

Retail Pad For Sale / Lease

NWC CENTENNIAL PKWY. & N. 5TH ST.

Listed By:

Colliers

Modern @
Centennial
±185 Units

Legacy
High School
±2,750 Students

Rome Pines
Family Apartments
±292 Units

Rome Pines
Senior Apartments
±240 Units



Tule Springs
Master Plan
±8,693 Homes

**SUBJECT
±1.04 AC**



CC 215 // ±35,000 VPD

Lease Pending

5th St. Village
±422 MF Units

N 5th St. // ±19,700 VPD

E. Centennial Pkwy. // ±13,300 VPD

LOCATED IN ACTIVE NORTH LAS VEGAS TRADE AREA

NWC CENTENNIAL PKWY. & 5TH ST.

Listed By:



LISTING SNAPSHOT

Sale Price / Lease Rate

Contact Broker

Land Size

±1.04 AC

APN

124-22-815-008



Trade Area Demographics

	1-Mile	3-Mile	5-Mile
2025 Population	23,966	129,024	284,440
2025 Average Household Income	\$104,643	\$106,858	\$105,142
2025 Households	8,053	42,986	93,100

PROPERTY HIGHLIGHTS

- Prime ±1.04 AC Retail Pad For Sale or Lease
- Strong traffic at the signalized intersection of N. 5th St. and E. Centennial Pkwy. (±33,000 VPD)
- Strategically located ±1-mile from the CC 215 Beltway (±35,000 VPD)
- National co-tenants include Circle K, Freddy's Frozen Custard & Steakburgers, Valvoline, Einstein Bros. Bagels, Providence Dental, Navy Federal Credit Union, and WOW Car Wash
- Other nearby retailers include Target, Kohl's, The Home Depot, Ross, Burlington, PetSmart, Michaels, Valley Health Systems, Burger King, Starbucks, and more
- Adjacent to Rome Pines Senior Apartments (±240 units) and Rome Pines Family Apartments (±292 units)

Listing Brokers

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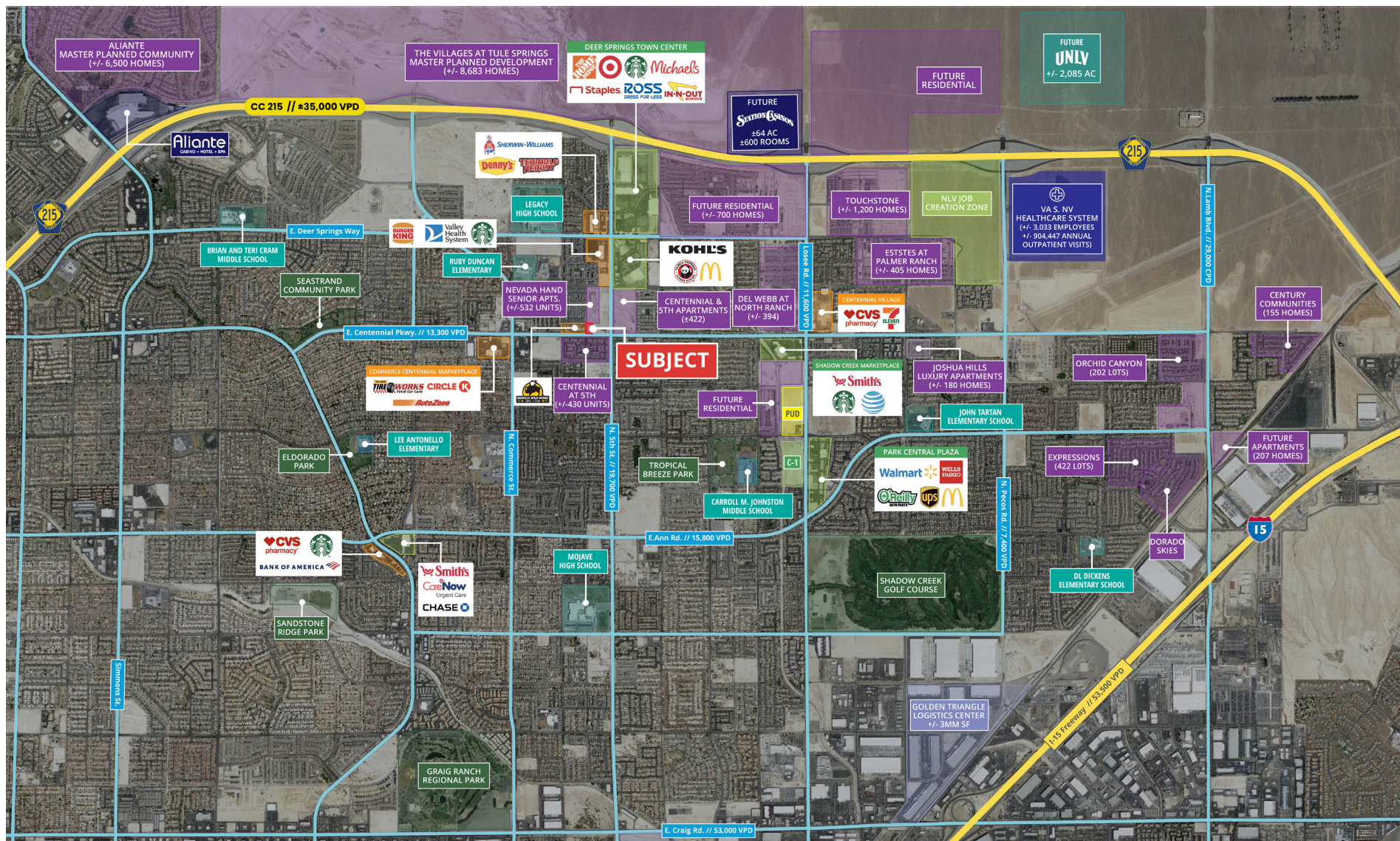
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TRADE AREA MAP

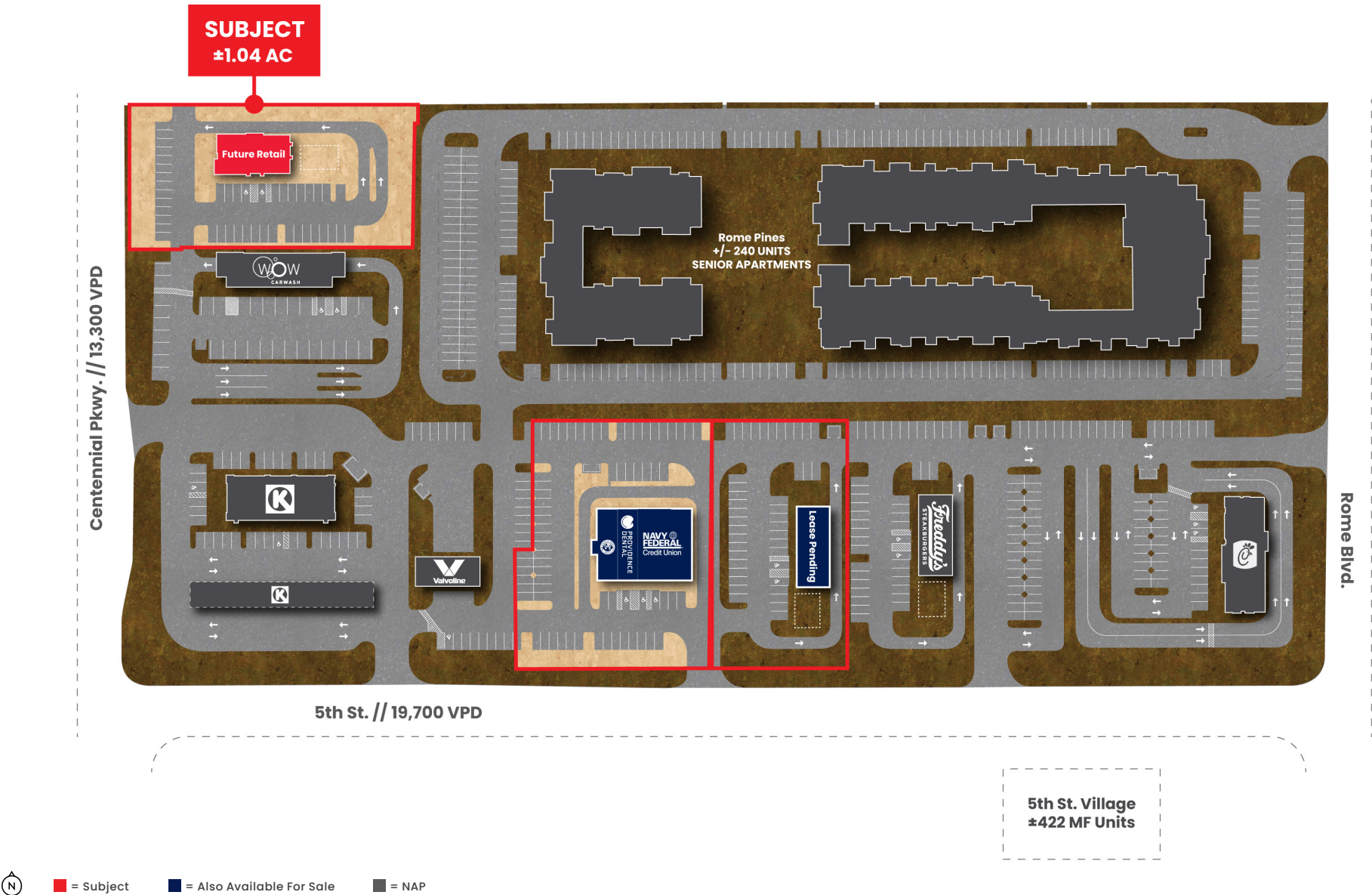


■ = Power Centers ■ = Neighborhood Retail ■ = Parks ■ = Hospitals ■ = Residential ■ = Industrial ■ = Schools



PLANS & AERIALS

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Retail Pad For Sale

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Malan + Marcello Investment Team

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