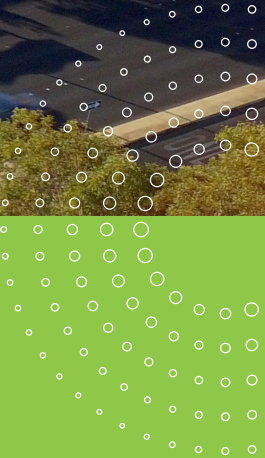




RENO JONES PROFESSIONALS CENTER

MEDICAL OFFICE FOR LEASE

5052 S. Jones Boulevard Ste 135
Las Vegas, NV 89118



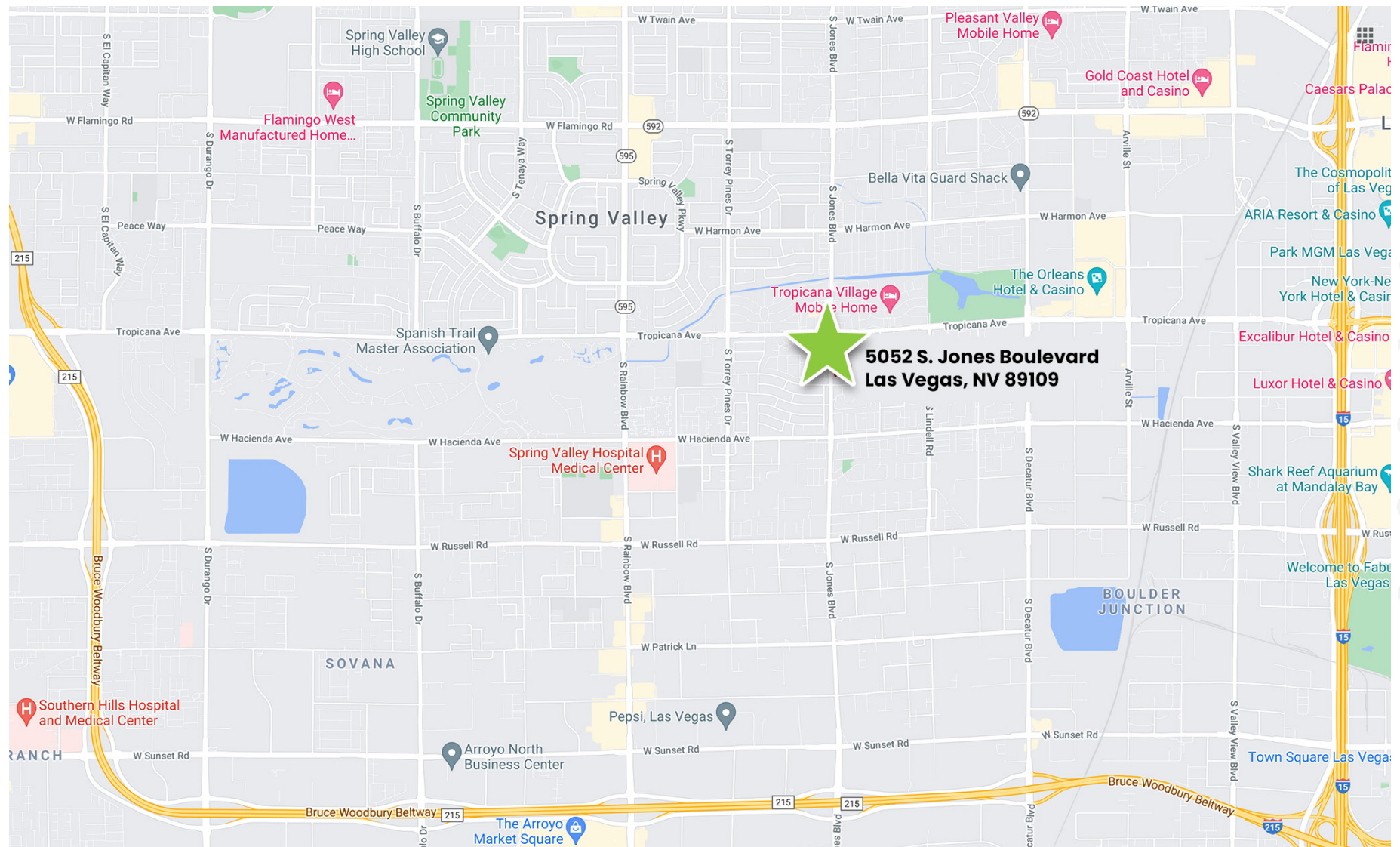
UNIT LEASE FACTS

Property Name	Reno Jones Professional Center
Address	5052 S. Jones Boulevard STE 135, Las Vegas, NV 891118
Description	LEASE : Medical and Proffesional Use Office 2150 sq ft
Price	\$2 per sq ft + \$0.39 CAM
Term	24 to 60 month Lease
Total Size	2150 sq ft
Acreage	±1.96 Total Acres
Parking	105 spaces; 4.12 : 1,000 of office space
Parking	Local Business - C-1

LOCATION



LOCATION



DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Population	32,920	150,605	430,453
2029 Projection	30,669	139,381	398,879
2024 Estimate	29,990	131,045	377,901
2020 Census	7.34%	8.05%	7.92%
Growth 2024 - 2029	2.26%	6.36%	5.55%
Growth 2020 - 2024	47	37.9	37.5
2024 Population by Hispanic Origin	8,894	43,467	115,288
2024 Population	30,669	139,381	398,879

HOUSEHOLD INCOME	1 MILE	3 MILES	5 MILES
Income: <\$25,000	3,196 24.22%	12,317 21.45%	33,496 20.80%
Income: \$25,000 - \$50,000	3,650 27.66%	14,835 25.83%	37,593 23.35%
Income: \$50,000 - \$75,000	2,626 19.90%	10,993 19.14%	29,743 18.47%
Income: \$75,000- \$100,000	1,756 13.31%	6,842 11.91%	19,156 11.90%
Income: \$100,000 - \$125,000	768 5.82%	3,963 6.90%	12,588 7.82%
Income: \$125,000 - \$150,000	407 3.08%	2,211 3.85%	8,247 5.12%
Income: \$150,000 - \$200,000	353 2.67%	2,778 4.84%	9,922 6.16%
Income: \$200,000+	441 3.34%	3,489 6.08%	10,264 6.37%
2024 Avg Household Income	\$63,200	\$75,187	\$79,717
2024 Med Household Income	\$47,880	\$53,563	\$57,602

POPULATION	1 MILE	3 MILES	5 MILES
2029 Projection	14,147	62,106	173,749
2024 Estimate	13,196	57,429	161,008
2020 Census	13,017	53,743	152,407
Growth 2024 - 2029	7.21%	8.14%	7.91%
Growth 2020 - 2024	1.38%	6.86%	5.64%
Owner Occupied	4,772 36.16%	23,954 41.71%	65,955 40.96%
Renter Occupied	8,424 63.84%	33,475 58.29%	95,053 59.04%

POPULATION BY RACE & ETHNICITY	1 MILE	3 MILES	5 MILES
White	10,337 33.71%	48,029 34.46%	145,464 36.47%
Black	6,157 20.08%	18,750 13.45%	52,701 13.21%
Am. Indian & Alaskan	329 1.07%	1,677 1.20%	4,748 1.19%
Asian	4,617 15.05%	26,423 18.96%	76,573 19.20%
Hawaiian & Pacific Island	265 0.86%	1,123 0.81%	3,348 0.84%
Other	8,964 29.23%	43,379 31.12%	116,045 29.09%
U.S. Armed Forces	14	53	218