

THE PLACE AT SEVEN HILLS



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PROPERTY DETAILS

3255 St. Rose Parkway, Henderson, NV 89052

- Available For Lease
 - ±2,986 SF Former Hair Salon Demisable 1,386 or 1,600 SF
 - 1,402 SF Former Med Spa
- Ample Parking with Cross Access
- Co-tenants include Starbucks Drive Thru, Hampton Inn,
- Residence Inn, Remedy's Tavern, and GBank

SURROUNDING TENANTS



2025 DEMOS

EST. POPULATION

1 MILE » 23,742
 3 MILE » 143,789
 5 MILE » 299,957

EST. HOUSEHOLDS

1 MILE » 9,493
 3 MILE » 58,884
 5 MILE » 122,527

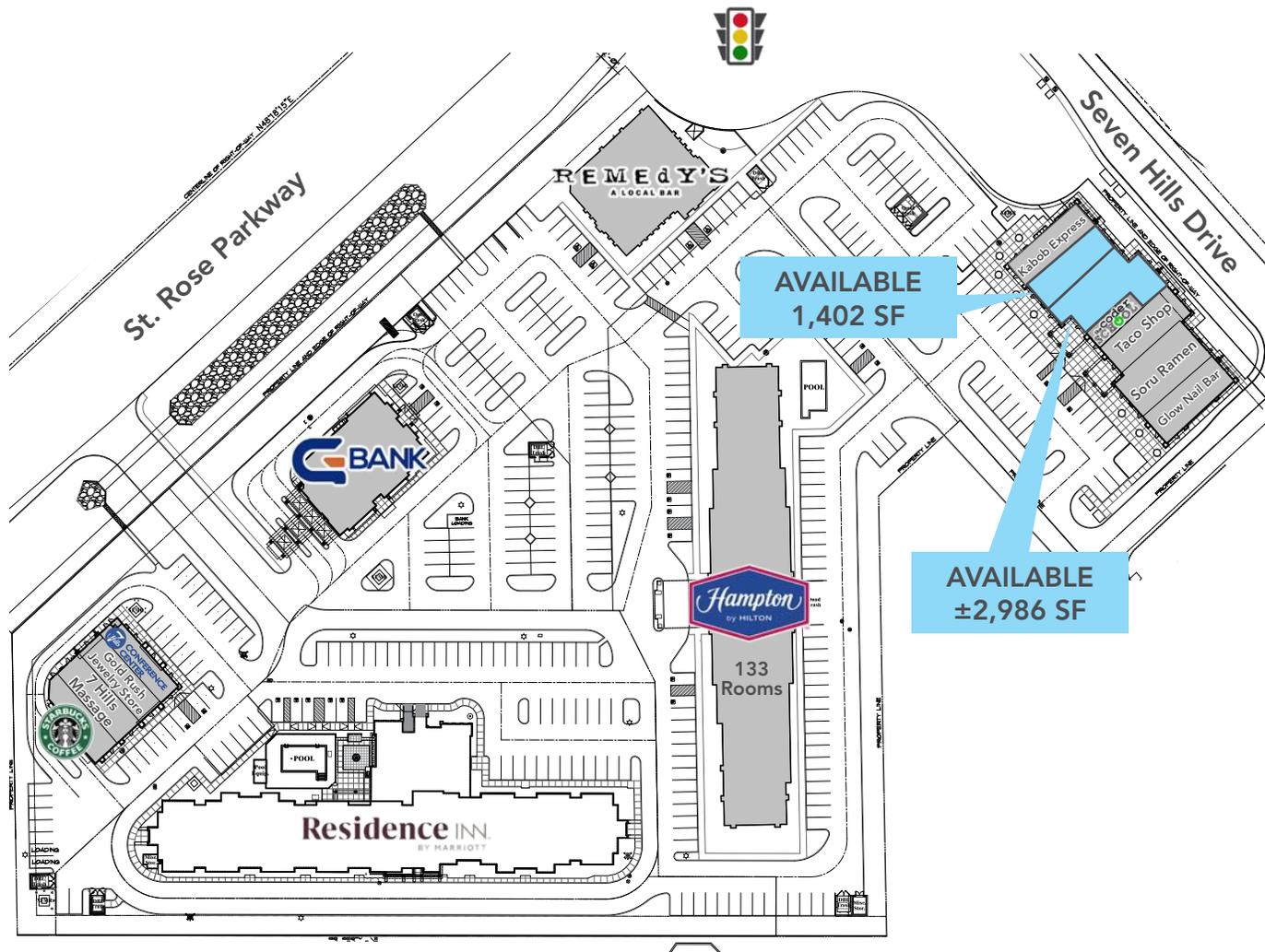
EST. MEDIAN HH INCOME

1 MILE » \$101,798
 3 MILE » \$128,308
 5 MILE » \$138,587

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 241 West Charleston Blvd, Suite 103
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SITE PLAN

THE PLACE AT SEVEN HILLS



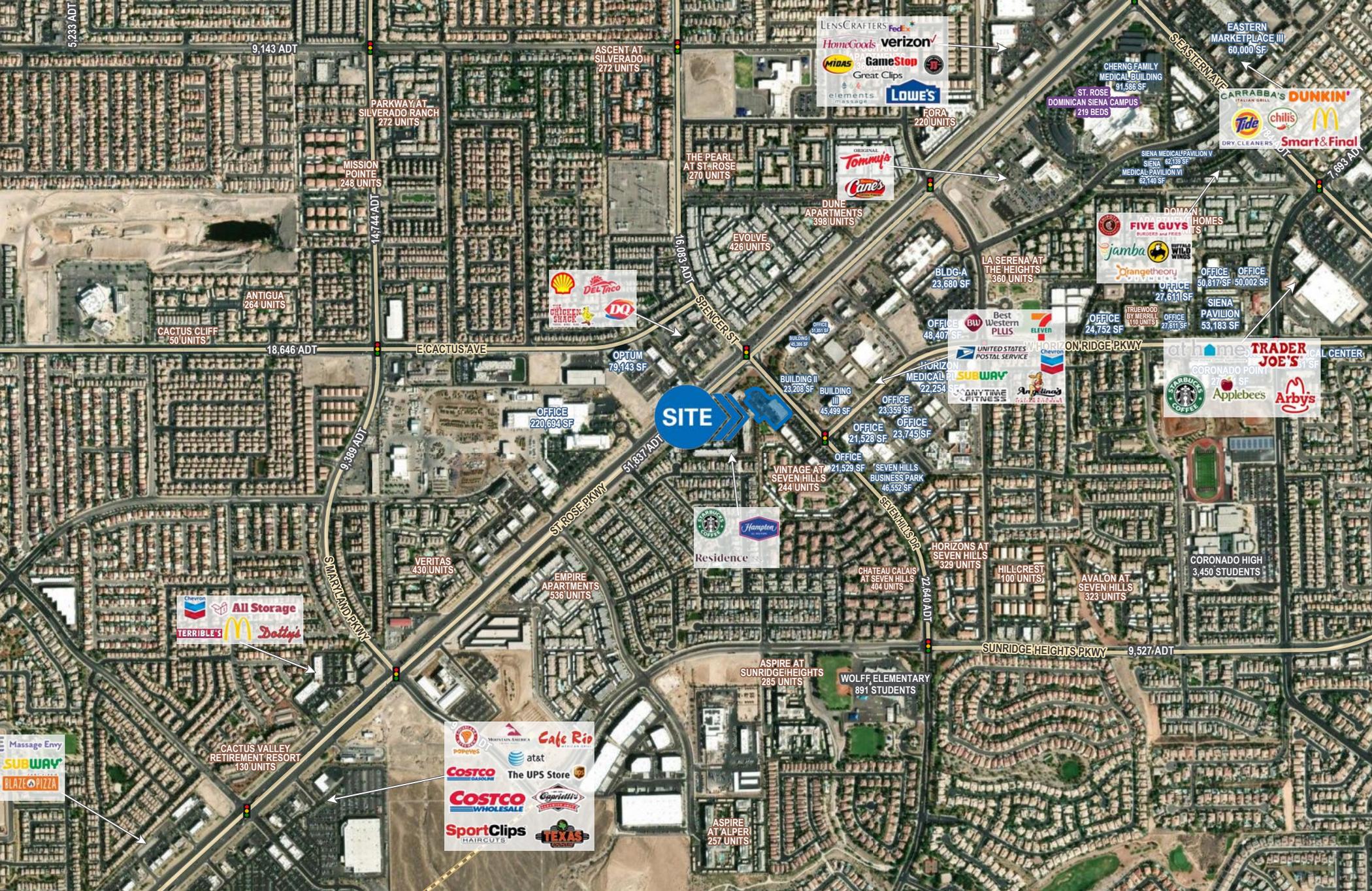
Drawings Not Exact/Not to Scale



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