

FOR LEASE

6,320 SF AVAILABLE

10050-10170 S. Eastern Ave. Henderson, NV 89052

MILES SANSONE
(702) 768 -1930
Leasing@SansoneCompanies.com

Corporate Address: 2580 St. Rose Pkwy. Ste. 125 Henderson, Nevada 89074
www.SansoneCompanies.com





LEASING DETAILS

SPACE AVAILABLE	6,320 SF
LEASE RATE	\$4.50 PSF
NNN	\$0.62 PSF
<ul style="list-style-type: none">Smart and Final grocery store anchored with Chili's, McDonalds, Wells Fargo2 Traffic lights to propertyAffluent area with great demographics3 Pylon signs on propertyHuge Open parking field	

DEMOGRAPHICS

POPULATION	1-mile	3-mile	5-mile
2024 Population	19,775	154,945	315,670
HOUSEHOLDS	1-mile	3-mile	5-mile
2024 Households	8,268	61,978	128,393
INCOME	1-mile	3-mile	5-mile
2024 Average Household Income	\$96,156	\$106,360	\$106,813





EASTERN AVE.

ST. ROSE PKWY

Smart & Final.

Available
6,182 SF

WELLS FARGO

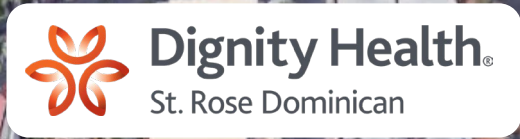


DUNKIN'



DRY CLEANERS

CARRABBA'S
ITALIAN GRILL



S Eastern Ave

