



Est. 1987

CAMBRIDGE GROUP LTD

THE SQUARE

1820 E. LAKE MEAD BLVD. NORTH LAS VEGAS, NV 89030

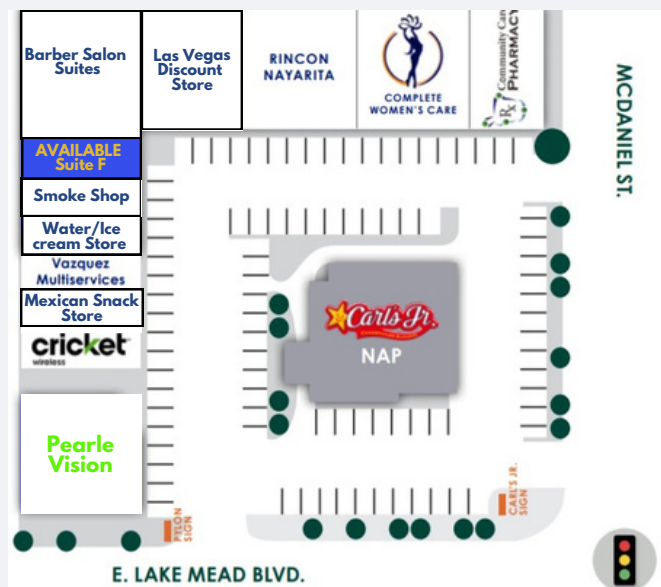


THE SQUARE IS A RENOVATED NEIGHBORHOOD CENTER OFFERING A DIVERSE MIX OF TENANTS WITH GREAT STREET VISIBILITY AND ACCESS VIA INTERSTATE 15 (I-15) AND RTC BUS ROUTES. THE PROPERTY IS LOCATED AT THE SIGNALIZED HARD CORNER OF E LAKE MEAD AND MC DANIEL ST IN NORTH LAS VEGAS, LOCATED DIRECTLY ACROSS FROM NORTH VISTA HOSPITAL. THE CENTER WAS REMODELED IN 2018 INCLUDING A NEW PYLON SIGN. SUITE F IS A FORMER NAIL SALON WITH A 3 PRIVATE ROOMS, PLUMBED PEDICURE STATIONS, AND 2 BATHROOMS.

LOCATION: 1820 E. LAKE MEAD BLVD
CROSS STREETS: E. LAKE MEAD BLVD & MCDANIEL ST.
PROPERTY TYPE: RETAIL/OFFICE SHOPPING CENTER
ZONING: REDEVELOPMENT AREA/DOWNTOWN CORE (R-A DC)

HIGHLIGHTS:

- AMPLE PARKING
- HIGH TRAFFIC COUNTS W/ GREAT VISIBILITY
- EASY ACCESS OFF THE I-15
- DIVERSE TENANT MIX
- DIRECTLY ACROSS FROM NORTH VISTA HOSPITAL
- GREAT LOCATION FOR A MEDICAL OR RESTAURANT USE
- FREE RENT NEGOTIABLE



AVAILABLE SPACES:

Suite F | Former Nail Salon
Lease Rate: \$1.25/SF
Lease Type: NNN (.47/sf)
Size: 2,250 +/- SF

FOR MORE INFORMATION:

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