

STEPHANIE & WARM SPRINGS

JOIN PROPOSED MISSION BBQ

FOR LEASE

**CONFIDENTIAL LISTING -
DO NOT DISTURB EMPLOYEES OF EXISTING
EL LUCHADOR RESTAURANT**



MOUNTAIN WEST
COMMERCIAL REAL ESTATE

JEFF MITCHELL, CCIM, CRRP

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PROPERTY DETAILS

375 NORTH STEPHANIE STREET, HENDERSON, NV

- High Profile End Cap Space For Lease
- 2,741 SF
- 31,000 Cars / Day (Stephanie) +
25,200 Cars / Day (Warm Springs)
- Shadow Anchored by Sprouts,
Nordstrom Rack, Total Wine, Homegoods
- Join Mission BBQ

CLICK TO VIEW
DRONE VIDEO

CLICK TO VIEW
GOOGLE MAPS

2023 DEMOS



EST. POPULATION

1 MILE » 18,290

3 MILE » 152,358

5 MILE » 327,248



EST. HOUSEHOLDS

1 MILE » 7,347

3 MILE » 61,048

5 MILE » 131,134



EST. MEDIAN HH INCOME

1 MILE » \$99,144

3 MILE » \$102,649

5 MILE » \$100,463

**FULL SERVICE
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241 W. Charleston Blvd., Ste 103

Las Vegas, NV 89102

Office 702.374.0211

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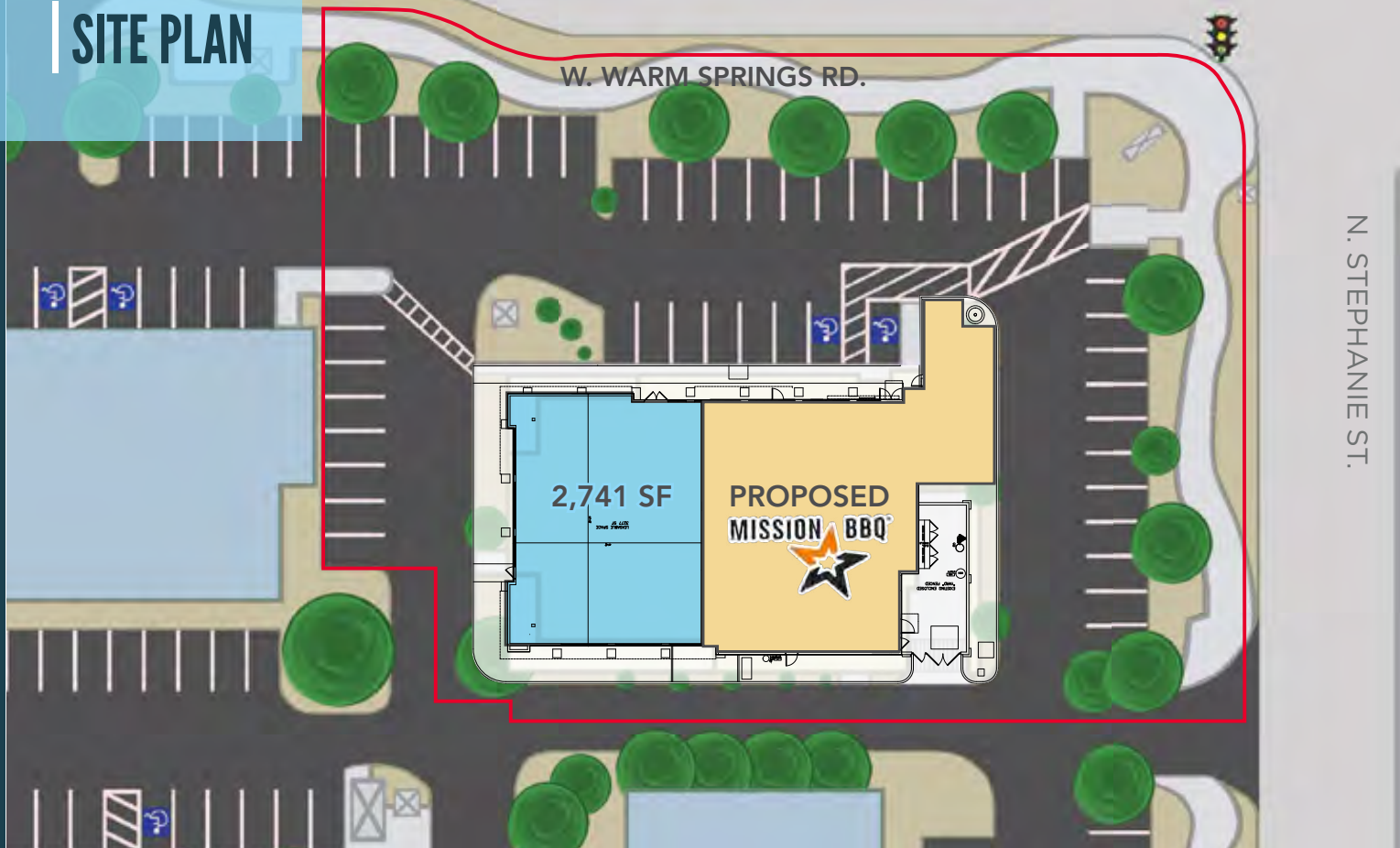
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SITE PLAN



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This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable.



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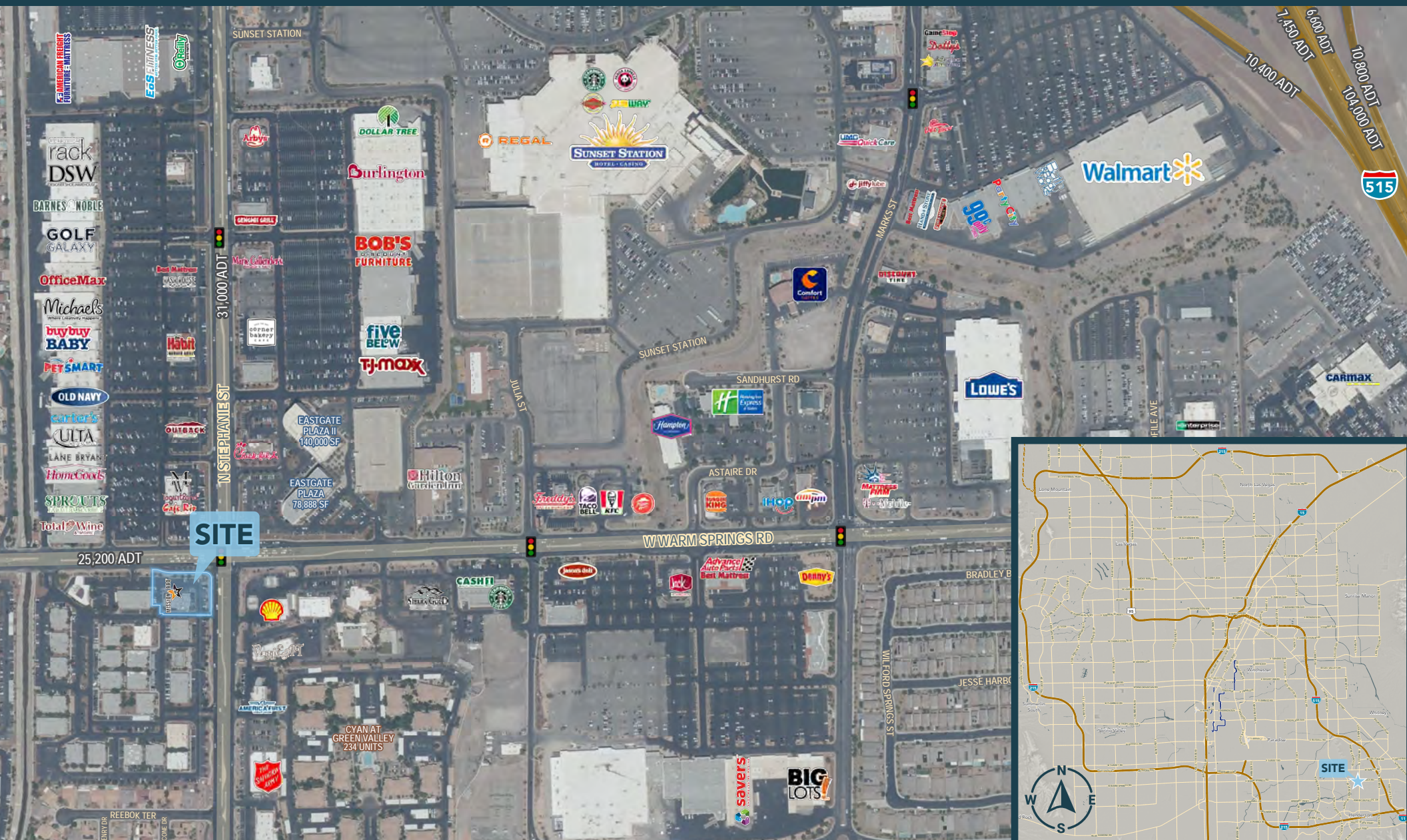
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