

FOR LEASE - BOULDER MARKET PLACE

+/- 900 ~ 1,690 SF Retail Space Available

700 - 750 S. Boulder Hwy Henderson NV 89015



Lease Rate: \$1.25 to \$1.50 NNN
(\$0.30 CAM)

APNs: 179- 17-412-001, 004
Zoning: (MC) Mixed-Use
Sub-Type: Strip Center
Only ONE Space Left!

Share a corner with 99 cents only stores, Pizza Hut, Carl's Jr, and other retail tenants on the Busy Boulder Hwy. Located in the Henderson Redevelopment Area with T.I. incentives to be taken advantage of. Available spaces include, but not limited to, retail, laundry, chiropractic, office, restaurant, automotive building and more. Motivated LLD, call for details.
NEAR THE NEW DOWNTOWN HENDERSON VGK HOCKEY FACILITY!



MAZZONE COMMERCIAL
LEASING | SALES | ACQUISITIONS

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

Last Revised: Aug 18/23

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- **Great Tenant Mix**
- **Active Boulder Hwy Corridor**
- **Pylon Signage**
- **Abundant Parking**
- **New 214 MULTIFAMILY DEVELOPMENT UNDER CONSTRUCTION.**
- **Delivery Planned for Q1 2023.**
- **ONLY FEW SPACES LEFT!**



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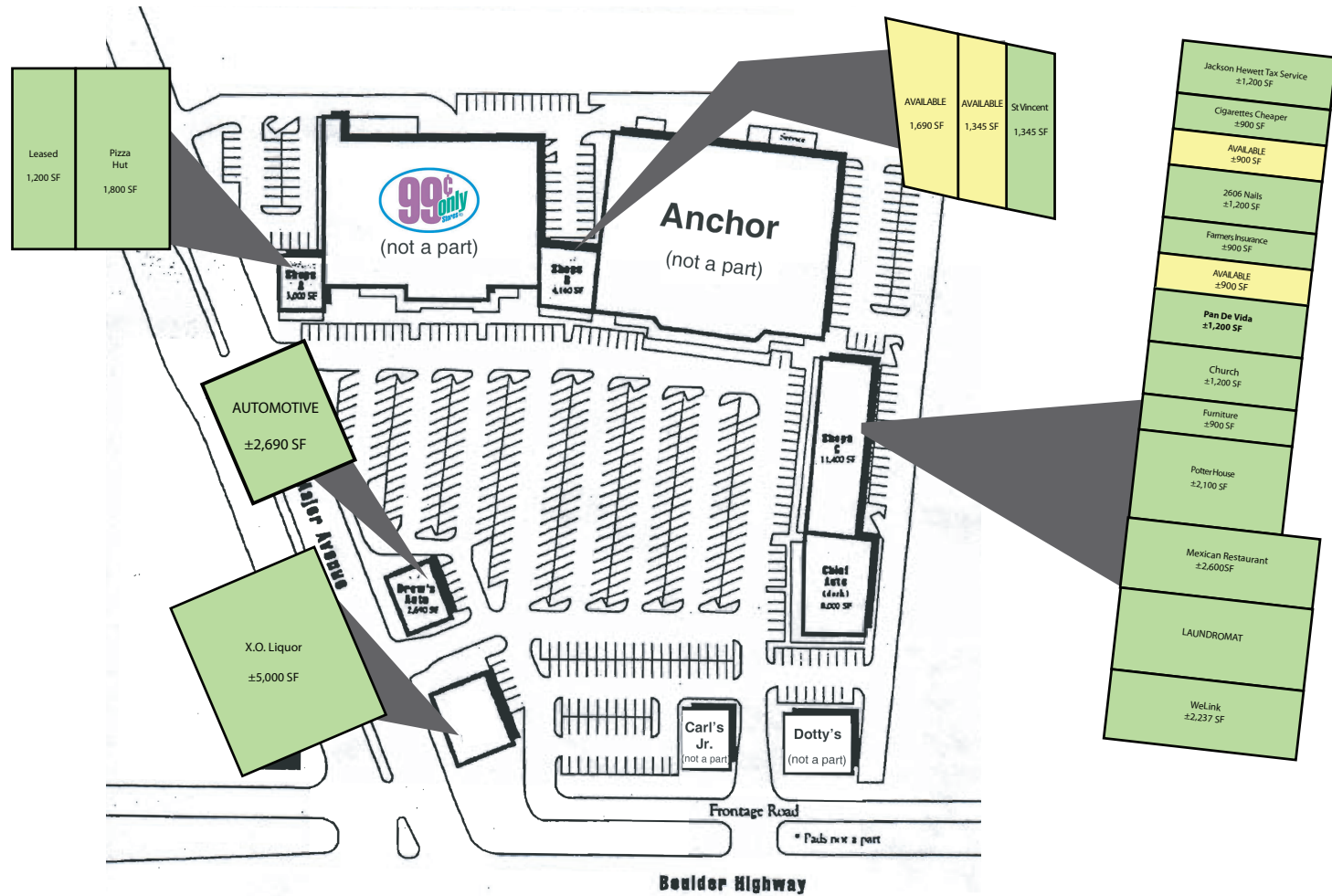
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