

# GLAZER

Properties

## Spring Valley Town Center

4240 South Rainbow Boulevard, Las Vegas, Nevada 89103



### Property Description

Gross Leasing Area:	58,005
Zoning:	C-2
Traffic Count:	94,167 Vehicles Per Day

### Demographics

	1 Mile	3 Miles	5 Miles
Population	25,388	164,650	397,712
Households	9,223	66,778	158,084
Average Household Income	\$62,537	\$64,854	\$68,697

### TENANTS INCLUDE

1. Available 3,577 sq. ft.
2. Toro Taxes
3. Chinese Restaurant
4. Pure Dental
5. Pre-Leasing 1,830 sq. ft.
6. Nail Experts
7. Sports Cuts
8. University Medical Services
9. Pharmacy
10. Water Store & Ice Cream Shop
11. Forte II, European Bistro
12. Cigarettes Cheaper
13. Cellphone Repair Shop
14. Beauty Salon
15. Quest Diagnostics
16. The UPS Store
17. Available 1,600 sq. ft.
18. Acupuncturist
19. Chiropractor
20. Foot Reflexology
21. El Cajon Cellular
22. 7-Eleven
23. Crow Bar
24. Gerardo's Barber Shop
25. Las Islitas
26. Leslie's Pool Supplies
27. Fatburger
28. Pepe's Tacos
29. Available 1,304 sq. ft.
30. Smog Busters



LEASING INFORMATION: (585) 359 - 3000 • info@glazer.com