

\$2.00 - \$2.50 PSF (\$0.81 NNN PSF) | For Lease

SCOTTSDALE PLAZA



NEC MARYLAND PARKWAY & EAST PEBBLE ROAD, LAS VEGAS, NV 89123

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CAST
CAPITAL PARTNERS

PROPERTY HIGHLIGHTS

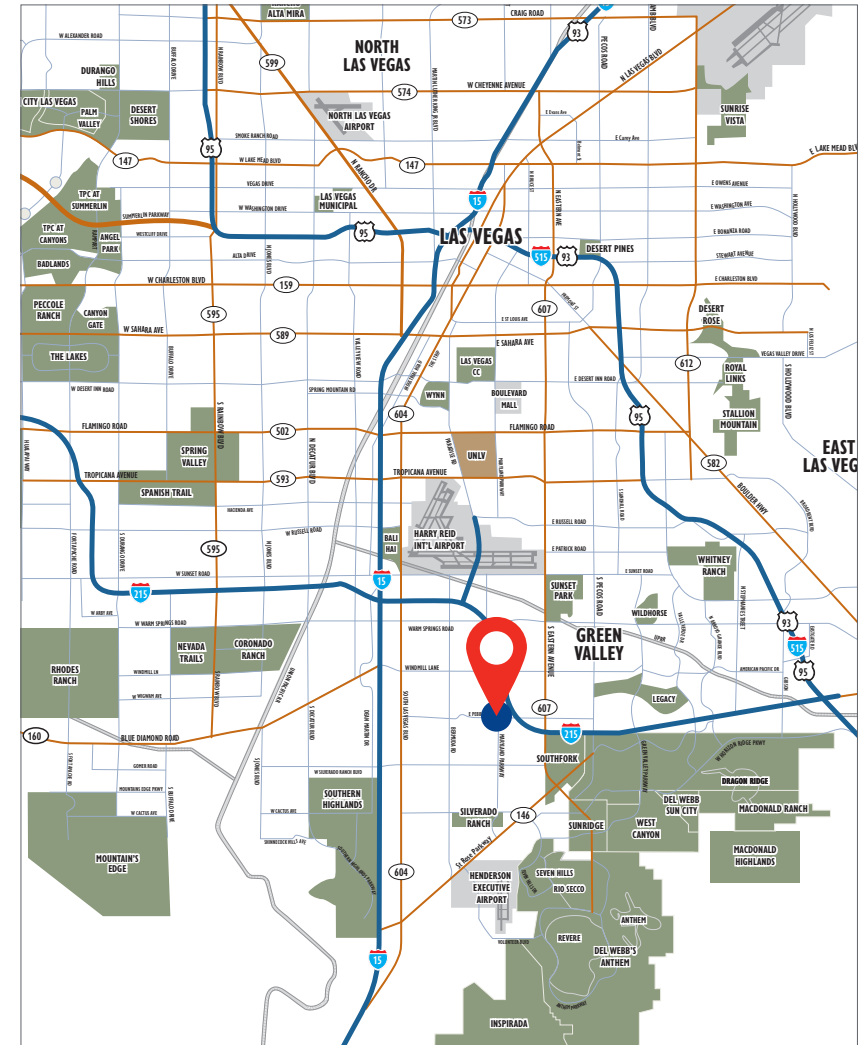
Scottsdale Plaza is located on the northeast corner of South Maryland Parkway and East Pebble Road, less than one mile from the I-215 beltway in the Silverado Ranch submarket.

PROPERTY FEATURES

- Recently Renovated Shopping Center and Pylon Signs
- Retail/Office space available from 1,186 SF to 3,599 SF
- Zoning: Local Business (C-1)
- Retail pads available for ground lease or build-to-suit
- Landlord Offering Free Rent & Tenant Improvement Dollars
- 24 Tesla Supercharging Stations Now Open
- 12 Ionna Charging Stations (Under Construction)
- 272 New Multifamily Units Under Construction Directly Adjacent to Property

DEMOGRAPHICS Claritas 2026

	1 MILE	3 MILES	5 MILES
POPULATION	19,811	146,939	321,426
HOUSEHOLD	7,522	58,109	125,088
AVG. HH INCOME	\$92,827	\$95,255	\$99,723



Conveniently located off Interstate 215, users are only moments from surrounding high-end master-planned communities.



IONNA
12 IONNA CHARGING STATIONS
(UNDER CONSTRUCTION)

elysian LIVING
272 MULTIFAMILY UNITS (UNDER CONSTRUCTION)

AVAILABLE
1,186 SF

TURN KEY RESTAURANT
(Please Do Not Disturb Tenant)
3,915 SF

AVAILABLE
1,327 SF

AVAILABLE
1,263 SF

AVAILABLE
2,402 SF

AVAILABLE
1,197 SF

PAWSH PALACE

la-la PHOTOGRAPHY

Gentle Dental

GLAMOUR NAILS

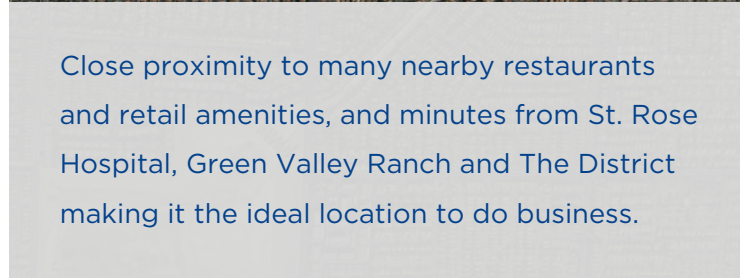
CHICAGO'S BEST

18,200
Cars Per Day - 2024

16,000
Cars Per Day - 2024

MARYLAND PARKWAY

PEBBLE ROAD



AERIAL MAP



Retail Buildings

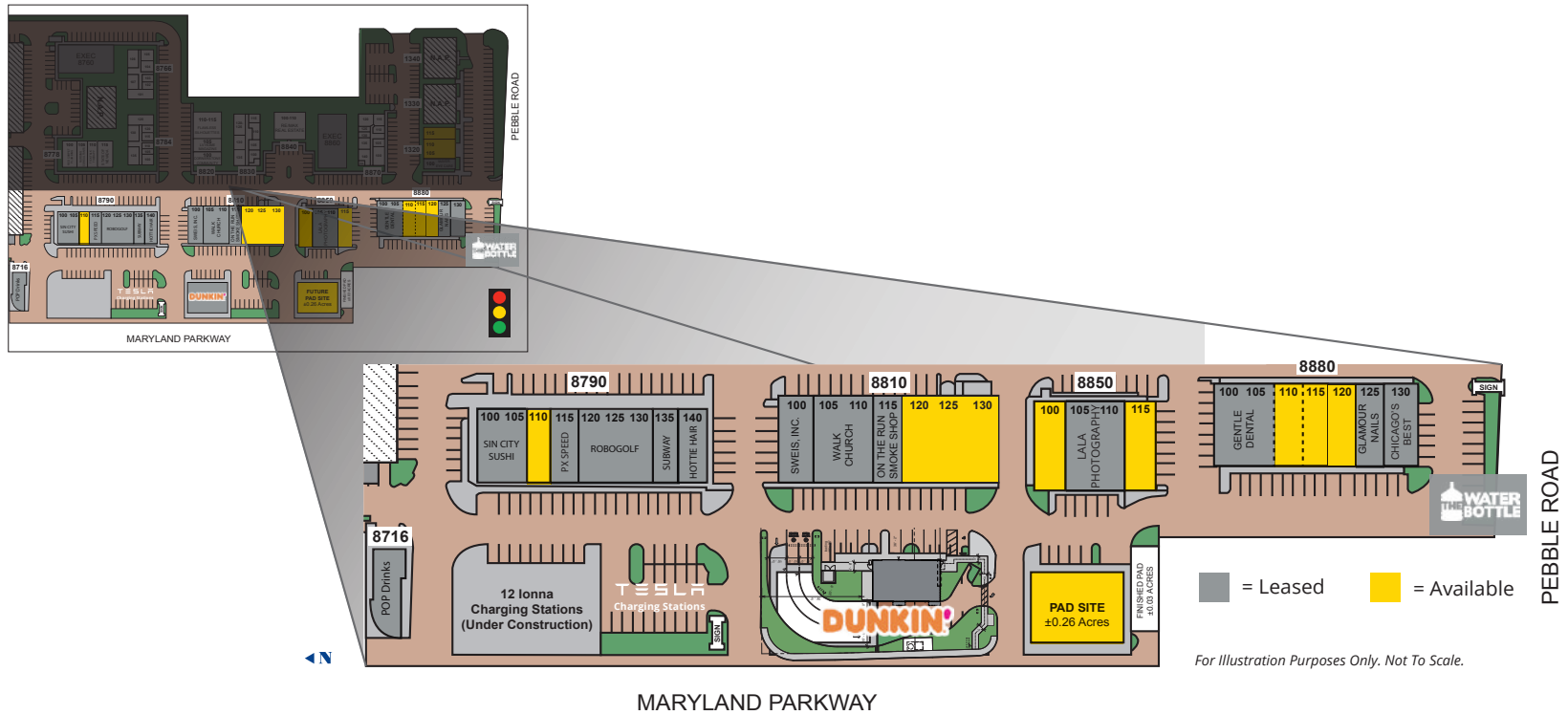
Office Buildings

Development Pad Sites

Future Multi-Family

Not A Part

SITE PLAN



BUILDING 8790			
Suite	SF	Rate PSF	NNN
110	±1,186	\$2.00	\$0.81

BUILDING 8850			
Suite	SF	Rate PSF	NNN
100	±1,327	\$2.00	\$0.81
115	±1,263	\$2.00	\$0.81

BUILDING 8880			
Suite	SF	Rate PSF	NNN
110	±1,201	\$2.00	\$0.81
115	±1,201	\$2.00	\$0.81
120	±1,197	\$2.00	\$0.81

PAD SITES	
Acre	Comments
±0.26 Acre	Ground Lease / Build to Suit

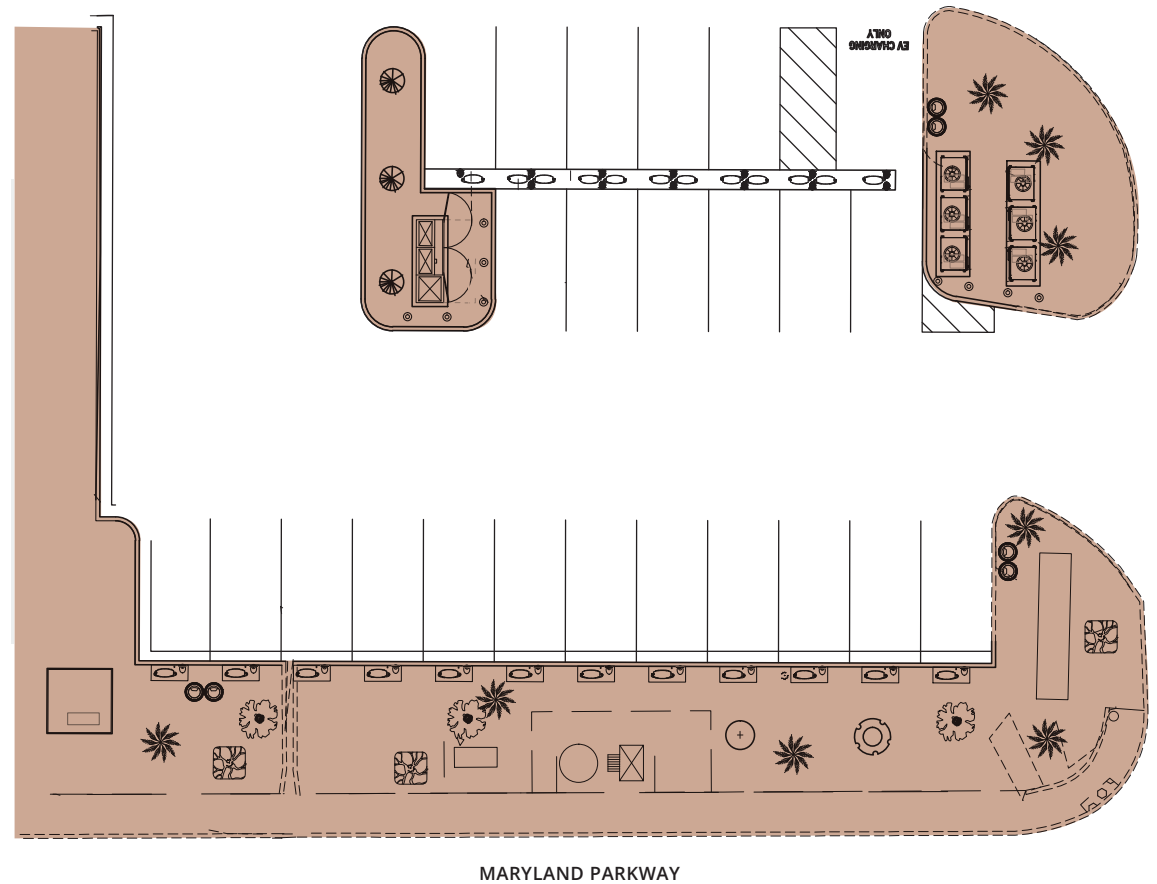
BUILDING 8810			
Suite	SF	Rate PSF	NNN
120/125/130	±3,915	\$2.50	\$0.81

(Please Do Not Disturb Tenant)

SITE FEATURES

TESLA

24 TESLA SUPERCHARGING STATIONS OPERATIONAL!



For illustration purposes only. Not to scale 

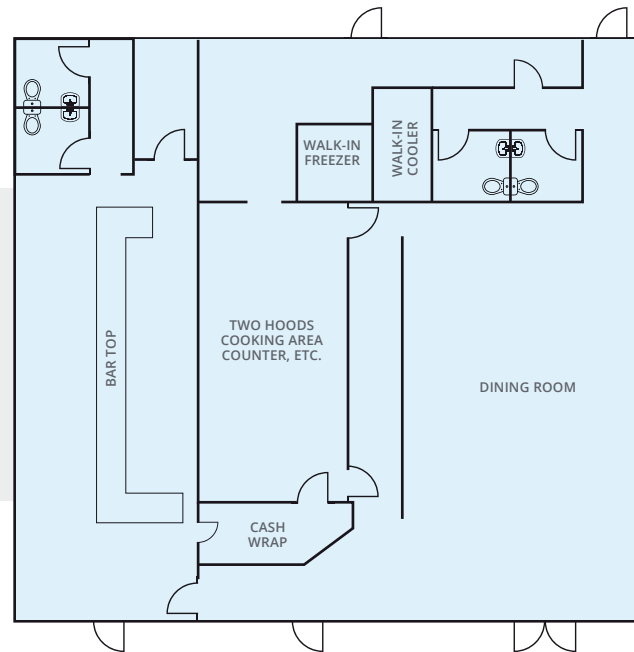
Building 8790
Suite 110

±1,186 SF



Building 8810

Suite 120/125/130



Building 8810

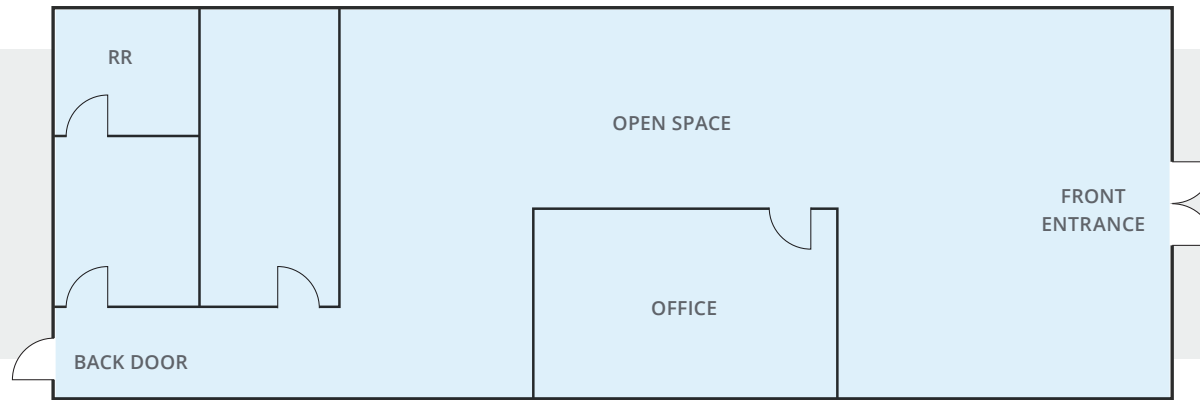
Suite 120/125/130



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Building 8850
Suite 100

±1,327 SF



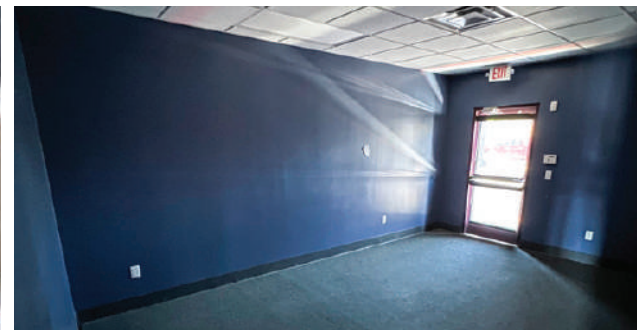
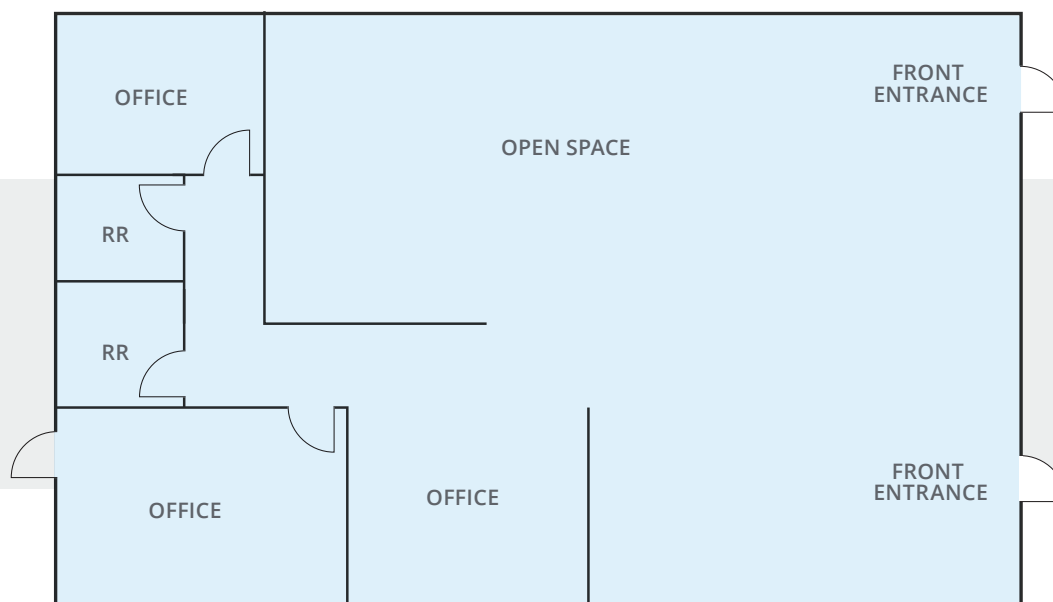
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Building 8880

Suite 110-115

±2,402 SF

Divisible to
±1,201 SF - ±2,402 SF

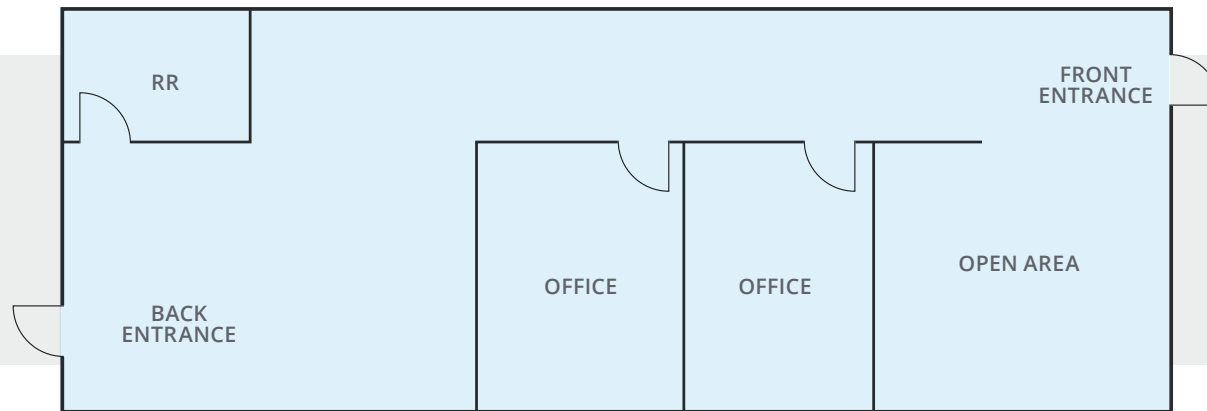


For Illustration Purposes Only. Not To Scale. 

Building 8880
Suite 120

±1,197 SF

Former
Allstate Insurance





SCOTTSDALE PLAZA RETAIL

NEC MARYLAND PARKWAY & EAST PEBBLE ROAD, LAS VEGAS, NV 89123

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