

FOR LEASE

FULLY BUILT-OUT DENTAL SPACE AVAILABLE

MULTI-TENANT RETAIL CENTER

GREEN VALLEY TOWN & COUNTRY

GREEN VALLEY PARKWAY & SUNSET ROAD
HENDERSON, NV 89014



IMMEDIATE OCCUPANCY AVAILABLE



PROPERTY HIGHLIGHTS

Neighboring tenants include: La Bonita Supermarkets, Allstate, Club Pilates, Thai Chili, H&R Block, Intermountain Health, A - Omega Dental and Dotty's.

1 ±1,050 SF - 4,900 SF

2 Established retail center in the Green Valley trade area

3 Excellent access and visibility

4 Zoned - CC (Community Central)

AREA DEMOGRAPHICS

Source: 2022 ESRI



TOTAL POPULATION

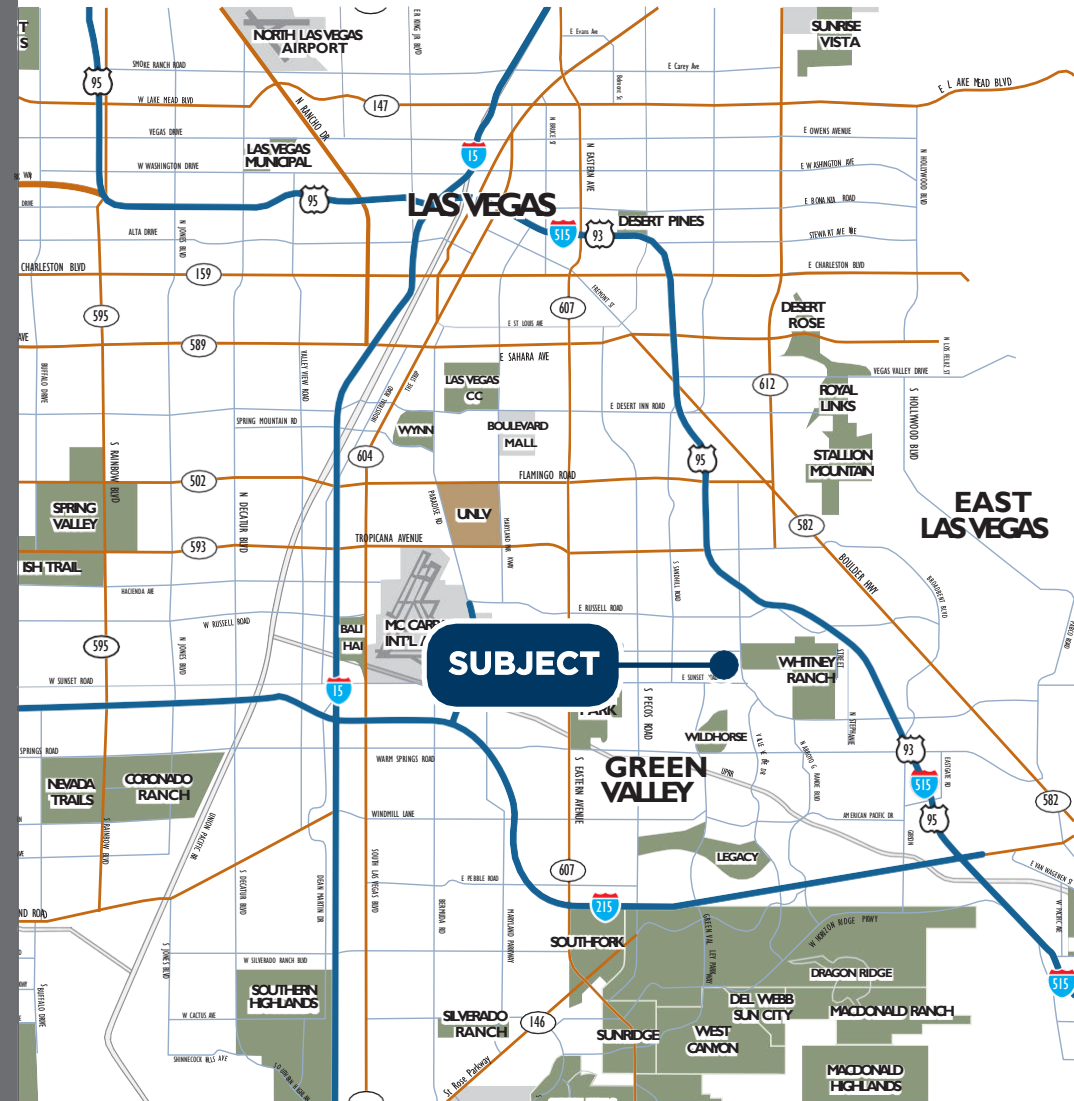
1 mile: 14,043
3 miles: 152,822
5 miles: 404,321



AVERAGE HOUSEHOLD INCOME

1 mile: \$75,907
3 miles: \$80,844
5 miles: \$77,047

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LOCATION MAP

TRADE AREA MAP

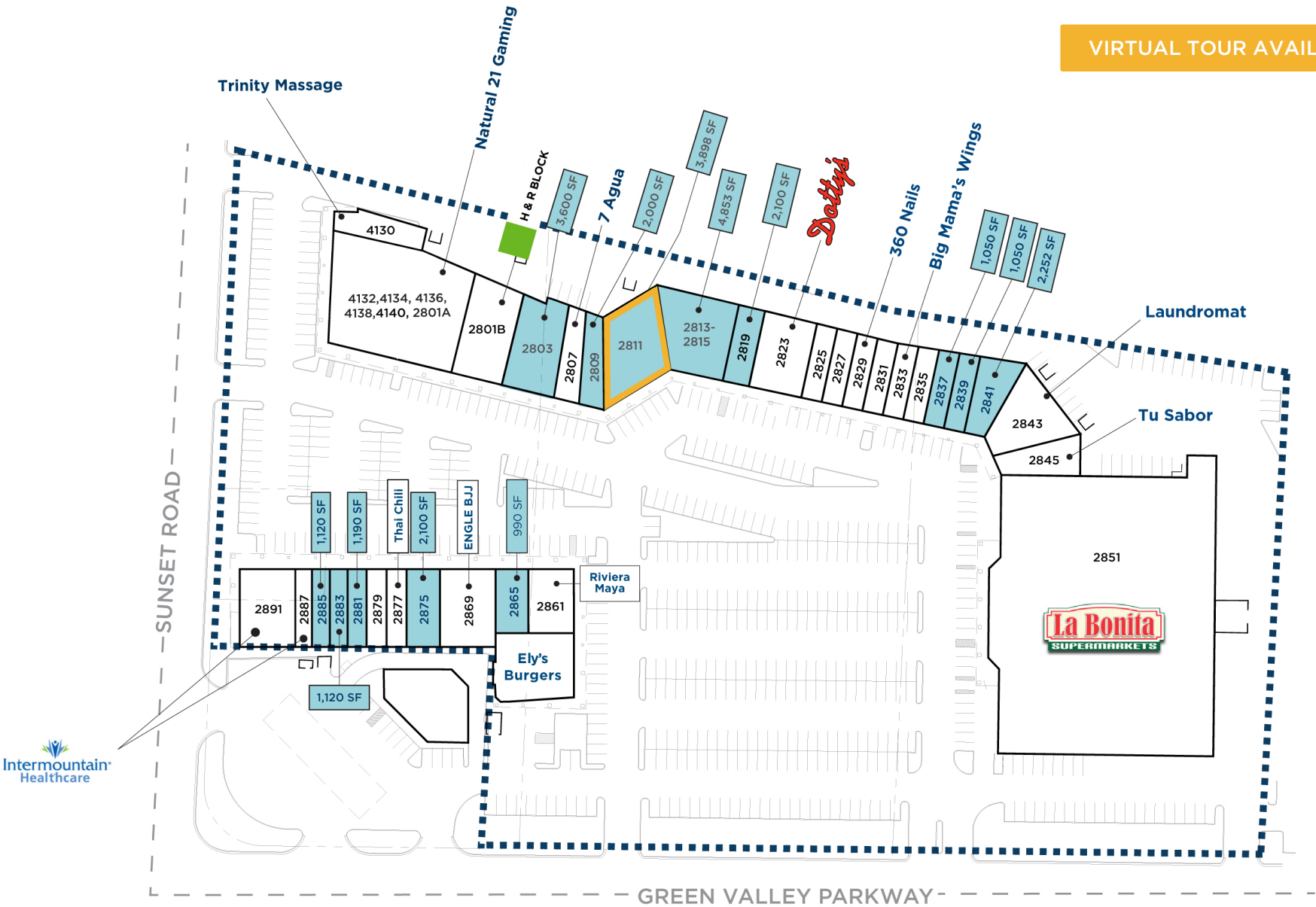
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SITE PLAN

MULTI-TENANT RETAIL CENTER FOR LEASE

VIRTUAL TOUR AVAILABLE



TENANT INFO

MULTI-TENANT RETAIL CENTER FOR LEASE

4130-4140 E SUNSET ROAD

Suite	Tenant	SF
4130	Trinity Massage	1,601
4132-4140 & 2801A	Natural 21 Gaming	12,045

2855-2891 N GREEN VALLEY PARKWAY

Suite	Tenant	SF
2855	Ely's Burger	4,350
2861	Riviera Maya	2,370
2865	AVAILABLE	990
2869	Engle BJJ	2,450
2875	AVAILABLE	2,100
2877	Thai Chili	1,260
2879	Salsa Latina	1,260
2881	AVAILABLE	1,190
2883	AVAILABLE	1,120
2885	AVAILABLE	1,120
2887	Intermountain Healthcare	1,050
2891	Intermountain Healthcare	3,500

2801-2851 N GREEN VALLEY PARKWAY

Suite	Tenant	SF
2801B	H&R Block	3,400
2803	AVAILABLE	3,600
28017	7 Agua	1,440
2809	AVAILABLE	2,000
2811	AVAILABLE	3,898
2813-2815	AVAILABLE	4,853
2817	A - Omega Dental	3,898
2819	AVAILABLE	2,100
2823	Dottys	5,914
2825	Eyebrows R Us	1,190
2827	Hair Salon	1,260
2829	360 Nails	1,370
2831	Barber Shop	1,196
2833	Big Mama's Wings	1,050
2835	Smoke Shop	1,050
2837	AVAILABLE	1,050
2839	AVAILABLE	1,050
2841	AVAILABLE	2,252
2843	Laundromat	4,129
2845	Tu Sabor	1,415
2851	La Bonita	49,100

 **VIRTUAL TOUR AVAILABLE**

CONTACT INFORMATION



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