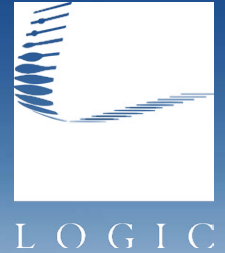


For Lease

A-Mall Shopping Center



1205 E. Sahara Ave.
Las Vegas, NV 89104

Seth Zeigler
Associate
O. 702.954.4104
C. 702.334.3965
szeigler@logicCRE.com
S.0196121

Sean Margulis
Founding Partner
O. 702.954.4102
C. 702.340.4251
smargulis@logicCRE.com
S.0070247

Adam Miller
Associate
O. 702.954.4185
C. 702.513.3512
amiller@logicCRE.com
S.0205315

Listing Snapshot



Contact Broker
Lease Rate



± 579 - 3,500 SF
Available Square Footage

Property Highlights

- ± 3,500 SF second-generation restaurant space available
- Located at the signalized intersection of E. Sahara Ave. and S. Maryland Pkwy.
- Strong traffic counts exceeding ± 78,600 CPD
 - E. Sahara Ave.: ± 50,000 CPD
 - S. Maryland Pkwy.: ± 28,600 CPD
- In proximity to the Las Vegas County Club, The Las Vegas Strip, and Sunrise Hospital & Medical Center with ± 650 beds and ± 3,000 employees
- Join Planet Fitness, Cricket Wireless, Jackson Hewitt Tax Services, EZ Pawn, Miz Lola's and more

Demographics

	1-mile	3-mile	5-mile
2025 Population	23,293	180,221	513,542
2025 Average Household Income	\$83,708	\$70,103	\$72,236
2025 Total Households	9,459	78,951	197,346







Golf Courses
Las Vegas National Golf Course

Hospitals
Sunrise Hospital & Medical Center

Retail
Sahara Town Center
Smith's
Jack in the Box
CHASE
metro
TACO BELL

SUBJECT
± 579 - 3,500 SF
Lola's
EZ PAWN

Retail
Sunrise City Plaza
Office DEPOT
CVS pharmacy
Sawtooth

Schools
UNLV
± 33,700 Students

Airports
Harry Reid International Airport

Venues
Las Vegas CONVENTION CENTER

Golf Courses
The Las Vegas Country Club

Retail
SUBWAY LVAC
McDonald's
Chevron
7 ELEVEN

E. Sahara Ave. // 50,000 CPD

Maryland Pkwy. // 28,600 CPD

Retail
Habit Burger Grill
DUNKIN'
Dottys
K

Schools
John C. Fremont Middle School

Las Vegas Strip

Site Plan

■ Available

Suite	Tenant	SF
2301	Sun City Suds	± 2,544 SF
1205	Jackson Hewitt Tax Services	± 1,367 SF
1207 - 1209	AVAILABLE	± 1,170 SF
1211	EXPRESS AUTO INSURANCE (AVAILABLE 7/1/2026)	± 579 SF
1213	Smoke Shop	± 1,680 SF
1215	AVAILABLE	± 1,680 SF
1217 - 1219	AVAILABLE	± 3,500 SF
221	Planet Fitness	± 17,822 SF
1223	AVAILABLE	± 2,635 SF
1225	AVAILABLE	± 1,415 SF
1227	R&R Smog	± 1,333 SF
1229	Barbershop	± 1,680 SF
1231	Cricket Cell	± 1,175 SF
1233 - 1237	EZ Pawn	± 6,010 SF
1243	Miz Lola's	± 4,744 SF

S. Maryland Pkwy. // 28,600 CPD



E. Sahara Ave. // 50,000 CPD



Property Photos



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For inquiries please reach out to our team.

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