



FOR SALE ±5.15 ACRES

LAS VEGAS
RESORT CORRIDOR
PARADISE & FLAMINGO ROADS

MIKE MIXER

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FOR SALE

±5.15 Acres Land

In The Heart Of The Las Vegas Resort Corridor

Las Vegas Resort Development Site

FOR SALE: MARKET PRICE

Property Highlights

- 5.15 Acres
- H-1 Zoning, best zoning in Las Vegas
- Ideal location between McCarran International Airport & Las Vegas Convention Center
- Great site for Hotel, Residential, Retail, Office, Restaurant, Timeshare Development

Las Vegas Market Highlights

- Paradise Road is emerging as the second "Strip" to Las Vegas Boulevard
- Las Vegas is poised to set another visitor volume record in 2017 – over 43 million
- Average city wide hotel occupancy is now over 90%
- Convention business is booming: Record convention delegate attendance in 2016 (6.3 million attendees)
- \$1.4 billion Las Vegas Convention Center expansion approved
- Airline passengers to McCarran International Airport to hit new passenger record in 2017 – over 47.8 million passengers expected
- Multi-family vacancy in Southern Nevada is near record lows



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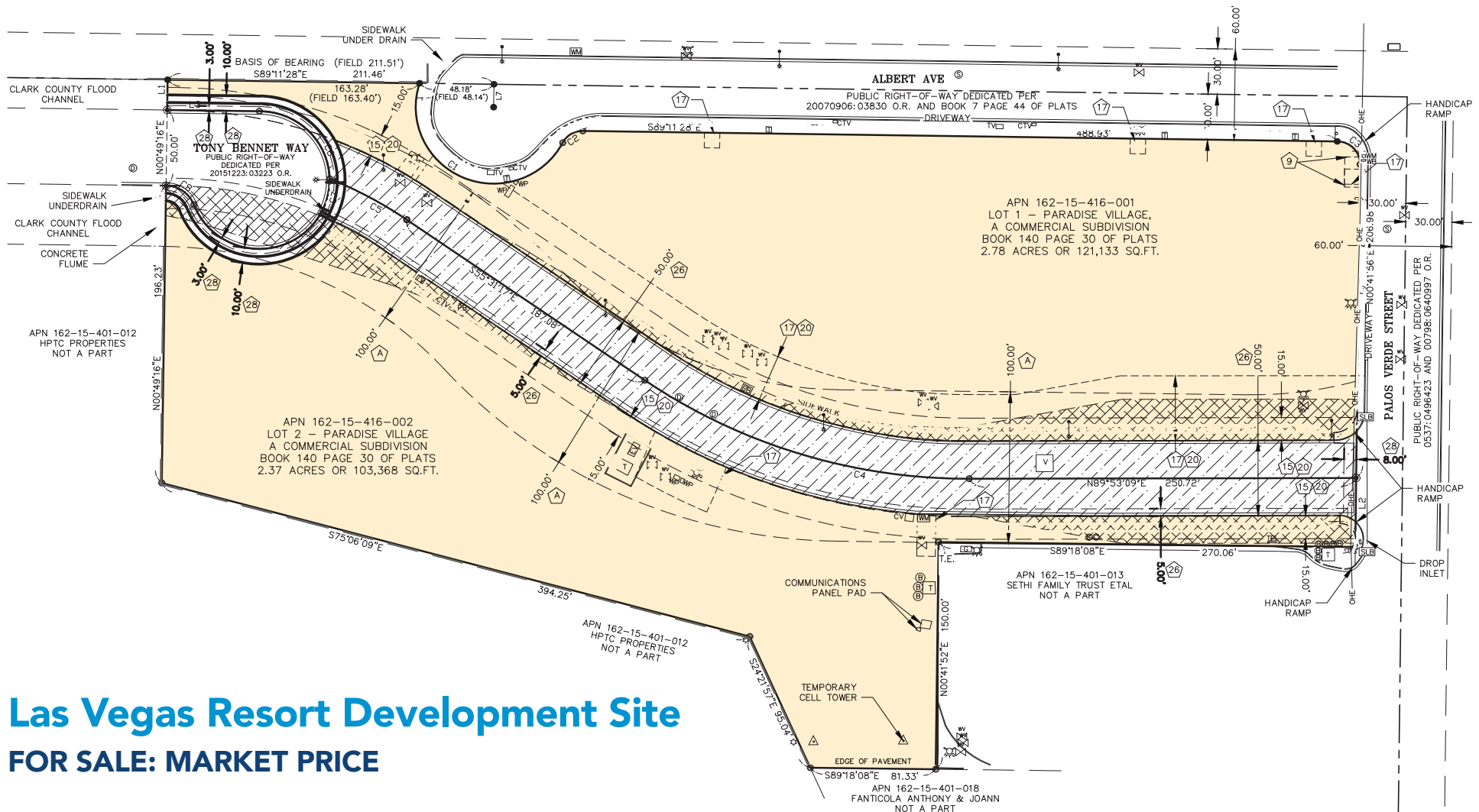


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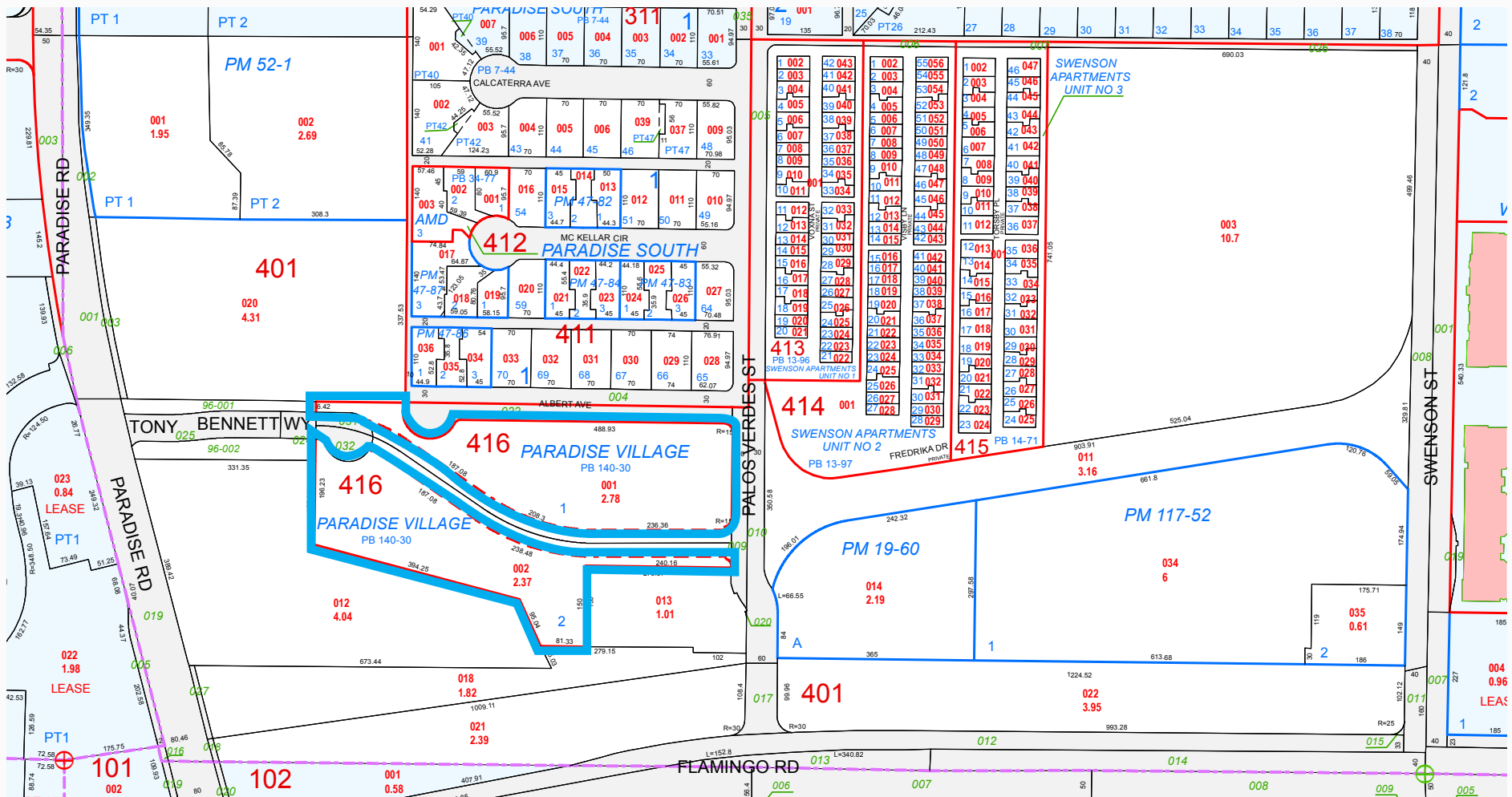


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