



Stephanie Beltway Plaza

11-43 S Stephanie St | Henderson, NV 89012
SWC I-215 & Stephanie St



Walmart
Neighborhood Market

THE DOUGLAS
AT STONELAKE
360 UNITS

REVEL
146 UNITS

ASTILE
498 UNITS

GALLERIA
AT VILLAGE
SUNSET STATION
HOTEL-CASINO

WinCo
FOODS

RCWilly

31,500 VPD

156,000 VPD

215

S STEPHANIE ST

EoS
FITNESS

UPTOWN
JUNGLE
FUN PARK

LUMBER
LIQUIDATORS

TREK

FedEx
Office

TERRITORY
HEADNESS

CRABS
CUBES

IMAGINE
251 UNITS

Stephanie Beltway Plaza is located at the southwest corner of I-215 and Stephanie St with prominent freeway visibility.

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Henderson, NV 89012

±1,190 - 4,760 SF AVAILABLE

- Lifestyle center anchored by EOS Fitness and TREK
- New EOS Fitness 10 year lease renewal
- Freeway visibility and exposure to over 139,000 VPD
- Strong demographics within 5 mile radius
- Two pads available with drive-thru potential



**SHOPPING CENTER
RETAILERS**

EOS FITNESS



LUMBER LIQUIDATORS\$

TREK



FedEx Office
Office and Print Center

SITE PLAN

STEPHANIE BELTWAY PLAZA

11-43 Stephanie St
Henderson, NV 89012

 [CLICK HERE FOR DRONE TOUR](#)



Building	Suite	Tenant	Size (SF)
11	100	Green Valley Dentistry	1,927
	110	Hair Is Life Salon	612
	120-130	AVAILABLE	2,600
	140	National Cremation Society	1,800
	150	AVAILABLE	1,190
19	170	FedEx Office	2,153
	100-110	Trek	11,619
	120-130	Specialty Food Market	2,150
	140	Poke Express	1,343
	150	Durango Taco Shop	1,419
	160	Thailicious	1,972
	180	The Cask	1,286
190	Naqvi Injury Law	1,842	

Building	Suite	Tenant	Size (SF)
27	100-140	Uptown Jungle Fun Park	14,859
	150-180	Lumber Liquidators	5,541
35	100	EOS Fitness	29,727
43	100-110	Crab N Spice	2,406
	120	Daily Spark Coffee	1,200
	130	iNails and Spa	1,195
	140	AVAILABLE	1,203
	150	Las Vegas Aesthetics	1,198
	160	Teriyaki Madness	1,732
	Pad A		AVAILABLE
Pad B		AVAILABLE - DRIVE THRU POTENTIAL	Up to 4,760

TRADE AREA AERIAL

STEPHANIE BELTWAY PLAZA

11-43 Stephanie St
Henderson, NV 89012



AREA DEMOGRAPHICS



POPULATION

1 Mile	3 Miles	5 Miles
21,642	111,403	301,059



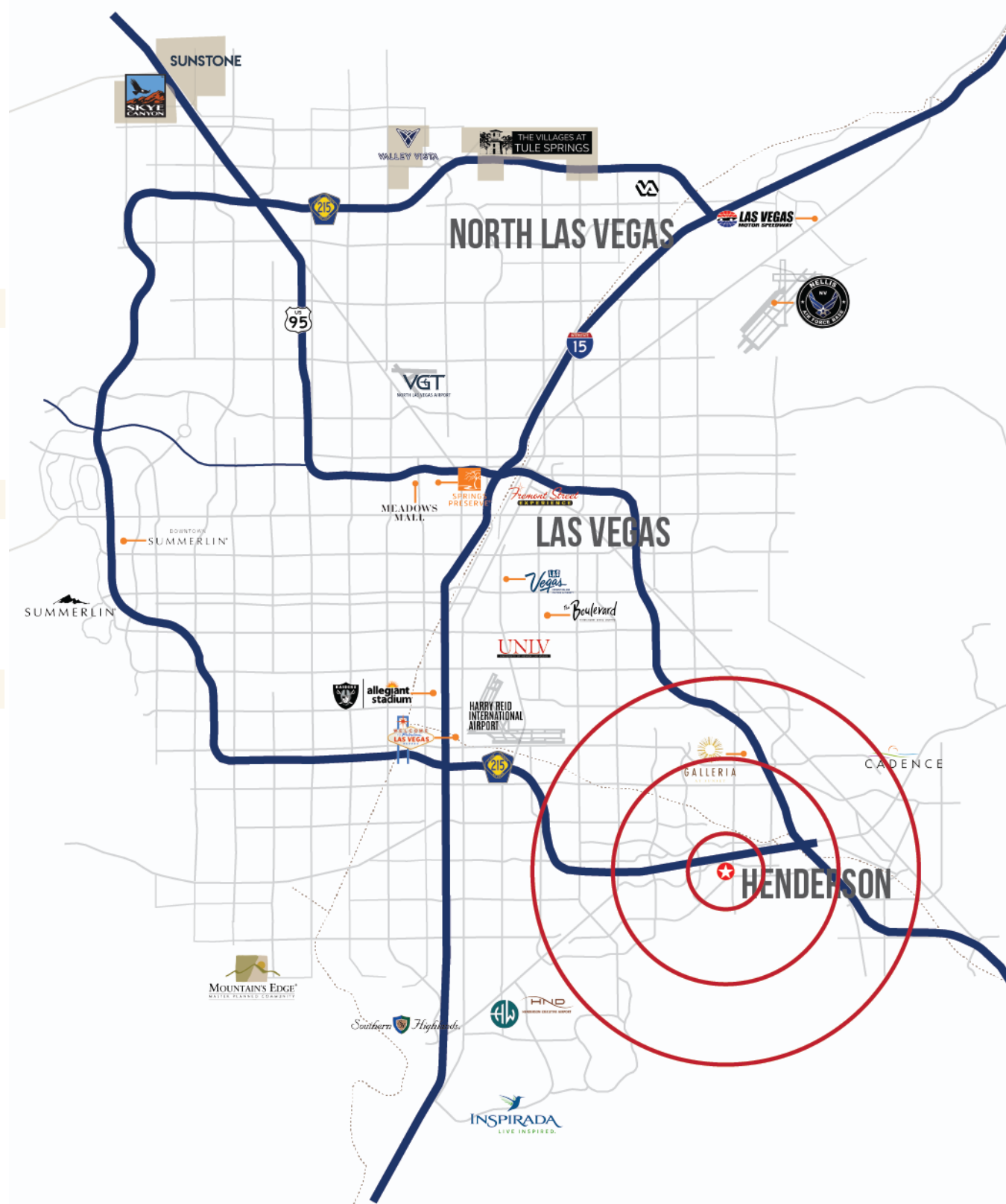
AVERAGE HOUSEHOLD INCOME

1 Mile	3 Miles	5 Miles
\$126,377	\$127,776	\$112,090



TRAFFIC COUNTS

Stephanie St	I-215
31,500 VPD	156,000 VPD



Source:
SitesUSA 2024
TRINA, NV DOT 2023

CALL US FOR MORE INFO

DERON CONWAY



702.550.4918



dc@roicre.com



Lic # BS.0144094.PC

JIM HILL



702.550.4917



jim@roicre.com



Lic # S.0173080



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linkedin.com/company/roicre/



9121 W Russell Rd
Suite 111
Las Vegas, NV 89148

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