

# LEASE

## PARC PLACE PROFESSIONAL CENTER

5868 South Pecos Las Vegas, NV 89120



### PROPERTY DESCRIPTION

Office space consisting of 6 offices ,storage space.

### PROPERTY HIGHLIGHTS

### OFFERING SUMMARY

Lease Rate:	\$1.35 SF/yr (NNN)
Available SF:	1,495 SF
Lot Size:	0.46 Acres
Building Size:	5,750 SF
Zoning:	C-P County
APN:	161-31-114-009

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	4,485	23,941	65,740
Total Population	10,007	54,161	155,522

**Lance Hamrick**  
702 279 9666



**COLDWELL BANKER**  
**COMMERCIAL**  
**PREMIER**



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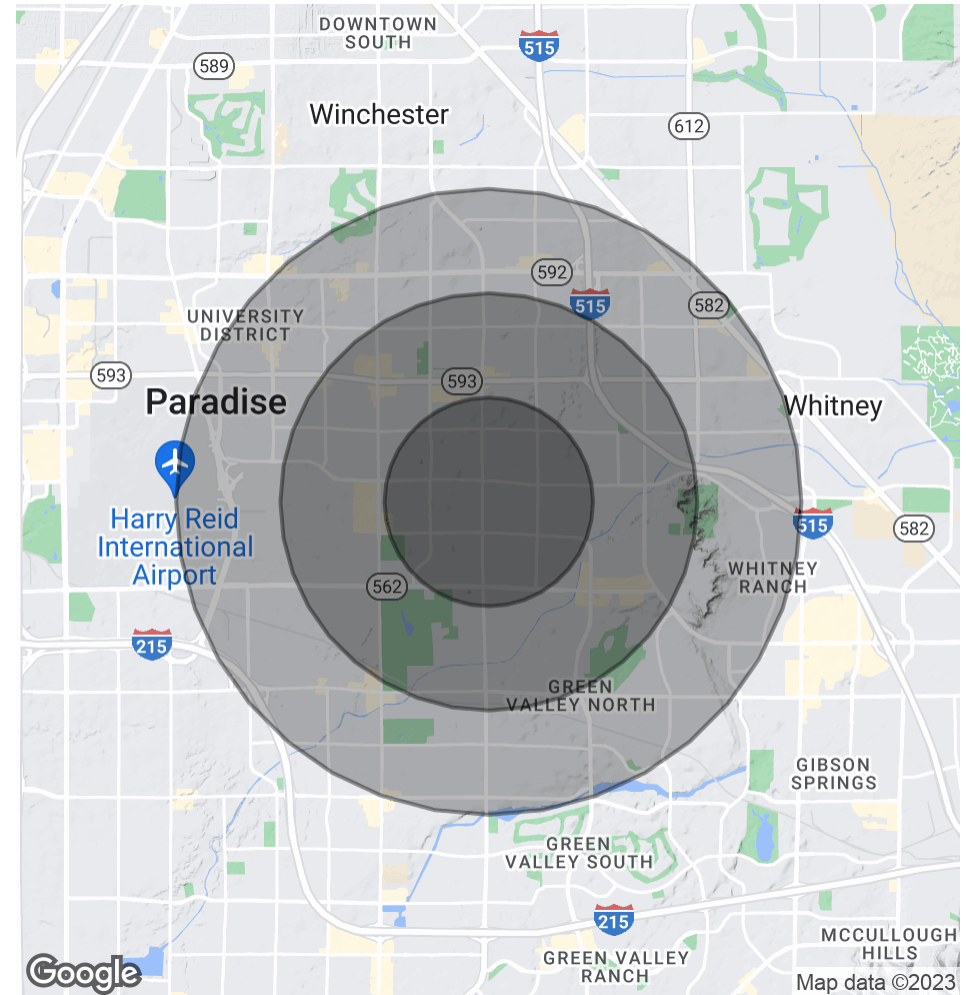
## PARC PLACE PROFESSIONAL CENTER

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POPULATION	1 MILE	2 MILES	3 MILES
Total Population	10,007	54,161	155,522
Average Age	44.2	39.6	38
Average Age (Male)	41.2	38.1	37.8
Average Age (Female)	46.5	41.8	39.4

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	4,485	23,941	65,740
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$69,429	\$63,972	\$64,407
Average House Value	\$259,424	\$245,122	\$231,170

\* Demographic data derived from 2020 ACS - US Census



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