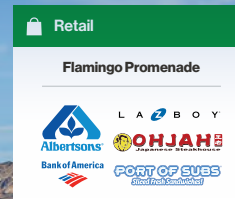
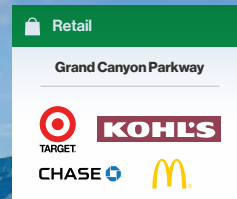
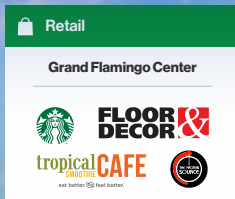
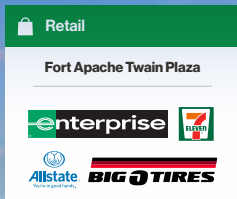
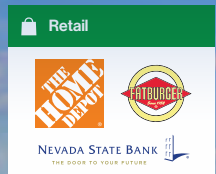


For Lease

Apache Center



SUBJECT

± 1,680 SF

3525 - 3585 S. Fort Apache Rd.
Las Vegas, NV 89147

Seth Zeigler
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Listing Snapshot



\$1.50 - \$2.00 PSF NNN
Lease Rate



± 1,680 SF
Available Square Footage

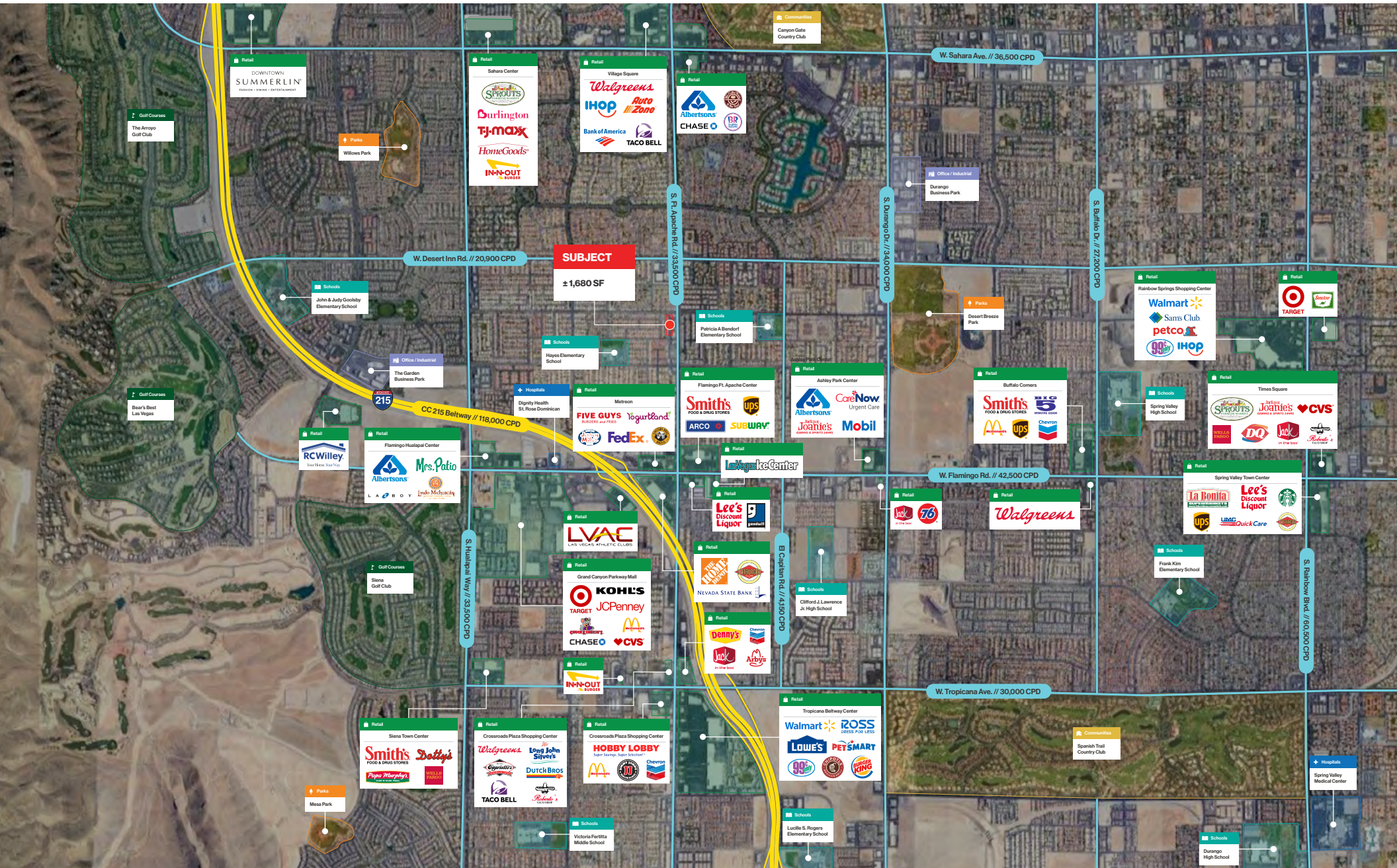
Property Highlights

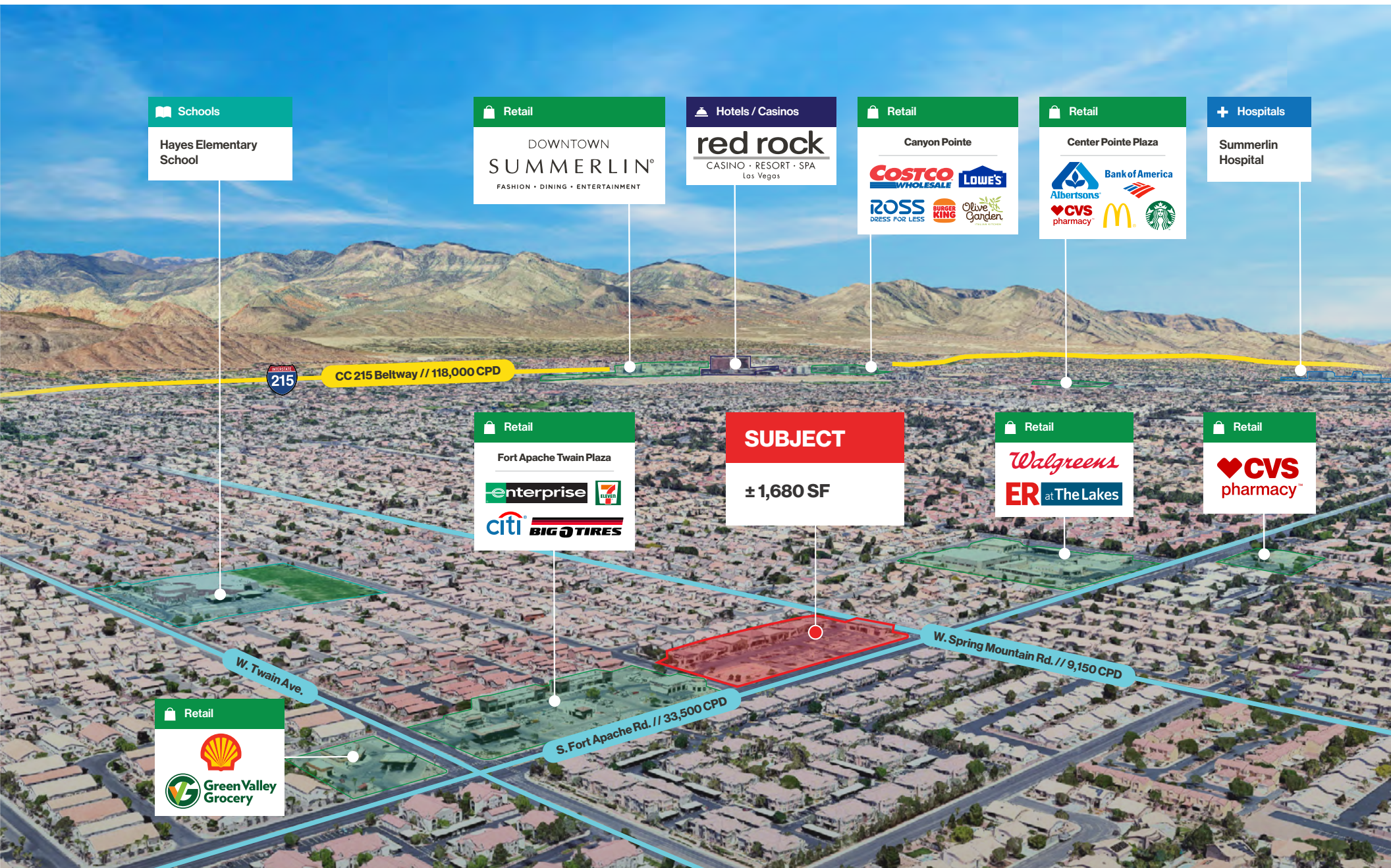
- Final vacancy available - ± 1,680 SF endcap space
- Excellent visibility and signage on S. Fort Apache Rd. (± 33,500 CPD)
- ± 600' of frontage on S. Fort Apache Rd. with corner exposure
- Located at gateway to Chinatown, less than 1 mile from CC-215 Beltway (± 118,000 CPD)
- Join Dollar Tree, Title Max, True Care Pharmacy, Little Caesars, Cubanidad Express and more!

Demographics

	1-mile	3-mile	5-mile
2025 Population	25,346	163,621	374,825
2025 Average Household Income	\$110,581	\$127,147	\$121,727
2025 Total Households	10,228	68,550	152,737



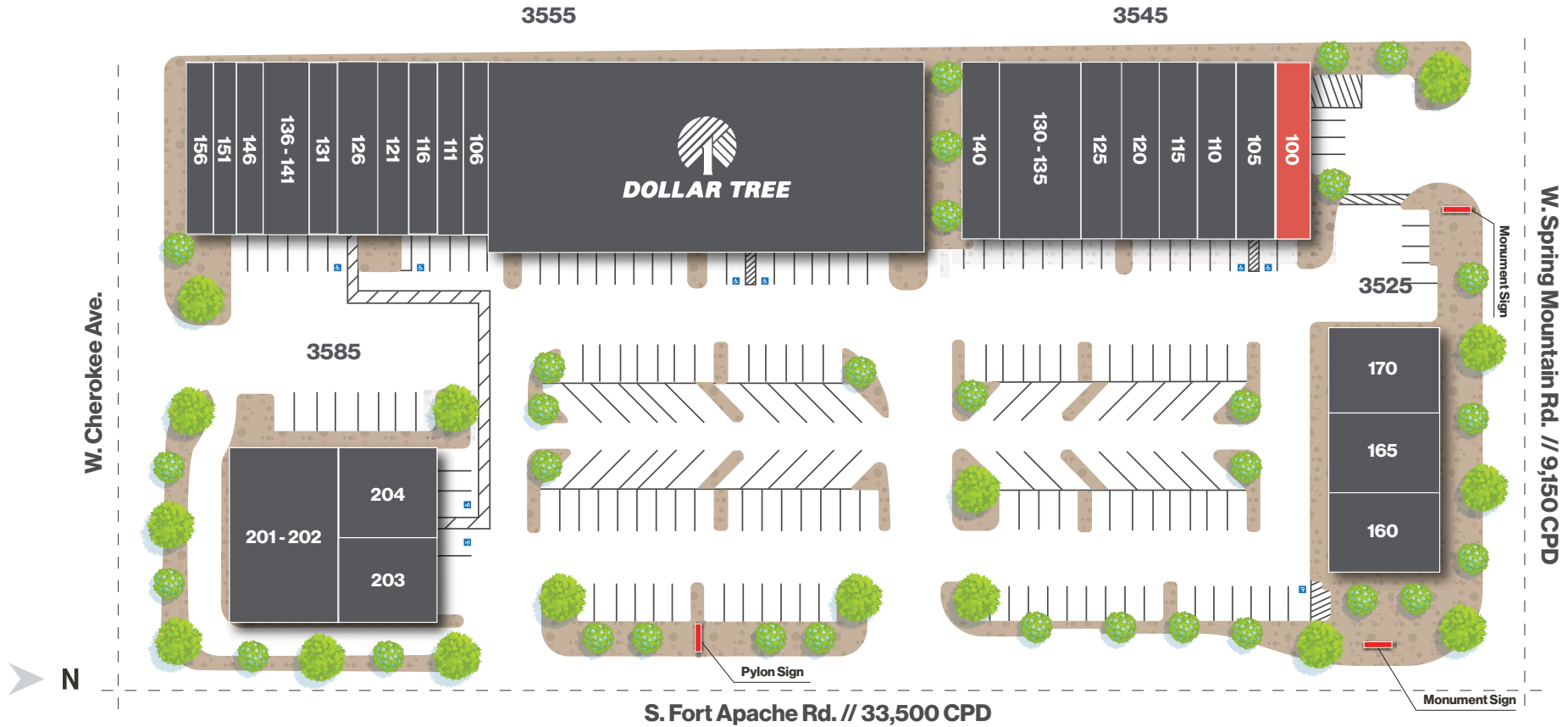






Site Plan

Available NAP



3555		
Suite	Tenant	SF
101	Dollar Tree	± 10,780 SF
106	Leased	± 1,736 SF
111	Zen Nails	± 1,758 SF
116 - 126	Henry the Barber	± 3,379 SF
131 - 141	Cafe Breizh	± 3,500 SF
146	Love Tattoo	± 1,260 SF
151	Amazing Health Chiropractor	± 1,120 SF
156	House of Flowers	± 1,680 SF

3545		
Suite	Tenant	SF
140	Pawfect (pet grooming)	± 1,120 SF
130-135	Aruga Health Wellness Med Spa	± 2,276 SF
125	Foot Spa	± 1,120 SF
120	Hair EM	± 1,120 SF
115	Little Caesars	± 1,260 SF
110	New York Chinese	± 1,260 SF
105	Las Vegas Smoke Shop	± 1,120 SF
100	AVAILABLE	± 1,680 SF

3585		
Suite	Tenant	SF
201-202	Humo BBQ	± 3,518 SF
203	Cubanidad Express	± 1,008 SF
204	Sizzle Stacks	± 1,600 SF

3525		
Suite	Tenant	SF
160	Title Max	± 1,500 SF
165	True Care Pharmacy	± 1,948 SF
170	Rezerve Wine & Spirits	± 1,952 SF

Property Photos



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For inquiries please reach out to our team.

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