

FOR SALE > \$395,000 OR \$7.25 PSF

±1.25 ACRES LAND IN THE SOUTHWEST

LOCATED NEAR THE CORNER OF W. RICHMAR AVENUE AND ARVILLE STREET



For more information, please contact:

STEVEN HAYNES

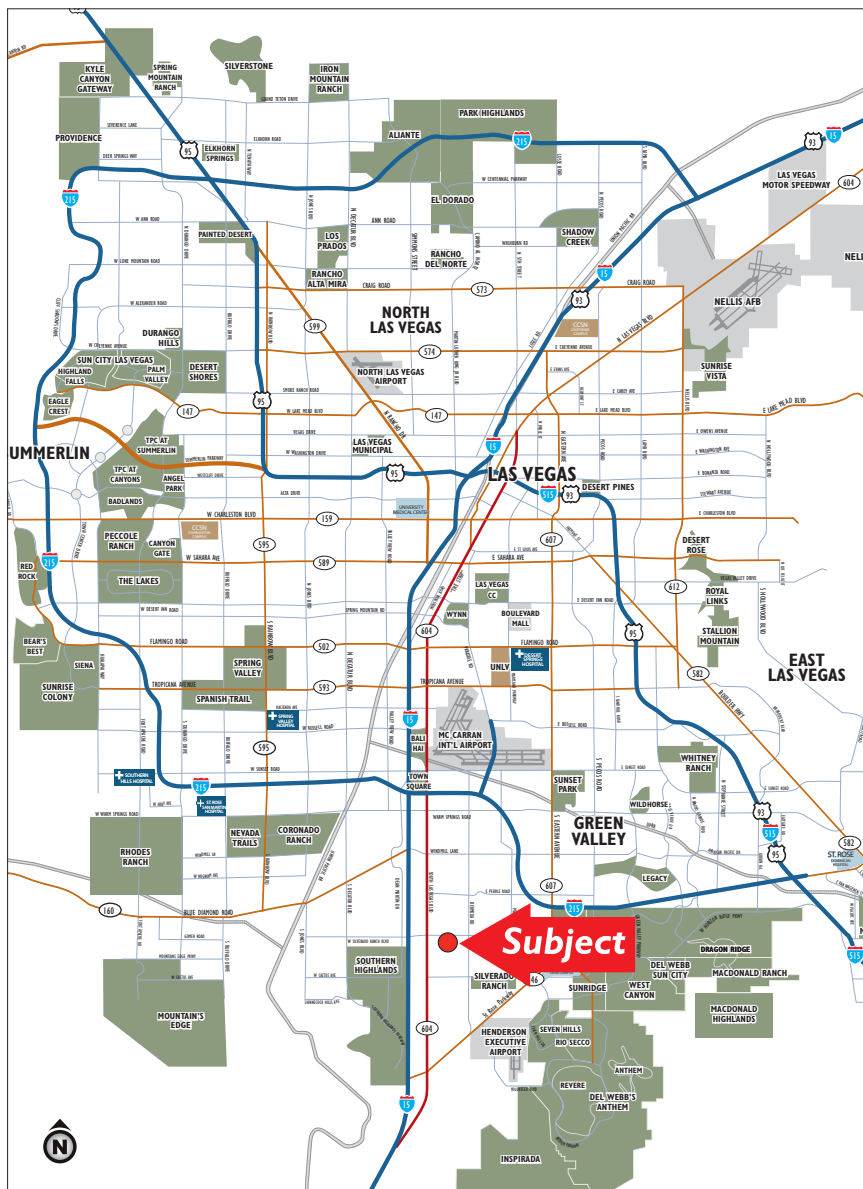
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±1.25 ACRES FOR SALE

ASKING PRICE: \$395,000 OR \$7.25 PSF

Property Overview

Colliers International is pleased to offer for purchase a ±1.25 acre, CN (Commercial Neighborhood) zoned parcel in Southwest Las Vegas. The property is located near the corner of W. Richmar Ave. and Arville Street.

The land is conveniently and centrally located approximately 1.1 miles west of the I-15 & Silverado Rancho Off-Ramp, 9.1 miles west of McCarran International Airport, and 6.7 Miles south of the New Las Vegas Raiders Stadium.

Property Details

Acres – ±1.25 acres

Zoning – CN (Commercial Neighborhood)

APN – 177-19-404-002

Dimensions – ±335' frontage, ±177' depth

DEMOGRAPHICS*

2018	1 MILE	2 MILE	3 MILE
POPULATION	3,651	89,535	208,736
AVG HH INCOME	\$108,381	\$109,457	\$107,300

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