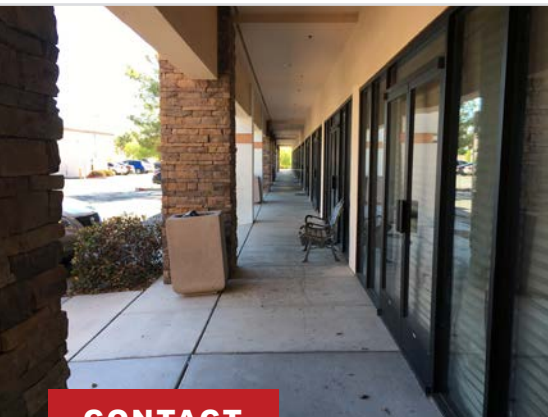


# FARM & CIMARRON

Lease Rate: \$1.50-\$2.30 PSF/Mo

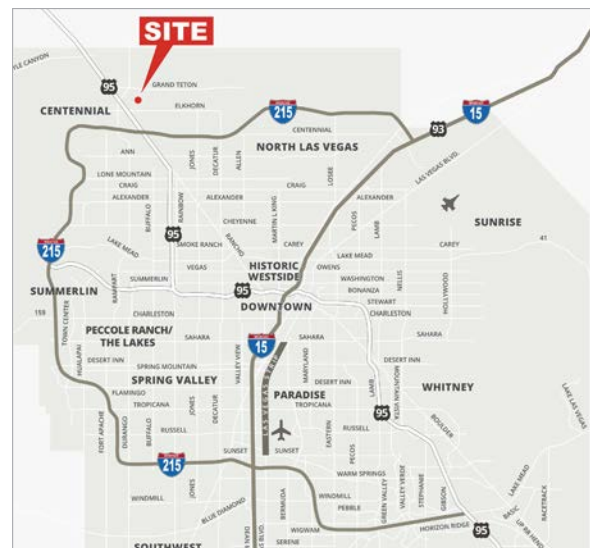
## AVAILABLE FOR LEASE



7501 North Cimarron Road | Las Vegas, NV 89131

### PROPERTY DESCRIPTION

This neighborhood center situated on 1.4 acres located in the upscale Northwest submarket is about 1 mile east of the US 95 Freeway and 2 miles north of the US 95 and I-215 Beltway Interchange. This property with strong diverse tenant mix also has cross access to adjoining parcel occupied by 7-11, Centennial Hills Animal Hospital and Lucky's Lounge.



### PROPERTY HIGHLIGHTS

- **ONLY 1 SPACE LEFT!!**
- Strong Anchor Tenants
- Great Neighborhood Demographics
- LOCATION! LOCATION! LOCATION!
- Clark County, Zoned C-1

### CONTACT

**MATT FEUSTEL** | o: 702.787.0123 x414 | c: 702.480.2403 | matt@virtusco.com  
1333 N Buffalo Dr, Ste 120 Las Vegas, NV 89128 | 702.787.0123 ph | 702.463.0123 fax

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This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information while not guaranteed has been secured from sources we believe to be reliable.

# FARM & CIMARRON

Lease Rate: \$1.50-\$2.30 PSF/Mo

## AVAILABLE FOR LEASE

**DIVERSE TENANT MIX**

7501 North Cimarron Road | Las Vegas, NV 89131

### SITE PLAN



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# FARM & CIMARRON

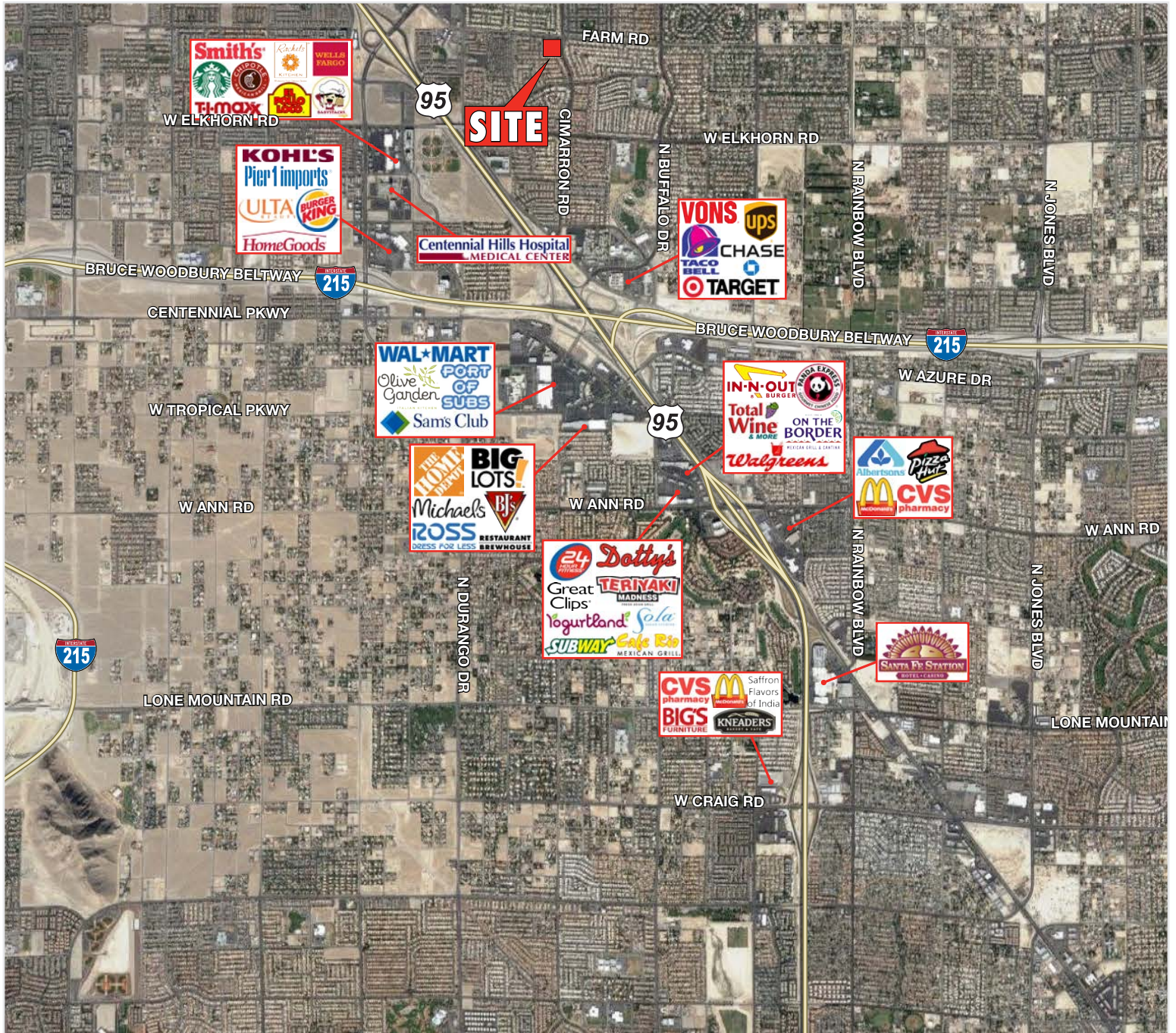
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## AERIAL OVERVIEW



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### PHOTOS



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