

Now Leasing

LAS VEGAS STRIP



Rainbow Blvd. & Oquendo Rd.
Las Vegas, NV 89118

1,200 – 2,400 SF
Retail & Restaurant

 **SANSONE**
INVESTMENTS

Devon Sansone

(702) 321-1927
Devon@SansoneInvestments.com



AVAILABLE

Leasing Details

Space Available: 1,200-2,400 SF

Vanilla Shell w/ Greasetrap

Restaurant & Retail

Lease Rate: \$4.35/SF NNN

Tenant Improvement: \$30-50/SF

Property Highlights

Rainbow Blvd. North of 215

Space ready for Move-in.

Pylon Signage Available

Restaurant w/ grease trap and Retail available

48,748 Vehicles per day

Demographics

Population

1-mile: 11,245

3-miles: 145,468

5-miles: 378,855

Households

1-mile: 4,312

3-miles: 57,158

5-miles: 150,753

Income

1-mile: \$92,194

3-miles: \$81,316

5-miles: \$89,384

Space Plan



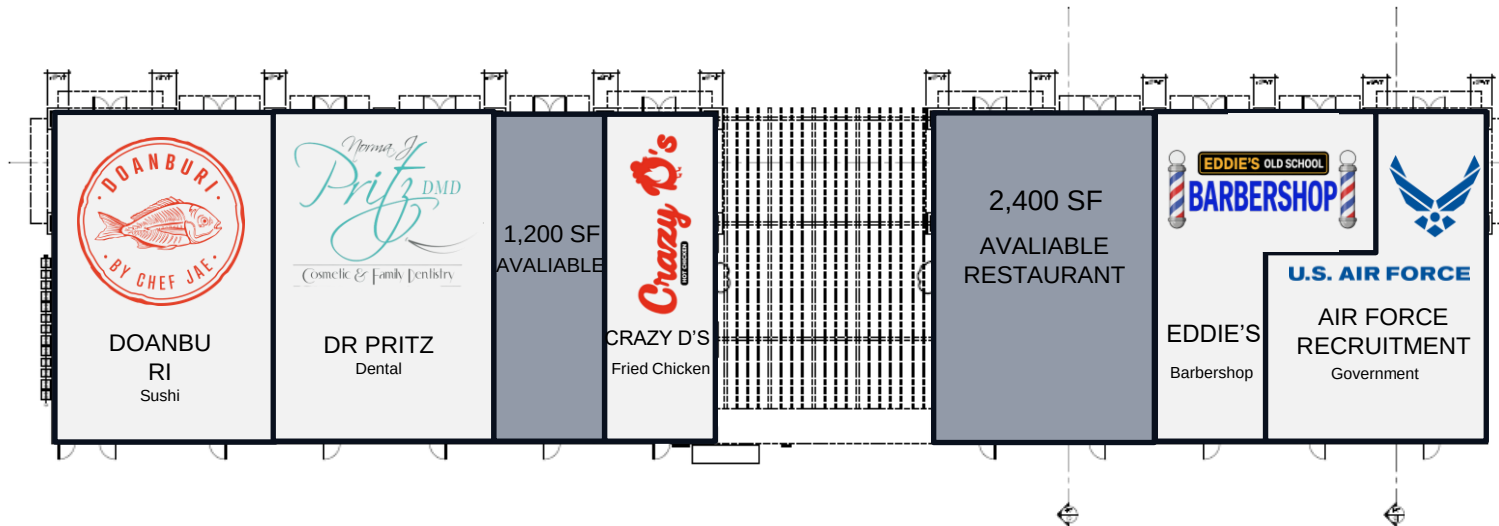
RAINBOW BLVD

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OQUENDO RD



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Aerial

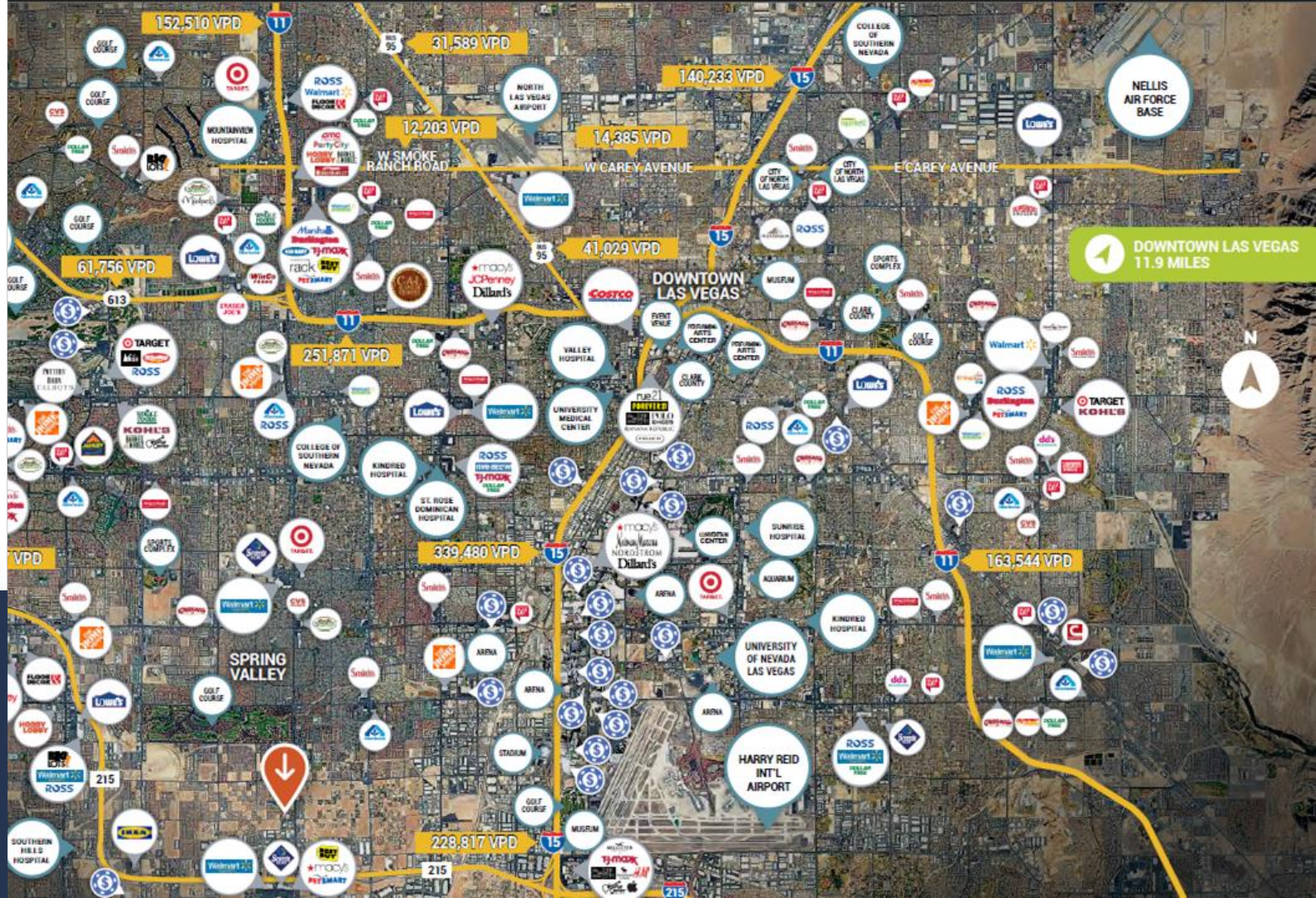
76.1K Visits
Over Past 12
Months to Nearby
Restaurant

6.2 miles
To the Las Vegas
Strip

Great for retail and
restaurants

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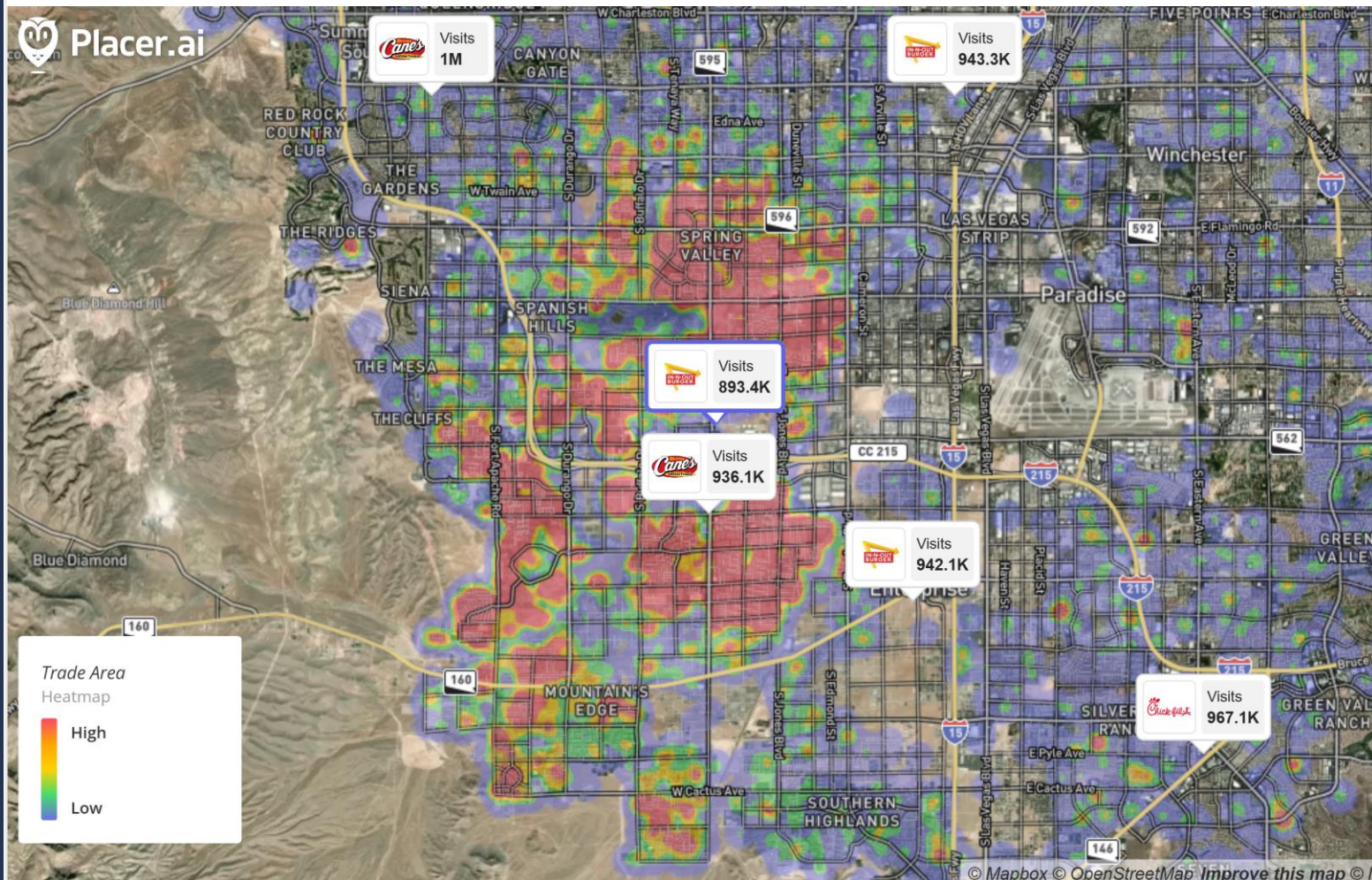


893k Visits

Over the past 12 months at the nearby In-N-Out

15 Minutes

Average dwell time at the nearby In-N-Out



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**Contact us for more information on commercial spaces or
development in the Vegas Valley.**

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