

FOR LEASE – MULTI-TENANT RETAIL CENTER

PECOS PLAZA

3325 EAST RUSSELL ROAD, LAS VEGAS, NV 89120



EoS FITNESS
BETTER GYM. BETTER PRICE.

ANCHORED CENTER



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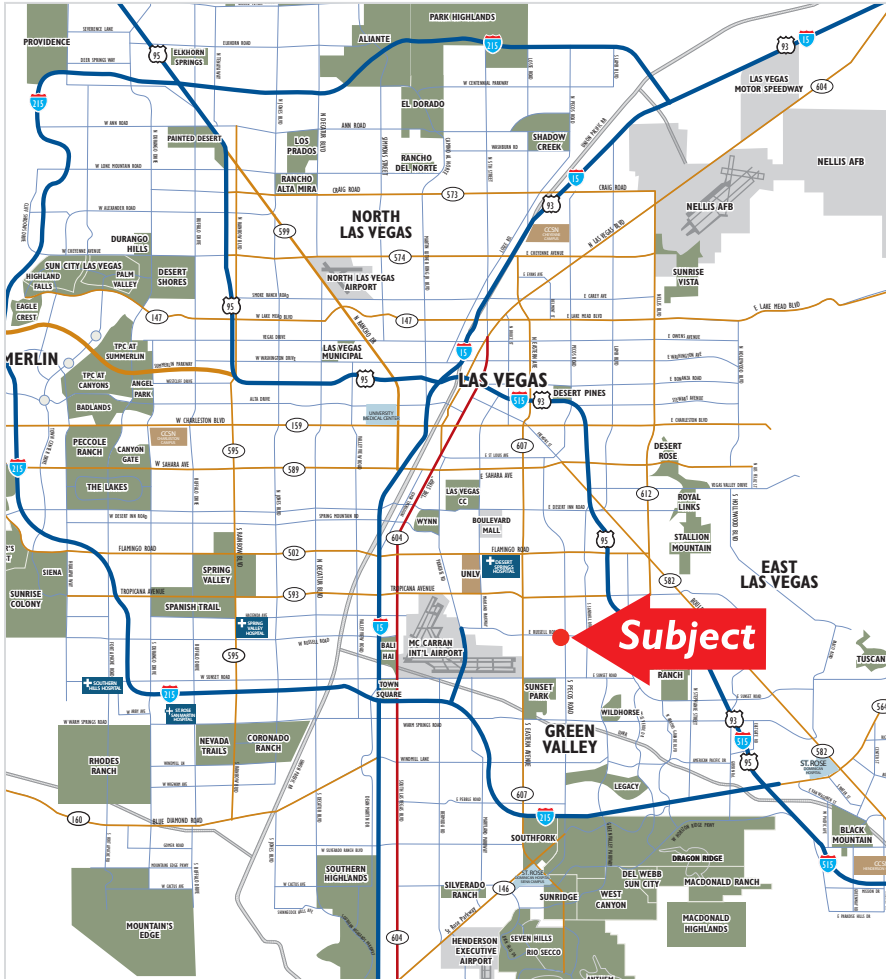
FOR LEASE: \$ 1.00 - \$2.25

**±2,415 FULLY FURNISHED RESTAURANT
READY FOR IMMEDIATE OCCUPANCY**

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PROPERTY HIGHLIGHTS

- ±975 SF - ±2,880 SF
- Established retail center in the Green Valley trade area
- Excellent access and visibility
- Zoned - Community Commercial (CC)

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population:	17,667	143,225	350,690
AVG.HH. Income:	\$64,526.00	\$68,688.00	\$72,186.00

Claritas 2018

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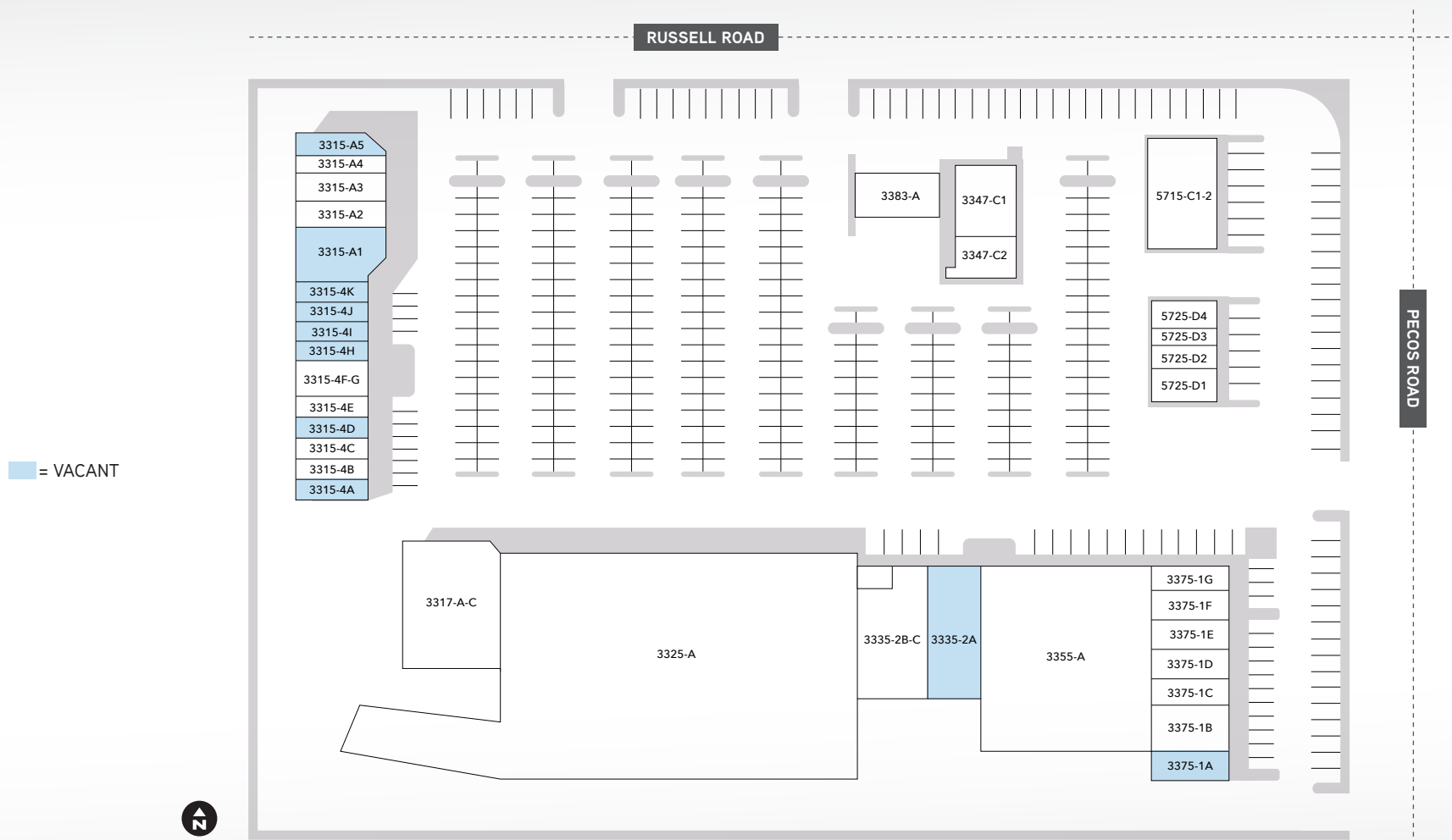
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SUITE	TENANT	SF
3315-4A	VACANT	975
3315-4B	Illustrious Nails	975
3315-4C	Lucero Gastelum Dress Shop	1,300
3315-4D	VACANT	1,300
3315-4E	MX Multiservices LLC	975
3315-4F-G	Elevate Dance Studio	1,950
3315-4H	VACANT	1,300
3315-4I	VACANT	1,300
3315-4J	VACANT	1,300
3315-4K	VACANT	1,300
3315-A1	VACANT	2,048
3315-A2	Golden Flower Restaurant	1,600
3315-A3	Mr. Greengenes	1,600
3315-A4	The UPS Store	1,600
3315-A5	VACANT	2,415
3383-A	Safe Auto	2,830
3347-C1	El Pollo Mobile	2,799
3347-C2	La Papaya Deli & Sandwich Shop	1,399

SUITE	TENANT	SF
3317-A-C	Bliss Banquet	5,588
3325-A	EOS Fitness	49,860
3335-2B-C	Bliss Banquet II	7,020
3335-2A	VACANT	2,880
3355-A	Paradise Valley Antique Mall	21,528
3375-1A	VACANT	1,550
3375-1B	Jackpot Joanies	2,790
3375-1C	Pecos Plaza Management	1,240
3375-1D	Survival of the Fittest	1,302
3375-1E	Magic Body Sculpt	1,178
3375-1F	Nail Sense	1,116
3375-1G	Brave Dance Center	1,116
5715-C1-2	Muniz Restaurant Group	6,063
5715-C3	Wells Fargo ATM	0
5725-D1	Oliva Mini Mart	1,980
5725-D2	Blueberry Jewelers	1,271
5725-D3	The Iron Monk	832
5725-D4	Wireless World	1,980

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