College Park S.C. - N Las Vegas

North Las Vegas, NV

Las Vegas-Henderson-Paradise (NV)

Nick Freddo
Leasing Representative
(303) 529-0641
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AERIAL

GROSS LEASABLE AREA (GLA)	167,160 SF
PARKING SPACES	894
PARKING RATIO	5.35 per 1,000 SF

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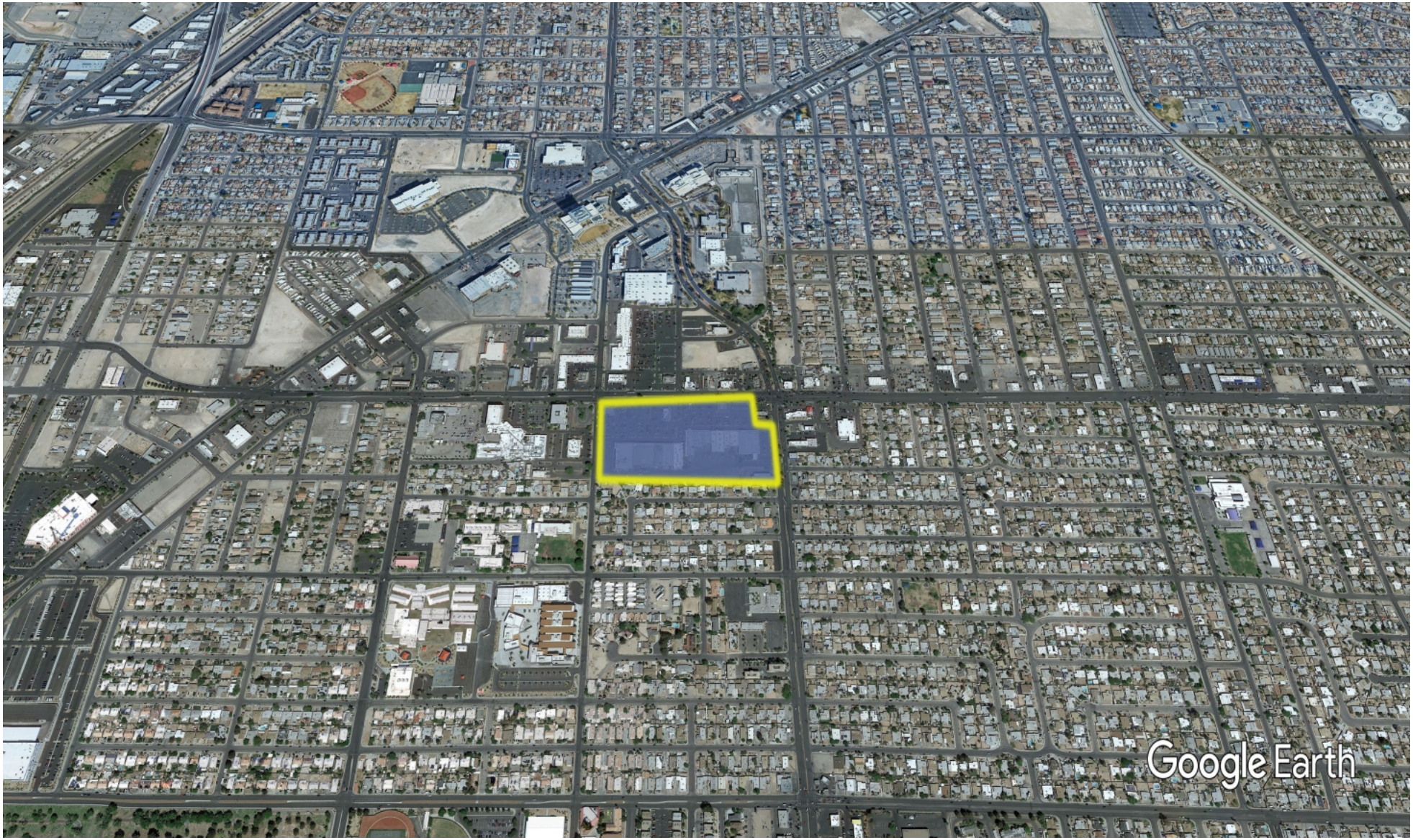
KIMCO REALTY



DENSITY AERIAL

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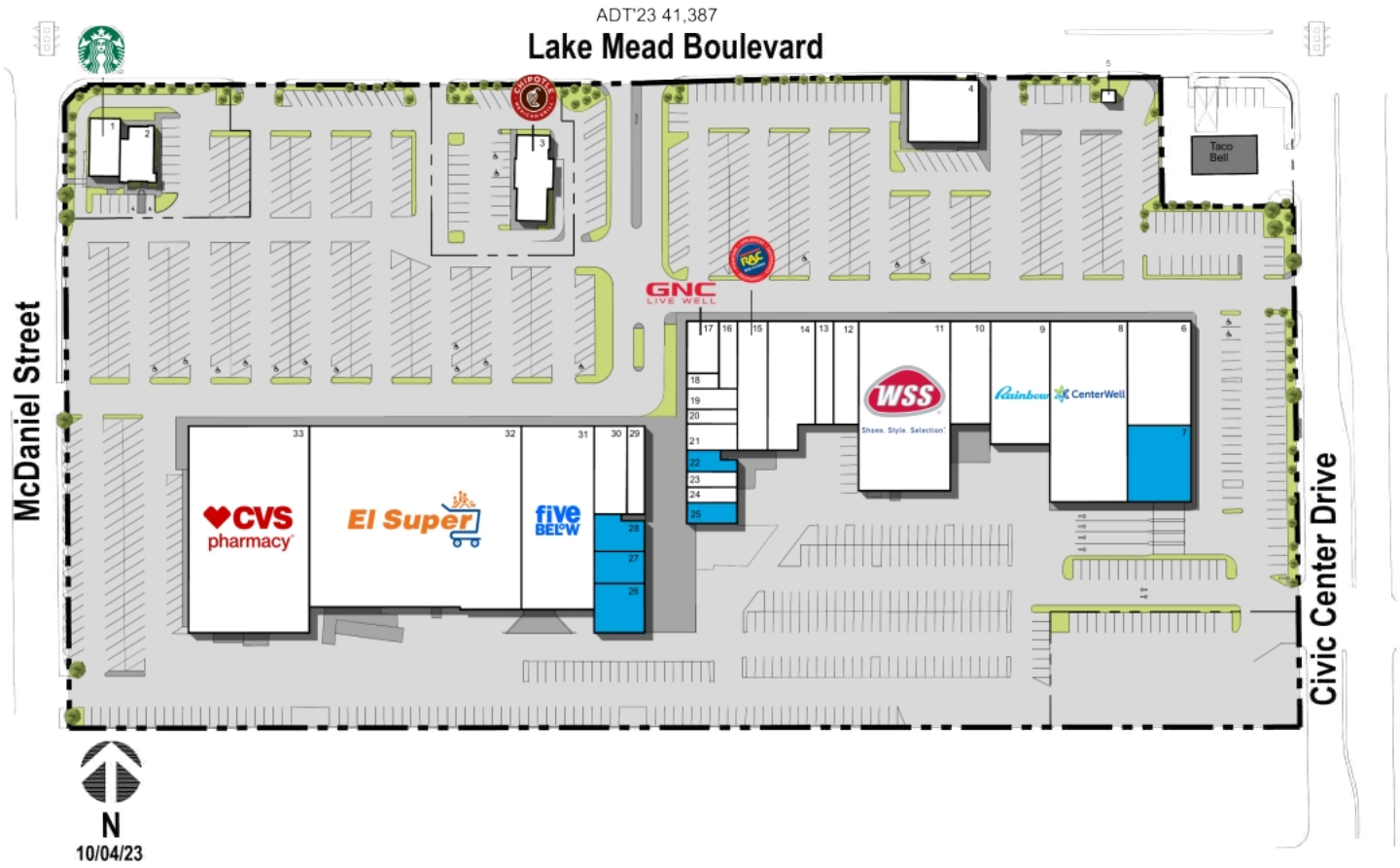
Available



	TENANT	SQ FT
1	Starbucks	1,700
2	Wireless Toyz	1,800
3	Chipotle	2,508
4	Absolute Dental	4,200
5	Wells Fargo Bank	120
6	Wells Fargo Bank	6,120
7	Available	4,563
8	Centerwell	13,475
9	Rainbow	6,918
10	Absolute Dental	3,980
11	WSS	14,924
12	YNS	2,500
13	Sally Beauty Supply	1,830
14	Wild Wash Laundromat	5,448
15	Rent A Center	3,745
16	GameStop	1,216
17	GNC	1,608
18	Barbers at College Park	470
19	Hansen & Hansen Insurance	1,000
20	Nevada Nails and Spa	692
21	Adecco Staffing	1,176
22	Available	876
23	Valley Eyebrow Threading	750
24	Mejico Express	750
25	Available	1,009
26	Available	2,380
27	Available	1,558
28	Available	1,655
29	Subway	1,505
30	A Wireless	2,751
31	Five Below	12,850
32	El Super	36,983
33	CVS	24,100

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposed only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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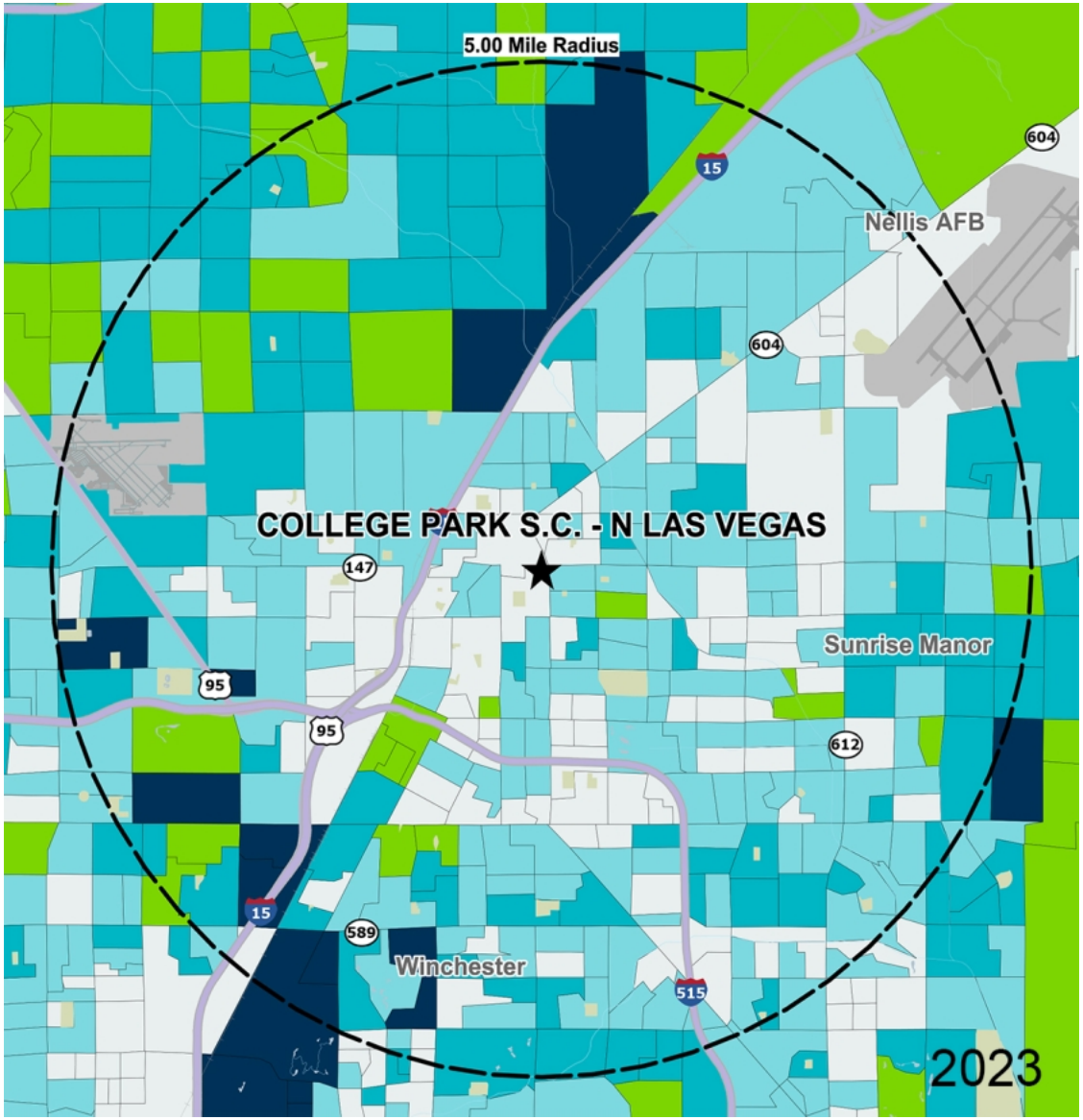

by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	33,331	199,467	499,245
Daytime Pop	36,234	296,337	628,108
Households	8,797	63,985	166,036
Average HH Income	$56,186	$55,297	$67,376
Median HH Income	$43,868	$41,824	$50,722
Per Capita Income	$15,334	$17,985	$22,559

Average Household Income

Popstats, 4Q 2023, Trade Area Systems

- $150K and up
- $100K - $150K
- $75K - $100K
- $50K - $75K
- $0K - $50K

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Lake Mead Blvd. & McDaniel St., North Las Vegas, NV

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