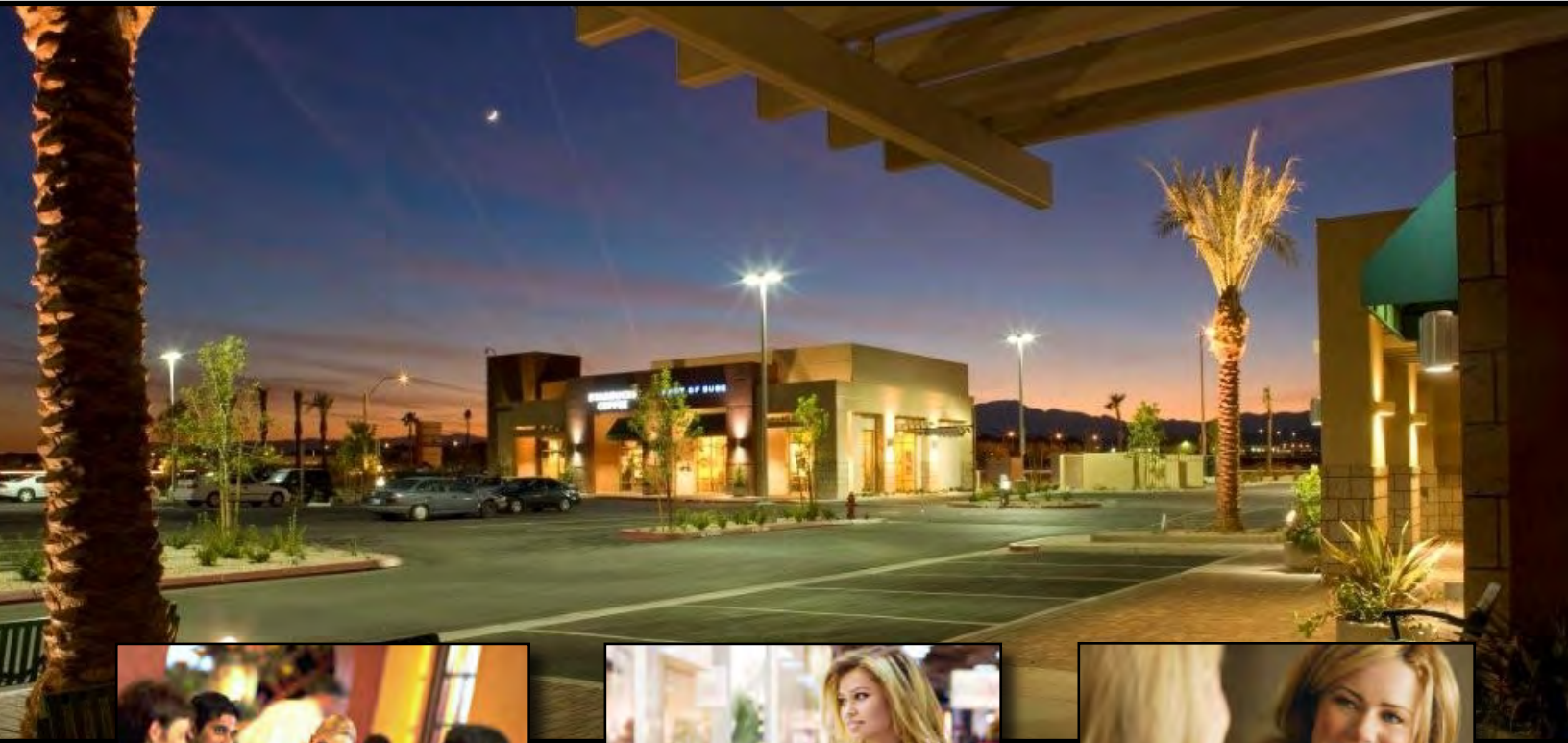


LAS VEGAS

DIGITAL EXCHANGE CAMPUS

BELTWAY COMMONS RETAIL CENTER



6020-6040 Badura Ave., Las Vegas, NV 89118

PROJECT FEATURES

- Only Retail Center Servicing the Beltway Business Park, a 350-acre Mixed Used Commercial Development
- ±25,000 SF Upscale Retail Center
- Pads Available for Build-to-Suit or Ground Lease
Two Parcels: 32,000 SF and 17,500 SF Available
- Join Existing Tenants: Starbucks, Port of Subs, Soho Sushi Burrito & Bourbon Street Sports Bar
- Spaces are 60' Deep

2021 DEMOGRAPHICS

Population

- 3 Mile 98,700
- 5 Mile 349,400

Average Household Income

- 3 Mile \$85,000
- 5 Mile \$84,800

Source: Popstats 2021

CONTACT INFORMATION
MAJESTIC REALTY CO.
(702) 896-5564

ROD MARTIN

rmartin@majesticrealty.com

BILL HAYDEN

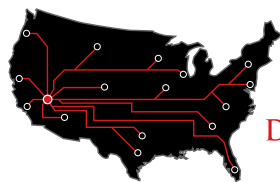
whayden@majesticrealty.com

4050 W. Sunset Road, Suite H, Las Vegas, NV 89118
(702) 896-4838 Fax <http://www.majesticrealty.com>

A Joint Development By:

THOMAS & MACK
DEVELOPMENT GROUP

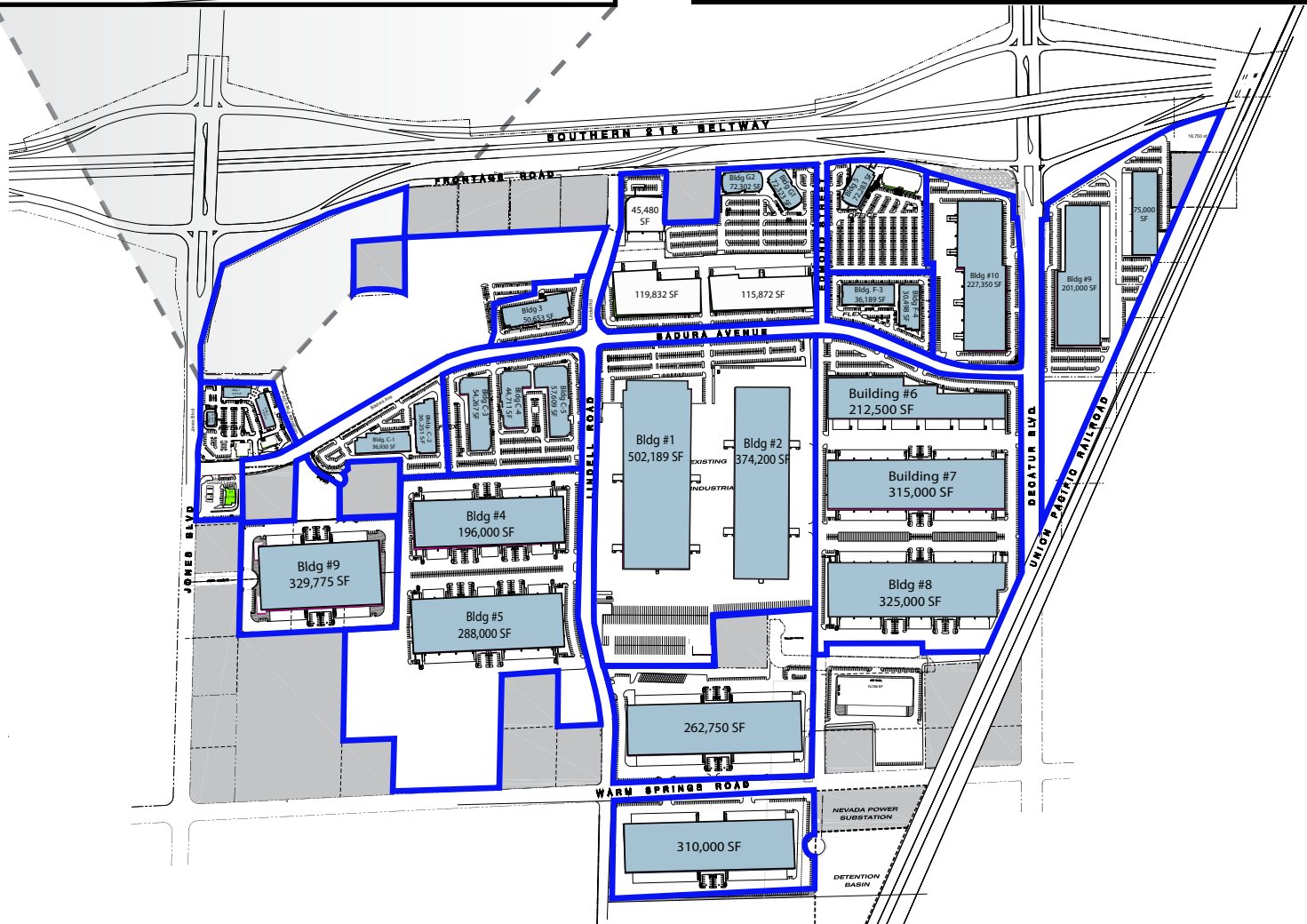
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This statement is based upon information which we believe to be correct and is obtained from sources we regard as reliable but we assume no liability for errors or omissions therein.

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