

FOR LEASE

1813 SF Corner Unit



LAKE MEAD GATEWAY PLAZA

110, 130, 170 N Boulder Highway, Henderson, NV 89015

- Located at the intersection of Lake Mead Parkway and Boulder Highway in Henderson
- Anchored by Albertsons
- Dominant, double section-line intersection (+60,000 cars per day)
- Across from St. Rose Dominican Rose de Lima Campus
- Center serves Downtown Henderson, Lake Las Vegas, Tuscany and Cadence masterplanned communities
- The Property benefits being located in the main shopping district in the immediate area surrounded by several national tenants including Walmart Supercenter, Target, and Marshall's.
- Lake Mead Gateway Plaza contains several national and strong regional/local tenants, including H&R Block, China a Go Go, Check City, Carepoint Dental, Capriotti's, and Marco's Pizza.
- Zoning MC (Henderson)
- Lease rate: \$2.50 psf NNN; CAM: \$0.82 psf

PLATINUM
COMMERCIAL

REAL ESTATE PROFESSIONALS

2298 W. Horizon Ridge Pkwy #114, Henderson, NV 89052

For more information,
please contact

Michael Vesely

Senior Associate

702.530.5531

property702@gmail.com

NV RE License # S.169563

SITE PLAN AND TENANT ROSTER

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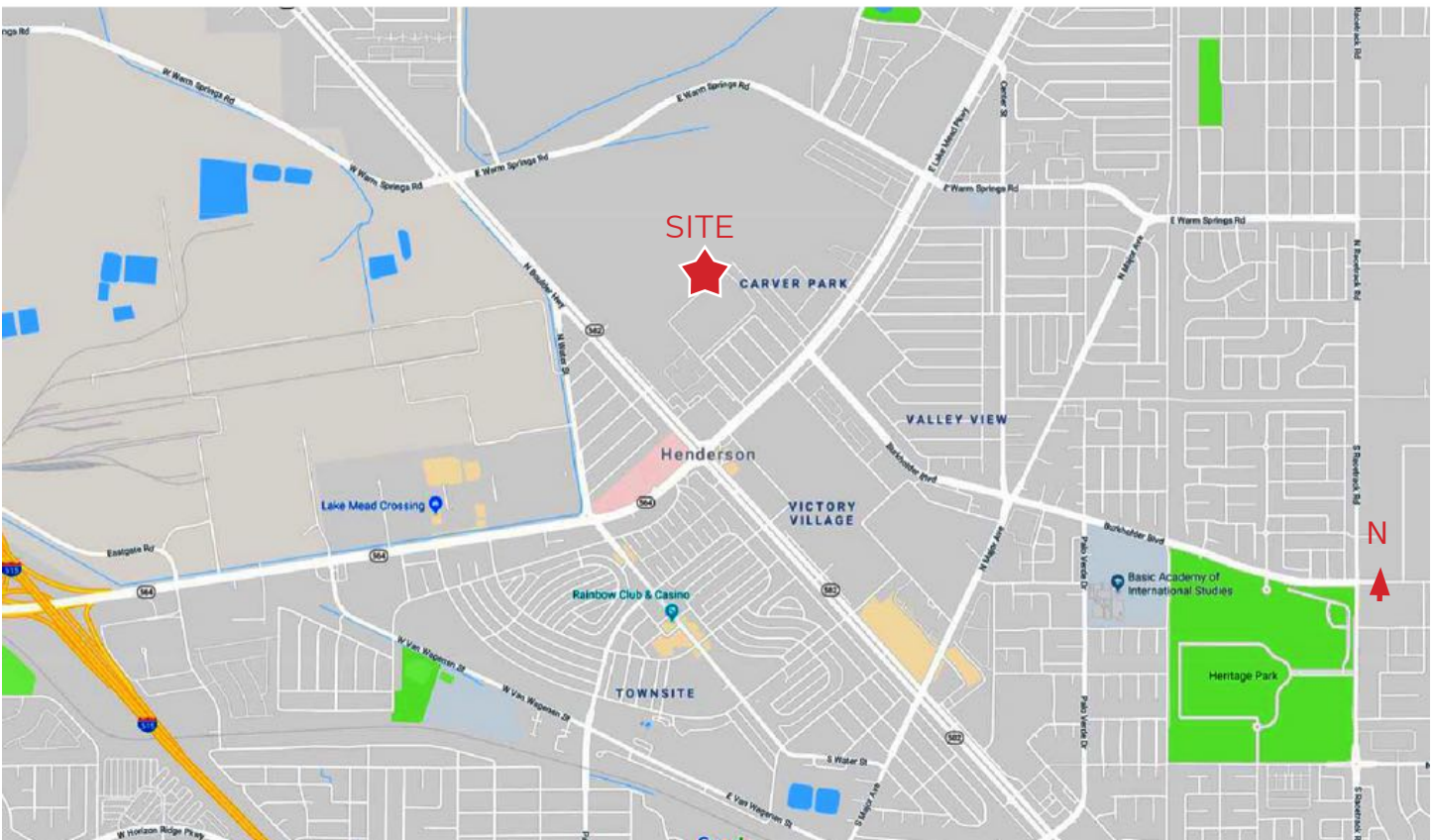
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AERIAL & STREET MAPS

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PHOTOS

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