

2675-2685 S EASTERN AVE

S-SWC Sahara Ave & Eastern Ave
Las Vegas, NV 89169



LEASING CONTACT



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ROI
Commercial Real Estate
roicre.com

1,400 SF AVAILABLE
DO NOT DISTURB

**2675-2685 S Eastern Ave
is located within a Cardenas
anchored shopping center**

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**±1,400 SF AVAILABLE
DO NOT DISTURB**

- End cap multi-tenant pad
- Space has excellent visibility along Eastern Ave
- Up to 75,000 combined daily traffic count at the intersection

SHOPPING CENTER
RETAILERS



SITE PLAN

2675-2685 S Eastern Ave
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Suite	Tenant
2675 S Eastern Ave	
100	Discount Dollar Store
200	Smoke Shop
300	Barbershop
400	AVAILABLE - DO NOT DISTURB

Suite	Tenant
2685 S Eastern Ave	
100	T-Mobile
200	Nail Salon
300	Domino's Pizza
400	Roberto's Taco Shop

AREA **DEMOGRAPHICS**



POPULATION

1 Mile	3 Miles	5 Miles
27,426	213,848	546,495



AVERAGE HOUSEHOLD INCOME

1 Mile	3 Miles	5 Miles
\$70,298	\$73,043	\$76,970



TRAFFIC COUNTS

Sahara Ave	Eastern Ave
48,500 VPD	26,400 VPD

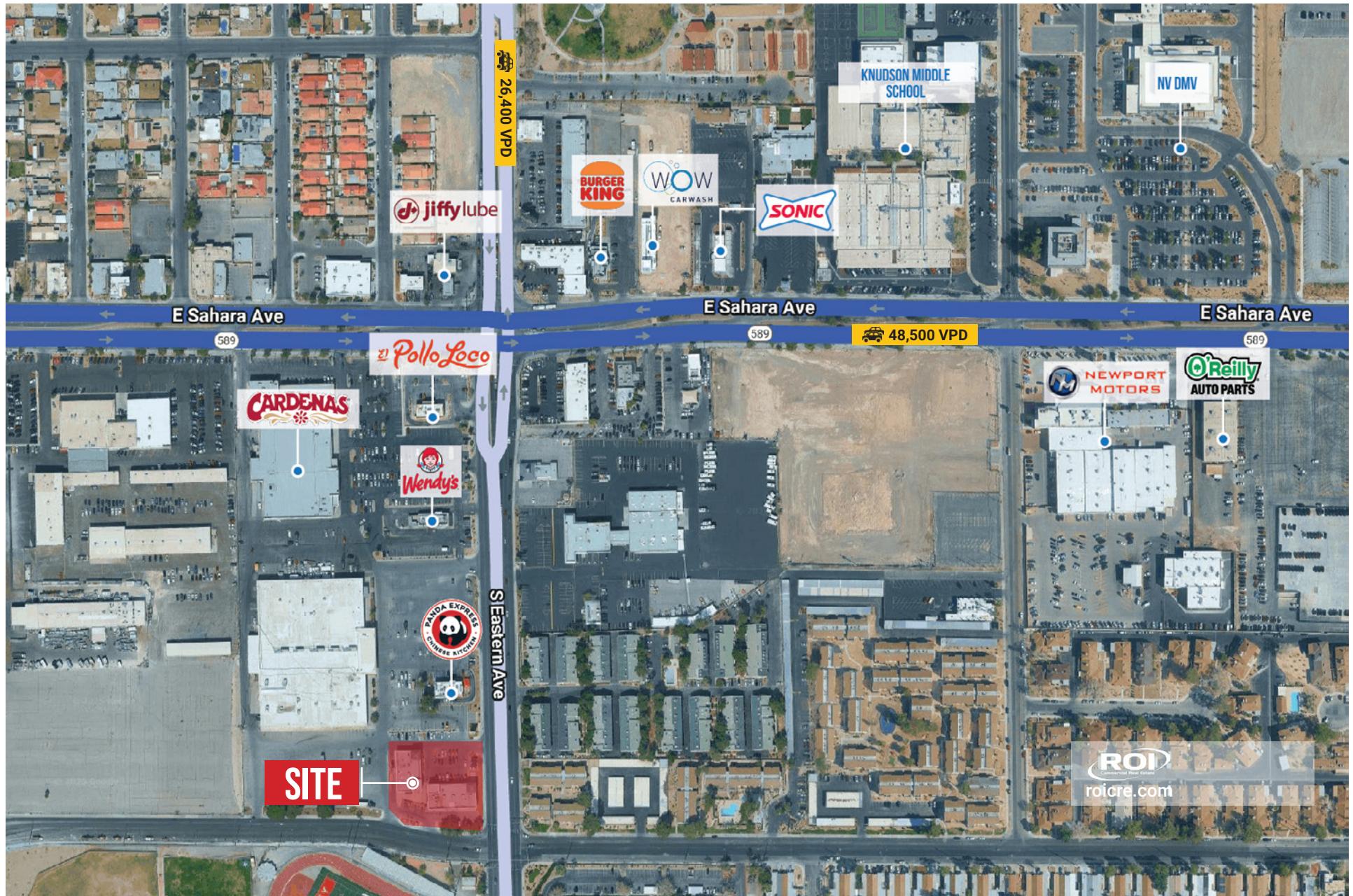
Sources:
SitesUSA 2025
TRINA, NV DOT 2023

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DETAILED AERIAL

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2675-2685
S Eastern Ave



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CALL US FOR MORE INFO

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