



CRAIG ROAD

CALIMESA STREET

PUEBLA STREET

# Land for Sale

±2.61 acres

East Craig Road & Calimesa Street  
Las Vegas, NV 89115

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## PROPERTY DETAILS

The property consists of 6 parcels having Craig Road frontage with Neighborhood Commercial proposed landuse. Located near Nellis Air Force Base in the northeast submarket, with convenient access to I-15 and CC 215 Beltway.

Buyer to verify all zoning, utilities and due diligence.

Multiple owners. Owner/Licensee

**LIST PRICE : \$600,000**

## AREA

±2.61 gross acres

## APN

140-05-202-003 (1.42 ac)

140-05-203-003 (0.09 ac) Owner/Licensee

140-05-203-002 (0.21 ac) Owner/Licensee

140-05-303-001 (0.30 ac) Owner/Licensee

140-05-303-002 (0.22 ac) Owner/Licensee

140-05-302-001 (0.37 ac) Owner/Licensee

Multiple owners

## ZONING

Residential Single Family 20 (RS20)

## PLANNED LAND USE

Neighborhood Commercial (NC)

## LOCATION

The property is located on Craig Road & Puebla Street, near Nellis Air Force Base and North Las Vegas Boulevard in the northeast part of town. The site provides easy access to I-15, approximately 1.5 miles from the I-15/Craig Road interchange.

## DEMOGRAPHICS

2024	1 mi	3 mi
Population (est)	21,994	92,632
Households	7,461	29,315
Household income (avg)	\$62,113	\$78,537
Total housing units	8,064	31,590
Owner occupied housing	26.1%	42.7%
Renter occupied housing	73.9%	57.3%
Median home value	\$322,522	\$336,435
Median Rent	\$1,244	\$1,245

## TRAFFIC COUNT



approx. 21,100 cars per day on Craig Rd at  
Nellis Blvd  
approx. 2,500 cars per day on Puebla St at  
Craig Rd

