

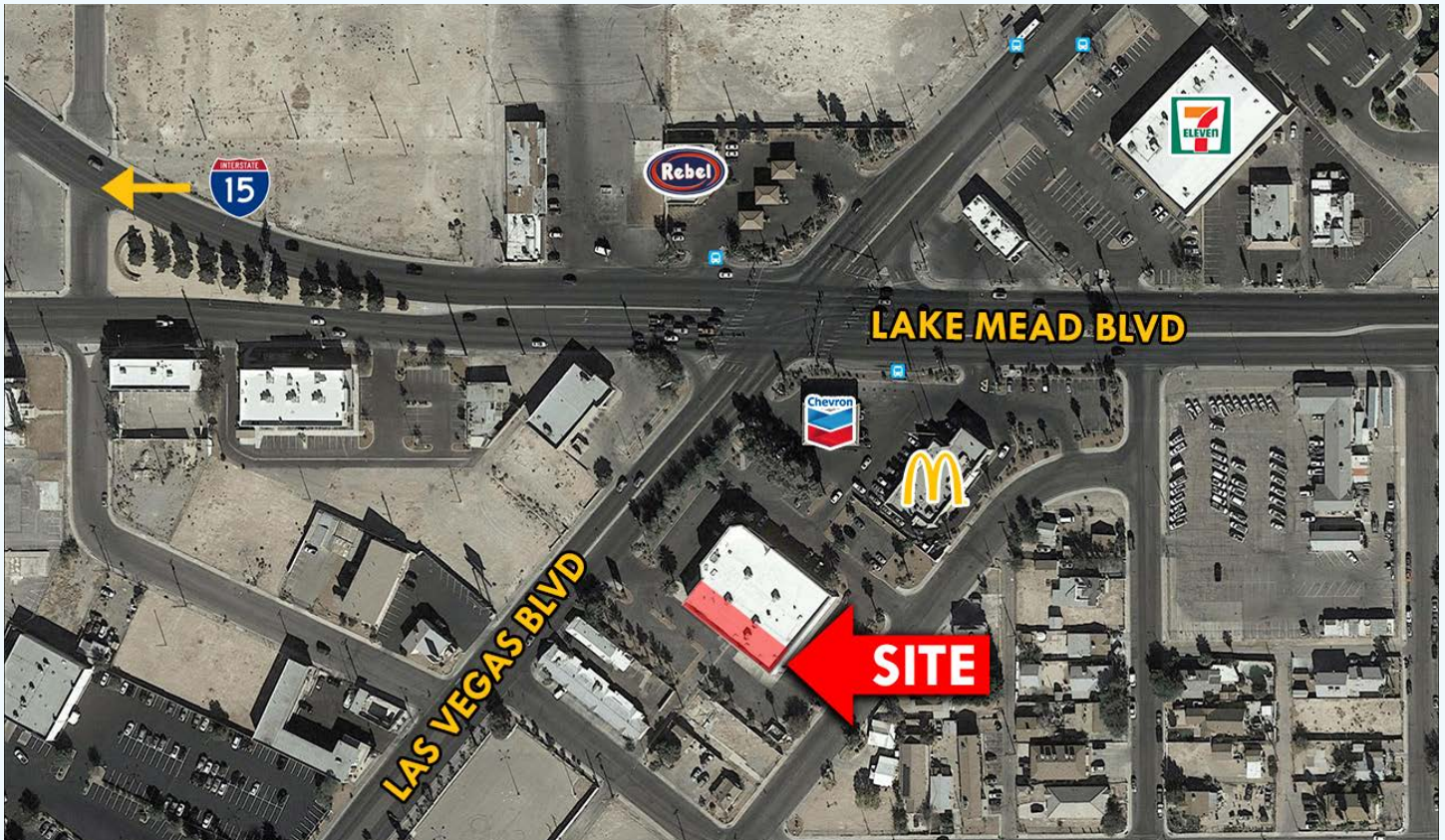
1920 N Las Vegas Blvd

North Las Vegas, NV 89030

SEC Lake Mead & Las Vegas Blvd



FOR LEASE
5,187 SF



- End cap available
- Space adjacent to Beauty Supply Warehouse
- Paved parking with landscaping
- Convenient cross access to adjoining parcel occupied by Chevron & McDonalds
- APN: 139-23-301-004
- Zoning: Downtown Core (Redevelopment Area) (R-A/DC)

Demographics	1 Mile	3 Miles	5 Miles
Population	22,530	196,336	485,156
Ave HH Income	\$37,733	\$41,798	\$49,830
Households	5,652	57,141	152,309

Traffic Counts (2017 NVDOT)

Lake Mead Blvd - 45,000 VPD

Las Vegas Blvd - 17,000 VPD

LEASING CONTACT

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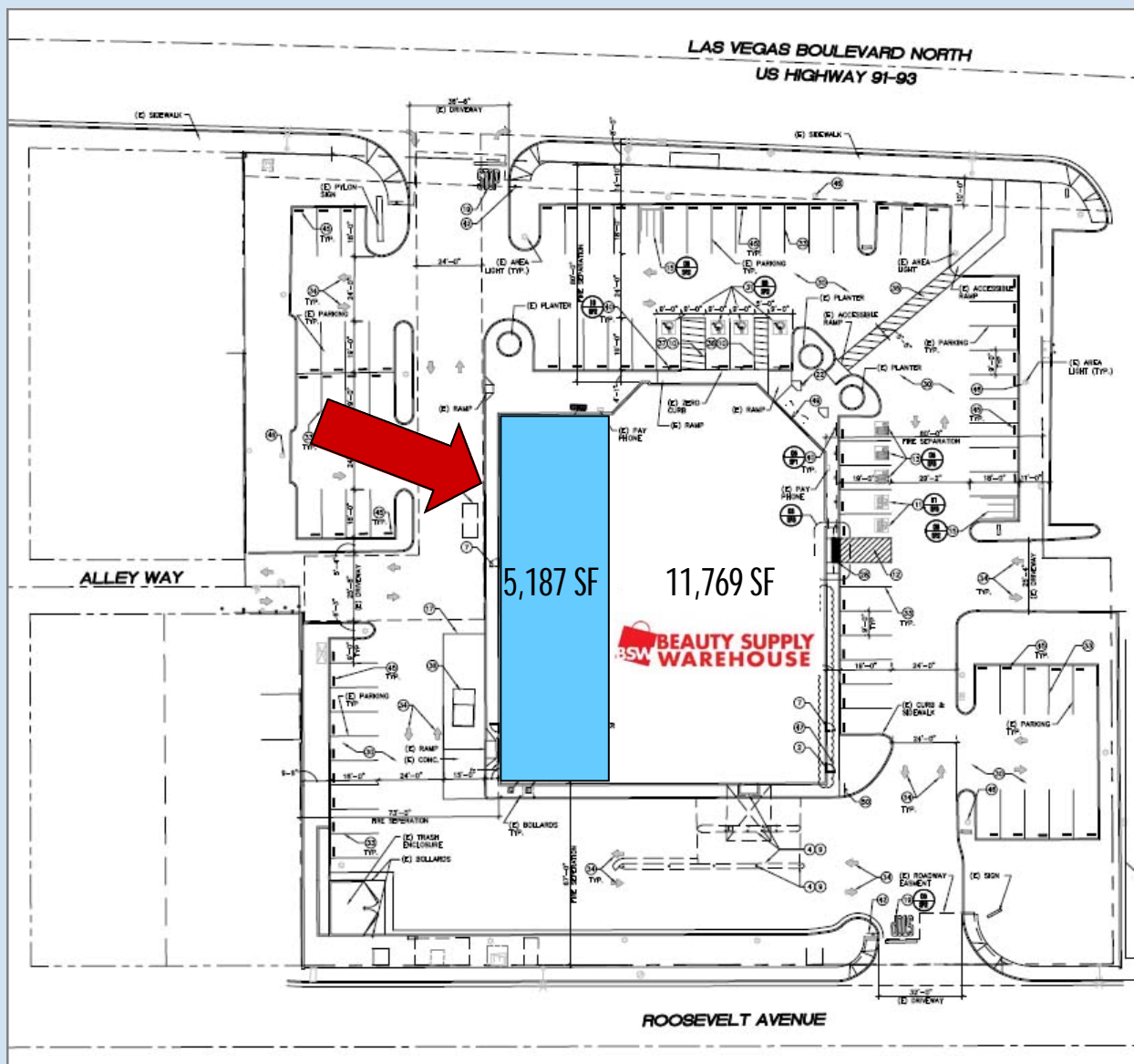
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DETAILS

Size: 5,187 SF

Zoning: Commercial/Retail

APN: 139-23-301-004

- Convenient cross access to adjoining parcel occupied by Chevron & McDonalds
- Paved parking with landscaping

For more information, please contact:

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Trade Area Map

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Demographic and Income Profile

Lake Mead Blvd & Las Vegas Blvd
 North Las Vegas, NV 89030
 Ring: 1 mile radius

Latitude: 36.19588
 Longitude: -115.12906

Summary	Census 2010		2016		2021	
Population	22,326		22,530		23,231	
Households	5,652		5,640		5,803	
Families	4,216		4,164		4,260	
Average Household Size	3.67		3.71		3.72	
Owner Occupied Housing Units	1,966		1,731		1,744	
Renter Occupied Housing Units	3,686		3,909		4,059	
Median Age	28.0		28.3		28.7	
Trends: 2016 - 2021 Annual Rate	Area		State		National	
Population	0.61%		1.43%		0.84%	
Households	0.57%		1.30%		0.79%	
Families	0.46%		1.28%		0.72%	
Owner HHs	0.15%		1.29%		0.73%	
Median Household Income	0.06%		2.14%		1.86%	
Households by Income	2016				2021	
	Number		Percent		Number	Percent
<\$15,000	1,515		26.9%		1,558	26.9%
\$15,000 - \$24,999	898		16.0%		905	15.6%
\$25,000 - \$34,999	897		15.9%		947	16.3%
\$35,000 - \$49,999	814		14.5%		527	9.1%
\$50,000 - \$74,999	999		17.7%		1,301	22.5%
\$75,000 - \$99,999	280		5.0%		306	5.3%
\$100,000 - \$149,999	171		3.0%		178	3.1%
\$150,000 - \$199,999	33		0.6%		47	0.8%
\$200,000+	22		0.4%		24	0.4%
Median Household Income	\$28,677		\$28,764			
Average Household Income	\$37,733		\$40,226			
Per Capita Income	\$11,598		\$12,147			
Population by Age	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	2,296	10.3%	2,249	10.0%	2,350	10.1%
5 - 9	2,148	9.6%	1,979	8.8%	1,993	8.6%
10 - 14	2,012	9.0%	1,930	8.6%	1,827	7.9%
15 - 19	2,042	9.1%	1,942	8.6%	1,829	7.9%
20 - 24	1,644	7.4%	1,970	8.7%	2,118	9.1%
25 - 34	3,317	14.9%	3,451	15.3%	3,723	16.0%
35 - 44	3,327	14.9%	3,046	13.5%	3,036	13.1%
45 - 54	2,562	11.5%	2,589	11.5%	2,624	11.3%
55 - 64	1,607	7.2%	1,774	7.9%	1,906	8.2%
65 - 74	860	3.9%	1,060	4.7%	1,185	5.1%
75 - 84	413	1.8%	421	1.9%	500	2.2%
85+	99	0.4%	120	0.5%	141	0.6%
Race and Ethnicity	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
White Alone	8,451	37.9%	8,141	36.1%	7,999	34.4%
Black Alone	3,668	16.4%	3,783	16.8%	3,895	16.8%
American Indian Alone	228	1.0%	226	1.0%	225	1.0%
Asian Alone	255	1.1%	265	1.2%	284	1.2%
Pacific Islander Alone	78	0.3%	78	0.3%	81	0.3%
Some Other Race Alone	8,642	38.7%	9,013	40.0%	9,689	41.7%
Two or More Races	1,004	4.5%	1,024	4.5%	1,057	4.6%
Hispanic Origin (Any Race)	15,820	70.9%	16,232	72.0%	17,035	73.3%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021.

Demographic and Income Profile

Lake Mead Blvd & Las Vegas Blvd
 North Las Vegas, NV 89030
 Ring: 3 mile radius

Latitude: 36.19588
 Longitude: -115.12906

Summary	Census 2010		2016		2021			
Population	188,265		196,336		206,959			
Households	55,469		57,141		60,051			
Families	37,184		38,052		39,849			
Average Household Size	3.24		3.28		3.29			
Owner Occupied Housing Units	20,736		19,213		19,961			
Renter Occupied Housing Units	34,733		37,927		40,090			
Median Age	29.8		30.3		30.8			
Trends: 2016 - 2021 Annual Rate	Area		State		National			
Population	1.06%		1.43%		0.84%			
Households	1.00%		1.30%		0.79%			
Families	0.93%		1.28%		0.72%			
Owner HHs	0.77%		1.29%		0.73%			
Median Household Income	-0.33%		2.14%		1.86%			
Households by Income	2016				2021			
	Census 2010		2016		2021			
	Number	Percent	Number	Percent	Number	Percent		
<\$15,000	13,416	23.5%	14,379	23.9%	14,379	23.9%		
\$15,000 - \$24,999	9,275	16.2%	9,481	15.8%	9,481	15.8%		
\$25,000 - \$34,999	8,658	15.2%	9,714	16.2%	9,714	16.2%		
\$35,000 - \$49,999	9,259	16.2%	6,558	10.9%	6,558	10.9%		
\$50,000 - \$74,999	9,097	15.9%	11,251	18.7%	11,251	18.7%		
\$75,000 - \$99,999	4,075	7.1%	4,645	7.7%	4,645	7.7%		
\$100,000 - \$149,999	2,372	4.2%	2,737	4.6%	2,737	4.6%		
\$150,000 - \$199,999	522	0.9%	776	1.3%	776	1.3%		
\$200,000+	458	0.8%	501	0.8%	501	0.8%		
Median Household Income	\$31,070		\$30,563		\$30,563			
Average Household Income	\$41,798		\$44,437		\$44,437			
Per Capita Income	\$13,262		\$13,935		\$13,935			
Population by Age	Census 2010				2016		2021	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
0 - 4	18,080	9.6%	18,112	9.2%	19,015	9.2%	19,015	9.2%
5 - 9	17,011	9.0%	16,630	8.5%	17,198	8.3%	17,198	8.3%
10 - 14	15,387	8.2%	15,688	8.0%	15,969	7.7%	15,969	7.7%
15 - 19	15,560	8.3%	14,857	7.6%	15,344	7.4%	15,344	7.4%
20 - 24	14,031	7.5%	16,126	8.2%	16,262	7.9%	16,262	7.9%
25 - 34	28,763	15.3%	30,505	15.5%	32,828	15.9%	32,828	15.9%
35 - 44	26,958	14.3%	26,199	13.3%	27,441	13.3%	27,441	13.3%
45 - 54	23,014	12.2%	23,321	11.9%	23,318	11.3%	23,318	11.3%
55 - 64	15,587	8.3%	17,922	9.1%	19,351	9.4%	19,351	9.4%
65 - 74	8,822	4.7%	11,109	5.7%	13,057	6.3%	13,057	6.3%
75 - 84	3,972	2.1%	4,612	2.3%	5,724	2.8%	5,724	2.8%
85+	1,079	0.6%	1,257	0.6%	1,453	0.7%	1,453	0.7%
Race and Ethnicity	Census 2010				2016		2021	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	75,067	39.9%	74,085	37.7%	73,988	35.8%	73,988	35.8%
Black Alone	37,081	19.7%	39,777	20.3%	42,241	20.4%	42,241	20.4%
American Indian Alone	1,678	0.9%	1,703	0.9%	1,724	0.8%	1,724	0.8%
Asian Alone	5,803	3.1%	6,374	3.2%	7,151	3.5%	7,151	3.5%
Pacific Islander Alone	922	0.5%	947	0.5%	999	0.5%	999	0.5%
Some Other Race Alone	59,101	31.4%	64,187	32.7%	70,932	34.3%	70,932	34.3%
Two or More Races	8,612	4.6%	9,263	4.7%	9,924	4.8%	9,924	4.8%
Hispanic Origin (Any Race)	111,418	59.2%	119,534	60.9%	129,164	62.4%	129,164	62.4%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021.

Demographic and Income Profile

Lake Mead Blvd & Las Vegas Blvd
 North Las Vegas, NV 89030
 Ring: 5 mile radius

Latitude: 36.19588
 Longitude: -115.12906

Summary	Census 2010		2016		2021	
Population	457,718		485,156		517,395	
Households	145,913		152,309		161,778	
Families	97,890		101,660		107,542	
Average Household Size	3.07		3.12		3.14	
Owner Occupied Housing Units	69,089		66,084		69,356	
Renter Occupied Housing Units	76,824		86,225		92,422	
Median Age	31.6		32.3		32.8	
Trends: 2016 - 2021 Annual Rate	Area		State		National	
Population	1.30%		1.43%		0.84%	
Households	1.21%		1.30%		0.79%	
Families	1.13%		1.28%		0.72%	
Owner HHS	0.97%		1.29%		0.73%	
Median Household Income	0.32%		2.14%		1.86%	
Households by Income			2016		2021	
			Number	Percent	Number	Percent
<\$15,000			27,246	17.9%	29,353	18.1%
\$15,000 - \$24,999			22,379	14.7%	22,879	14.1%
\$25,000 - \$34,999			21,189	13.9%	24,362	15.1%
\$35,000 - \$49,999			24,949	16.4%	17,096	10.6%
\$50,000 - \$74,999			27,449	18.0%	32,364	20.0%
\$75,000 - \$99,999			14,579	9.6%	16,950	10.5%
\$100,000 - \$149,999			9,975	6.5%	12,761	7.9%
\$150,000 - \$199,999			2,710	1.8%	3,796	2.3%
\$200,000+			1,822	1.2%	2,207	1.4%
Median Household Income			\$37,391		\$38,001	
Average Household Income			\$49,830		\$54,059	
Per Capita Income			\$16,333		\$17,556	
Population by Age	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	40,459	8.8%	41,144	8.5%	43,846	8.5%
5 - 9	38,248	8.4%	38,331	7.9%	40,327	7.8%
10 - 14	35,809	7.8%	36,503	7.5%	38,209	7.4%
15 - 19	35,778	7.8%	34,663	7.1%	35,994	7.0%
20 - 24	33,057	7.2%	37,431	7.7%	37,154	7.2%
25 - 34	68,151	14.9%	73,617	15.2%	80,819	15.6%
35 - 44	64,977	14.2%	64,504	13.3%	69,242	13.4%
45 - 54	57,980	12.7%	59,180	12.2%	58,685	11.3%
55 - 64	42,521	9.3%	48,674	10.0%	52,147	10.1%
65 - 74	24,918	5.4%	32,446	6.7%	38,272	7.4%
75 - 84	12,283	2.7%	14,336	3.0%	17,724	3.4%
85+	3,538	0.8%	4,327	0.9%	4,979	1.0%
Race and Ethnicity	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
White Alone	211,611	46.2%	210,338	43.4%	210,967	40.8%
Black Alone	73,840	16.1%	82,156	16.9%	89,530	17.3%
American Indian Alone	4,150	0.9%	4,322	0.9%	4,469	0.9%
Asian Alone	20,608	4.5%	23,389	4.8%	26,943	5.2%
Pacific Islander Alone	2,839	0.6%	3,029	0.6%	3,292	0.6%
Some Other Race Alone	122,073	26.7%	136,643	28.2%	154,328	29.8%
Two or More Races	22,596	4.9%	25,279	5.2%	27,866	5.4%
Hispanic Origin (Any Race)	234,611	51.3%	259,512	53.5%	286,580	55.4%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021.