

LEASE

CIMARRON SQUARE

9345 South Cimarron Road Las Vegas, NV 89178



PROPERTY DESCRIPTION

Open space with high ceilings

PROPERTY HIGHLIGHTS

OFFERING SUMMARY

Lease Rate:	\$2.95 SF/month (NNN)
Available SF:	1,475 SF
Lot Size:	2.73 Acres
Building Size:	35,644 SF
Zoning:	CG
APN:	17621214002

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	526	1,783	5,275
Total Population	1,272	4,343	13,543
Average HH Income	\$85,264	\$86,895	\$85,252

Lance Hamrick
702 279 9666

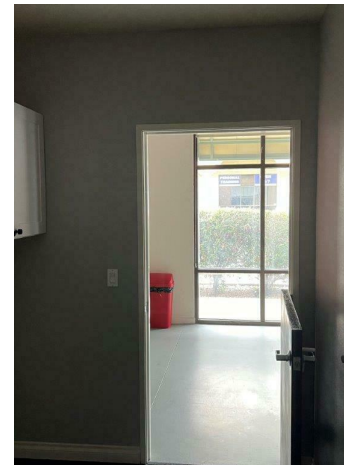
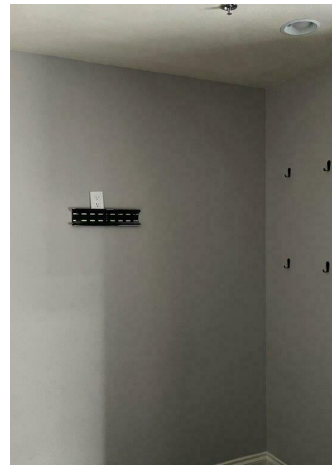
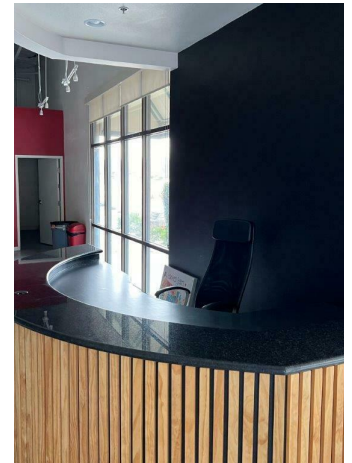
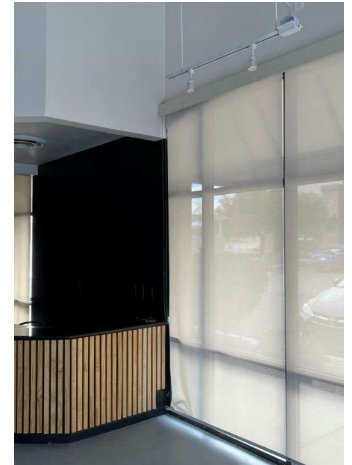


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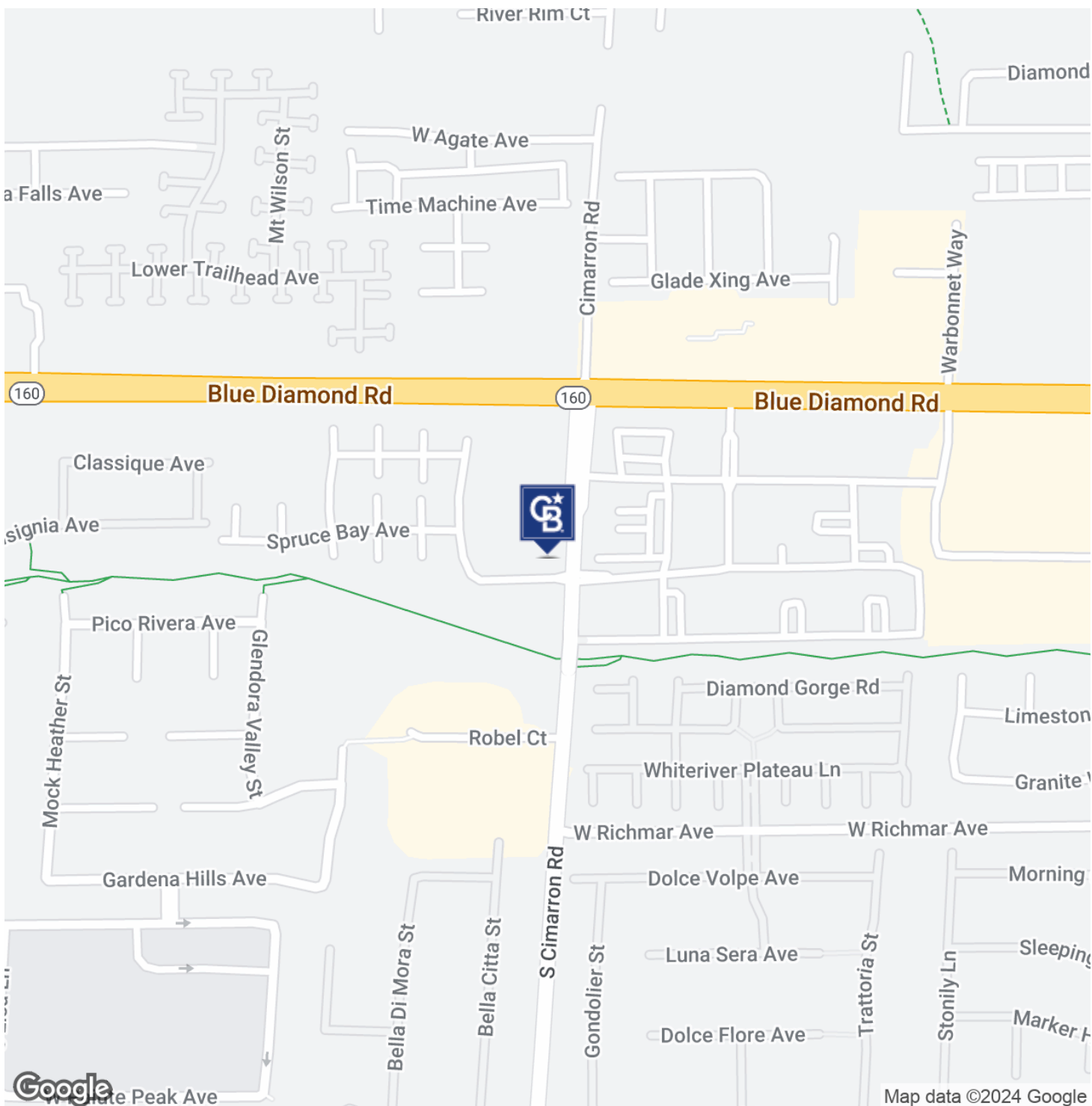


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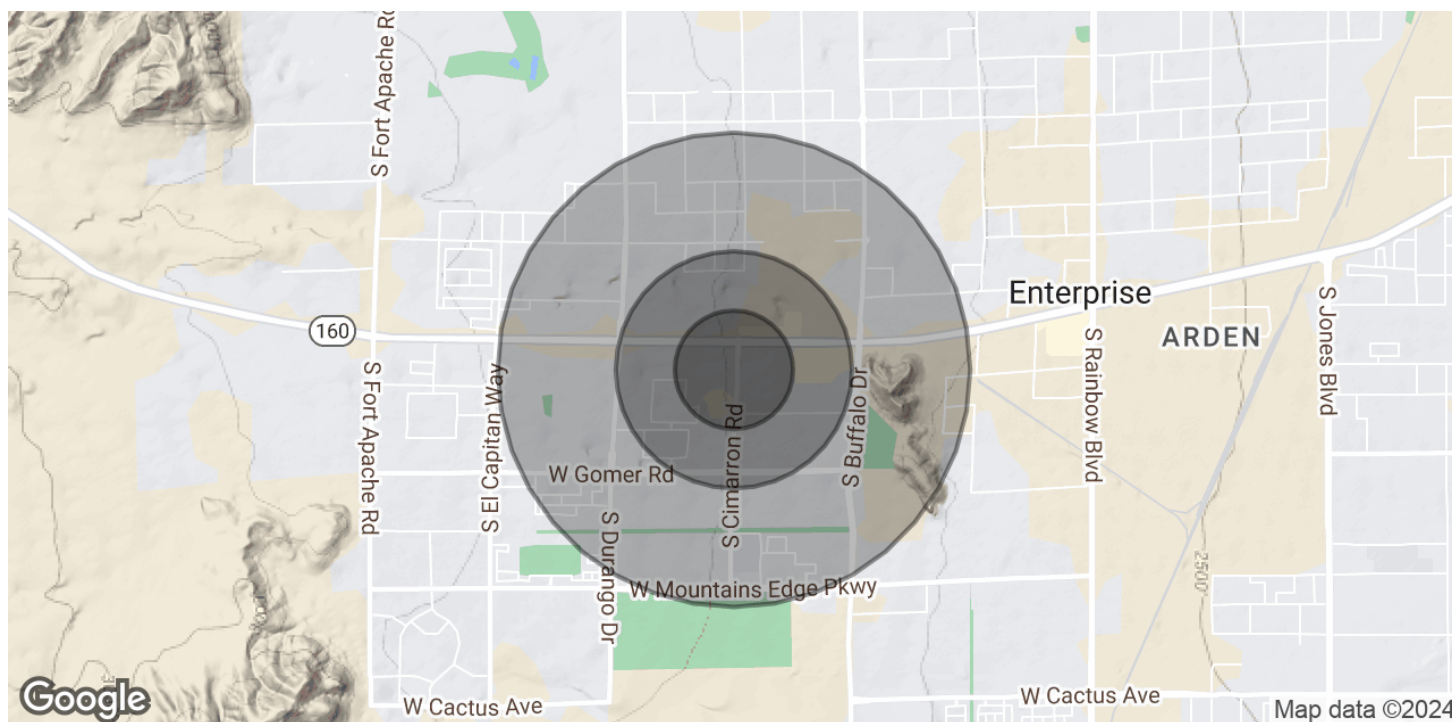


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POPULATION

0.25 MILES

0.5 MILES

1 MILE

Total Population	1,272	4,343	13,543
Average Age	36.2	36	35.1
Average Age (Male)	35.5	35.7	35
Average Age (Female)	37	36.6	35.4

HOUSEHOLDS & INCOME

0.25 MILES

0.5 MILES

1 MILE

Total Households	526	1,783	5,275
# of Persons per HH	2.4	2.4	2.6
Average HH Income	\$85,264	\$86,895	\$85,252
Average House Value	\$295,671	\$305,710	\$315,836

2020 American Community Survey (ACS)

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