

FOR LEASE

Montecito Marketplace

7120-7170 N. DURANGO DR.

LAS VEGAS, NV 89149



HIGHLIGHTS

OPPORTUNITY BENEFITS



±191,067 SF Smith's Grocery Store anchored power center & national tenant mix



Located just off the I-95/I-215 Freeway Interchange



Excellent visibility on Durango Dr. and Elkhorn Ave. Strong traffic counts: Approximately 55,764 VPD



Great mix of national credit tenants: Smith's, TJ MAXX, Dollar Tree, Massage Envy, El Pollo Loco, Chipotle, and more



PROPERTY DETAILS

- » Available Space: ±10,009 SF
- » Retail Space: ±191,230 SF
- » Rent: Inquire With Broker
- » Zoning: T-C. Town Center District



[TAKE A VIRTUAL TOUR](#)

AMONGST GOOD COMPANY



Smith's

TJ-maxx



Pollo Loco

FedEx

See's CANDIES



Great Clips
IT'S GONNA BE GREAT

EUROPEAN
WAX
CENTER



State Farm



BODYHEAT
TANNING
VOTED BEST TANNING SALON IN LAS VEGAS

PORT OF SUBS

CUPBOP
KOREAN BBQ IN A CUP



SUPER SMILE
ORTHODONTICS
DR. BRIAN CHAMBERLAIN



SITE PLAN & AVAILABILITY



AVAILABLE



VIRTUAL TOUR



SITE PLAN & AVAILABILITY



AVAILABLE



VIRTUAL TOUR

BLDG-UNIT	TENANT	SQ FT
7130	Smith's	65,968
7140-110	Just For Kids Dentistry	2,545
7140-130	Massage Envy	3,646
7150-110	Dr. Hart DDS	1,400
7150-120	Cupbop	1,531
7150-130/140	Go Wireless	1,628
7160-140	Krazy Sushi	3,044
7160-110	Blaze Fast Fire'd Pizza	3,480
7170-110	Starbucks Drive-Thru	1,700
7170-120	Fedex Kinkos	1,813
7170-130	Sorry Not Sorry	909
7170-150	Chipotle Mexican Grill	2,246
7120-120	Body Heat Tanning	2,532
7120-130	See's Candies	1,266
7120-140	Great Clips	1,156
7120-150	Red Persimmon Nails	1,376
7120-160	Port of Subs	1,252
7120-170	The Joint	1,205

SITE PLAN & AVAILABILITY



AVAILABLE

VIRTUAL TOUR

BLDG-UNIT	TENANT	SQ FT
7120-180	Lulu Hawaiian BBQ	1,326
7060-130	ATI Physical Therapy	5,484
7080-110	H&R Block	1,326
7080-120	European Wax Center	1,365
7080-130	China One	1,400
7080-140	Woof Gang Bakery	1,400
7080-150	Mooyah Burgers - Fries - Shakes	2,677
7060-110	AVAILABLE	10,009
7040-140	TJ Maxx	29,950
7030-110	Dollar Tree	10,800
7020-110	Backstage Beauty Salon	5,000
7010-110	State Farm	1,594
7010-120	AT&T	1,515
7010-130	Naqvi Injury Law	1,215
7010-140	Rachel's Kitchen	2,490
7070-110	Market Grill Cafe	6,000
7096-110	El Pollo Loco	2,911
7090-110	Centennial Family Eyecare	1,596
7090-120	Supersmile Orthodontist	1,580
7090-140	Babystacks Cafe	2,895

o Drive

DRIVE-TIME MAP & DEMOGRAPHICS





AMENITIES & TRANSIT





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