

FOR LEASE



1,725 SF OFFICE/MEDICAL

11201 – 11221 S Eastern Ave Henderson, NV 89052

MILES SANSONE

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www.SansoneCompanies.com



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Henderson, NV 89052



LEASING DETAILS

SPACE AVAILABLE	1,725 SF NNN \$0.54 PSF
LEASE PRICE	\$1.89- \$2.05/SF/MONTH

PROPERTY HIGHLIGHTS

- Gorgeous Garden-style office-medical property
- 1st Floor available
- Close to surgery centers, St. Rose Dominican Hospital, and 215 freeway
- Building Signage, Covered Parking, and Pylon Available
- 2 Traffic Light Access

DEMOGRAPHICS

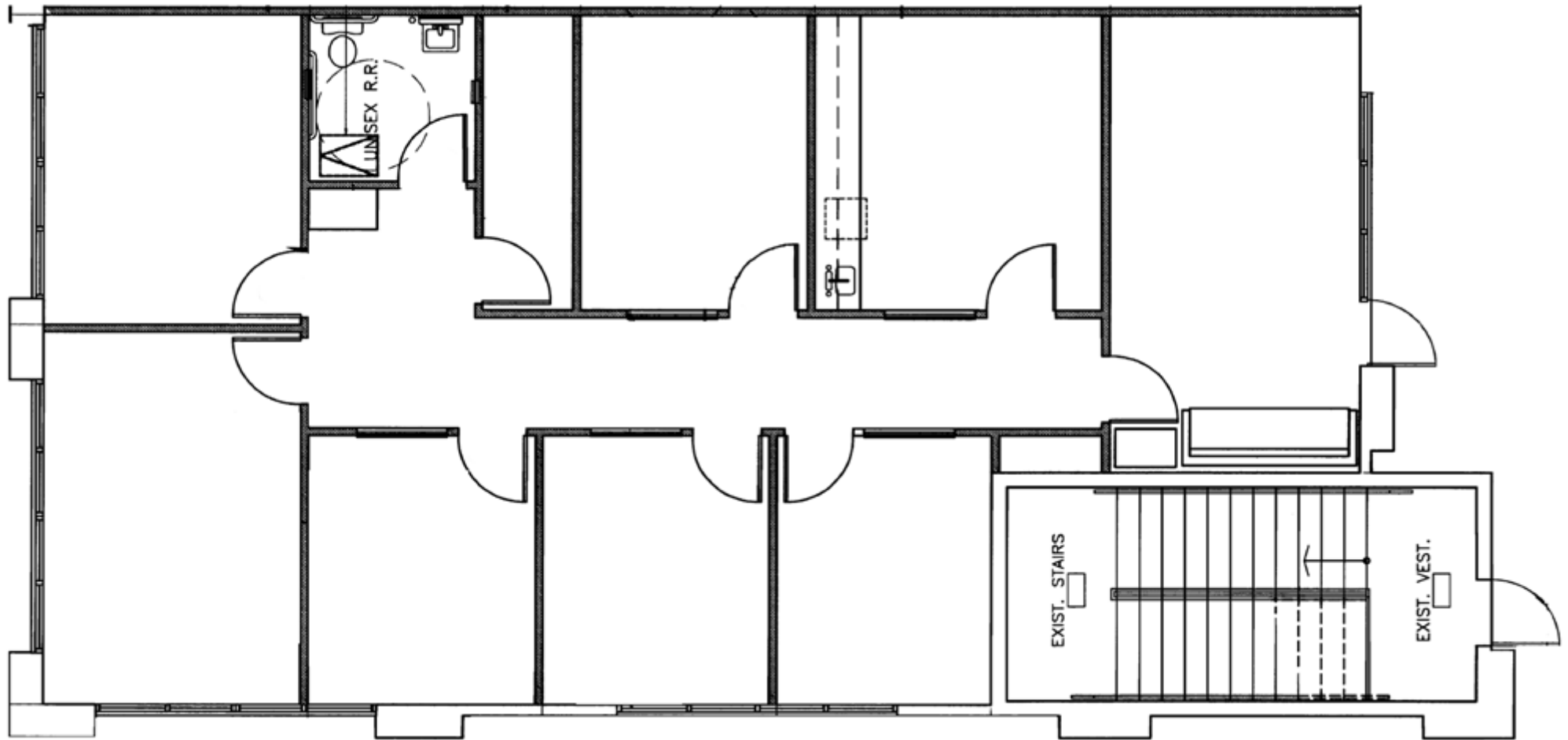
POPULATION	1-mile	3-mile	5-mile
2024 Population	15,259	113,186	289,876
HOUSEHOLDS	1-mile	3-mile	5-mile
2024 Households	5,816	46,093	117,274
INCOME	1-mile	3-mile	5-mile
2024 Average Household Income	\$136,265	\$113,502	\$110,087



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