

FOR LEASE



+/- 3,198 SF Drive Thru

2205 E Richmar Ave Las Vegas, NV 89123

Miles Sansone

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www.SansoneCompanies.com



2205 E. RICHMAR AVE
Las Vegas, NV 89123

PROPERTY DETAILS



LEASING DETAILS

- Space Available

3,198 SF
- Lease Rate

\$5.75 PSF
- NNN

\$0.88 PSF
- Fronting Eastern Ave. with over 100,000 Cars/day
 - Excellent Tenant Mix
 - Traffic Light Accessible
 - Strong retail corridor with growing population
 - Covered Parking and Pylon Signage available

DEMOGRAPHICS

POPULATION	1-mile	3-mile	5-mile
2024 Population	15,914	165,173	315,117
HOUSEHOLDS	1-mile	3-mile	5-mile
2024 Households	6,236	66,302	127,506
INCOME	1-mile	3-mile	5-mile
2024 Average Household Income	94,547	104,619	\$105,582



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VIA INSPIRADA



RICHMAR PLAZA

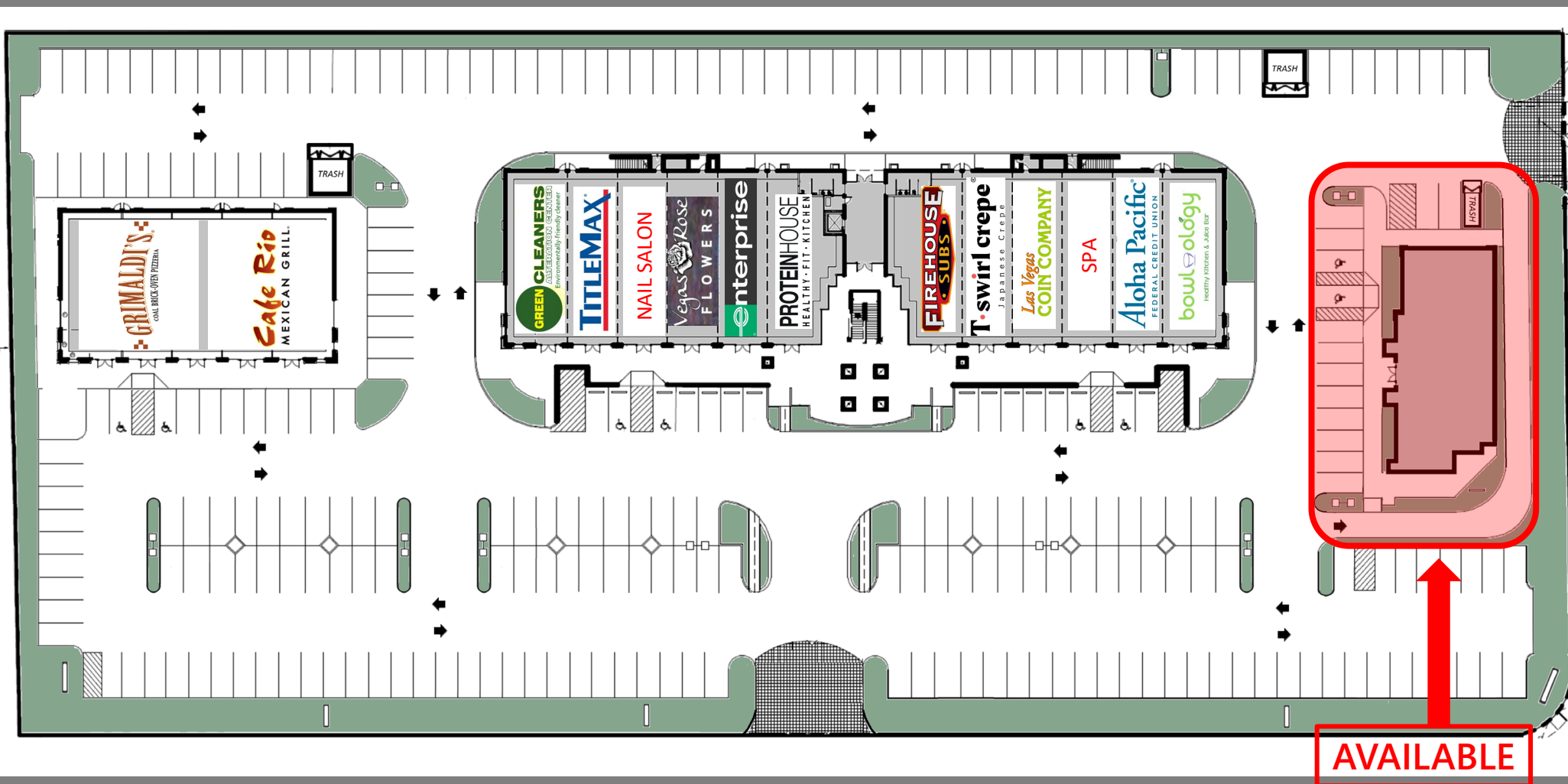
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EASTERN AVE.



