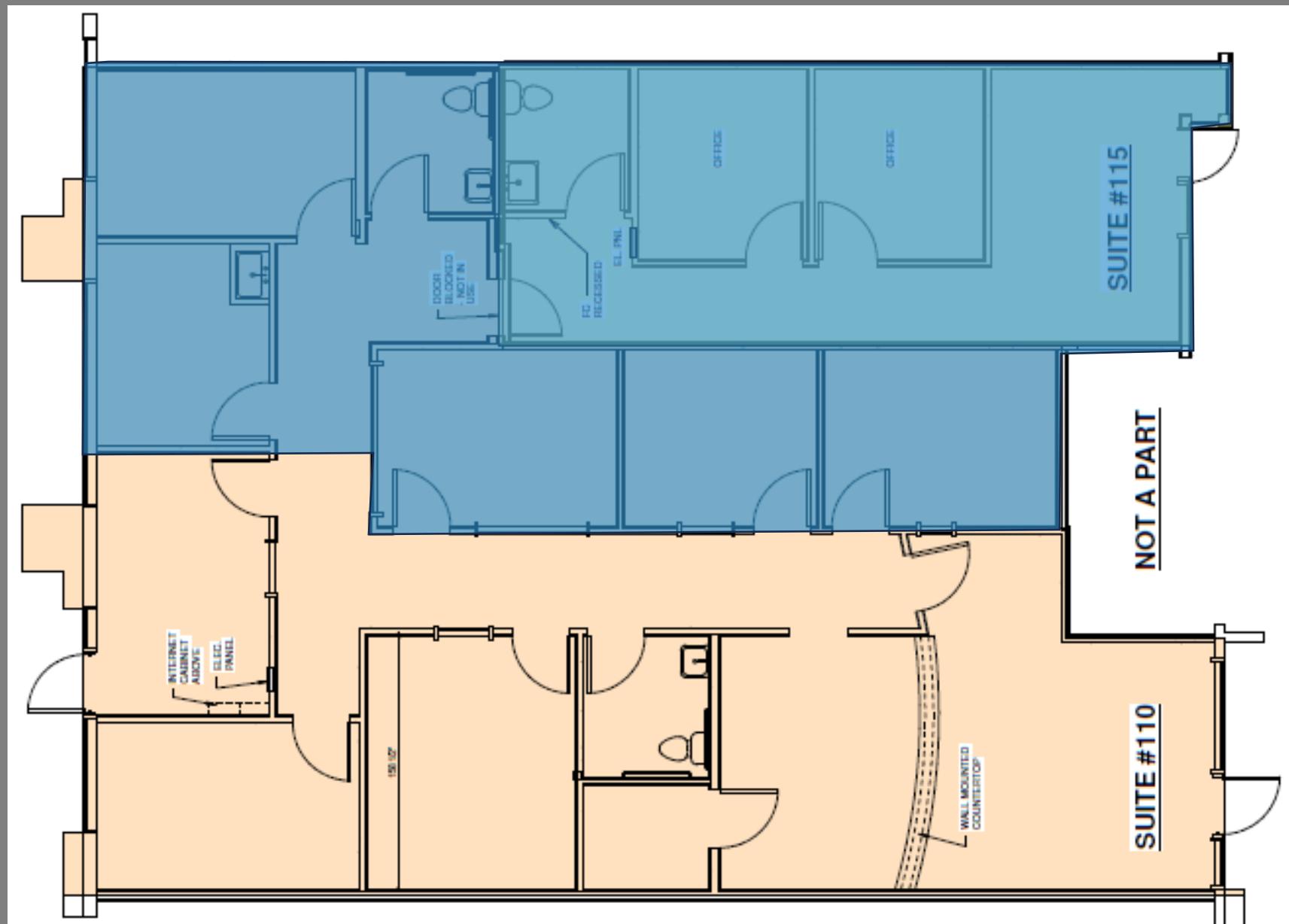


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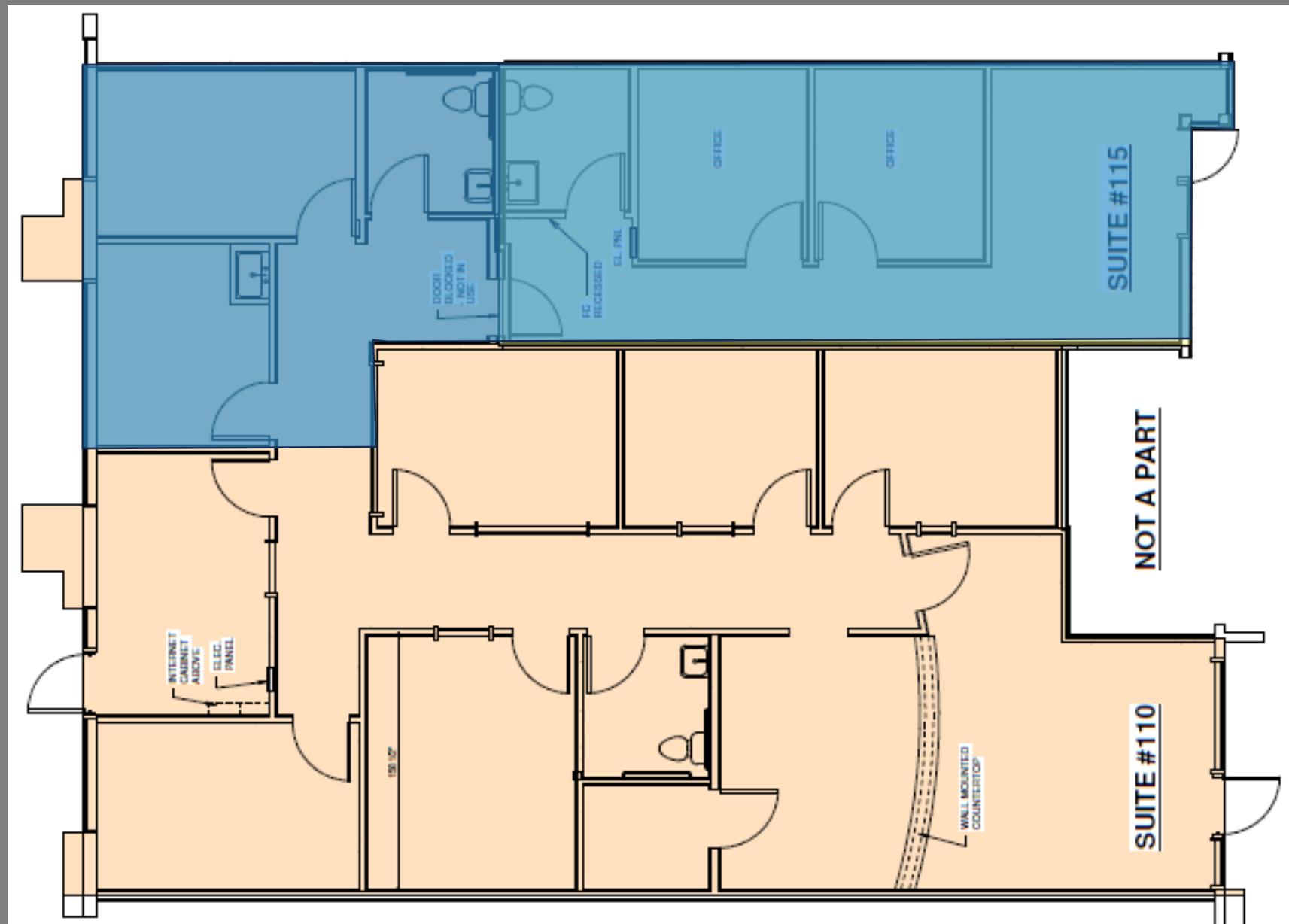
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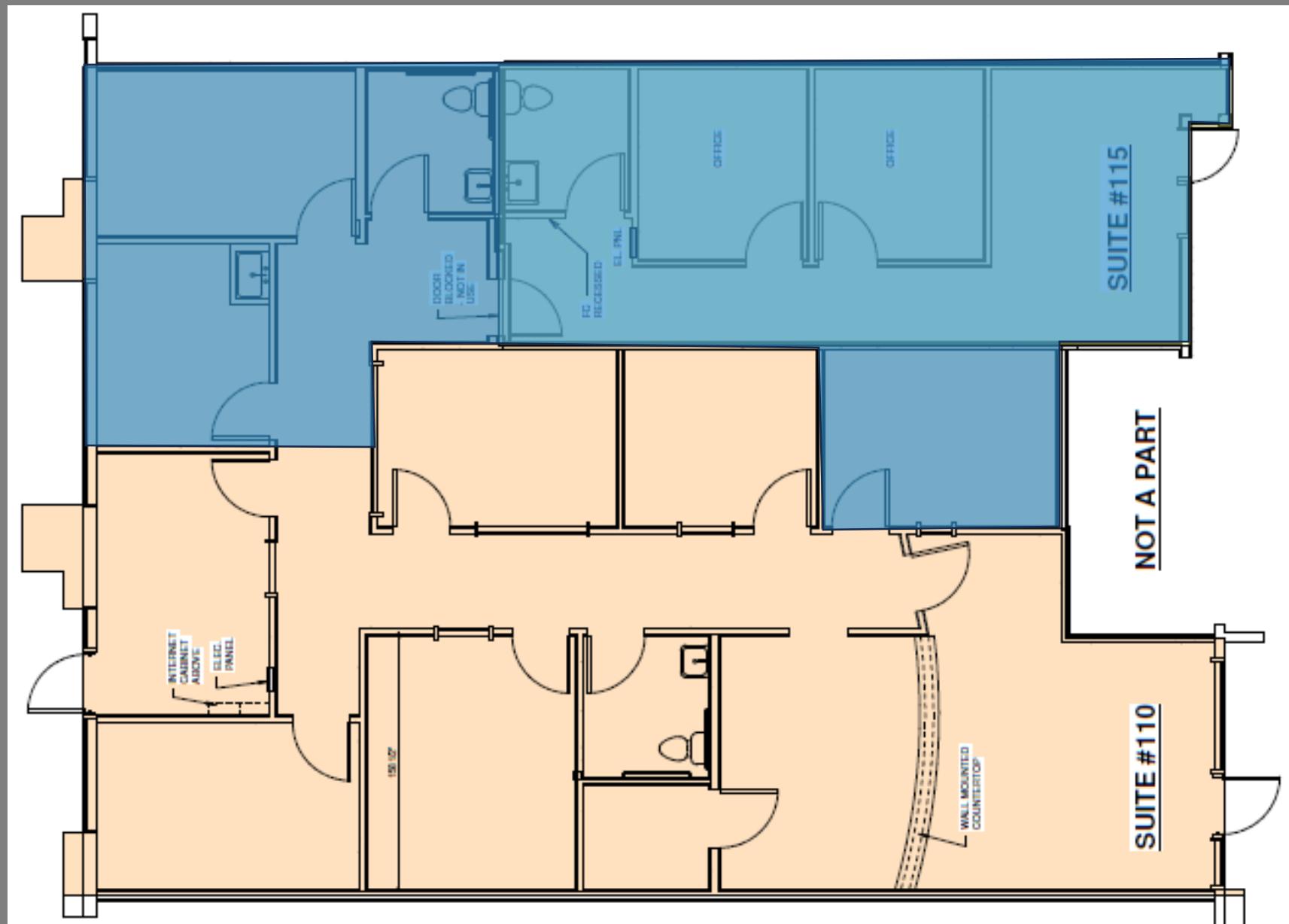
Option 1



Option 2

SANSONE
COMPANIES

Option 3



Option 4

