

SHADOWCREEK MARKETPLACE

1,202 - 2,902 SF AVAILABLE

SWC Centennial Pkwy & Losee Rd
LAS VEGAS, NV 89081



CONTACT US

DAN ADAMSON
702.550.4934
dan@roicre.com
Lic # B.0026992.CORP

EDWARD LEHARDT
702.550.4169
edward@roicre.com
Lic # S.0180688

CHRIS WALDBURGER
702.483.3683
chris@roicre.com
Lic # S.0190814

Shadowcreek Marketplace is a neighborhood shopping center anchored by Smith's grocery store

SWC Centennial Pkwy & Losee Rd
LAS VEGAS, NV 89081

1,202 - 2,982 SF AVAILABLE

- Located within North Las Vegas' rapidly growing housing area
- The property is surrounded by numerous residential neighborhoods currently under construction
- I-215 Beltway is located less than one mile north of the center

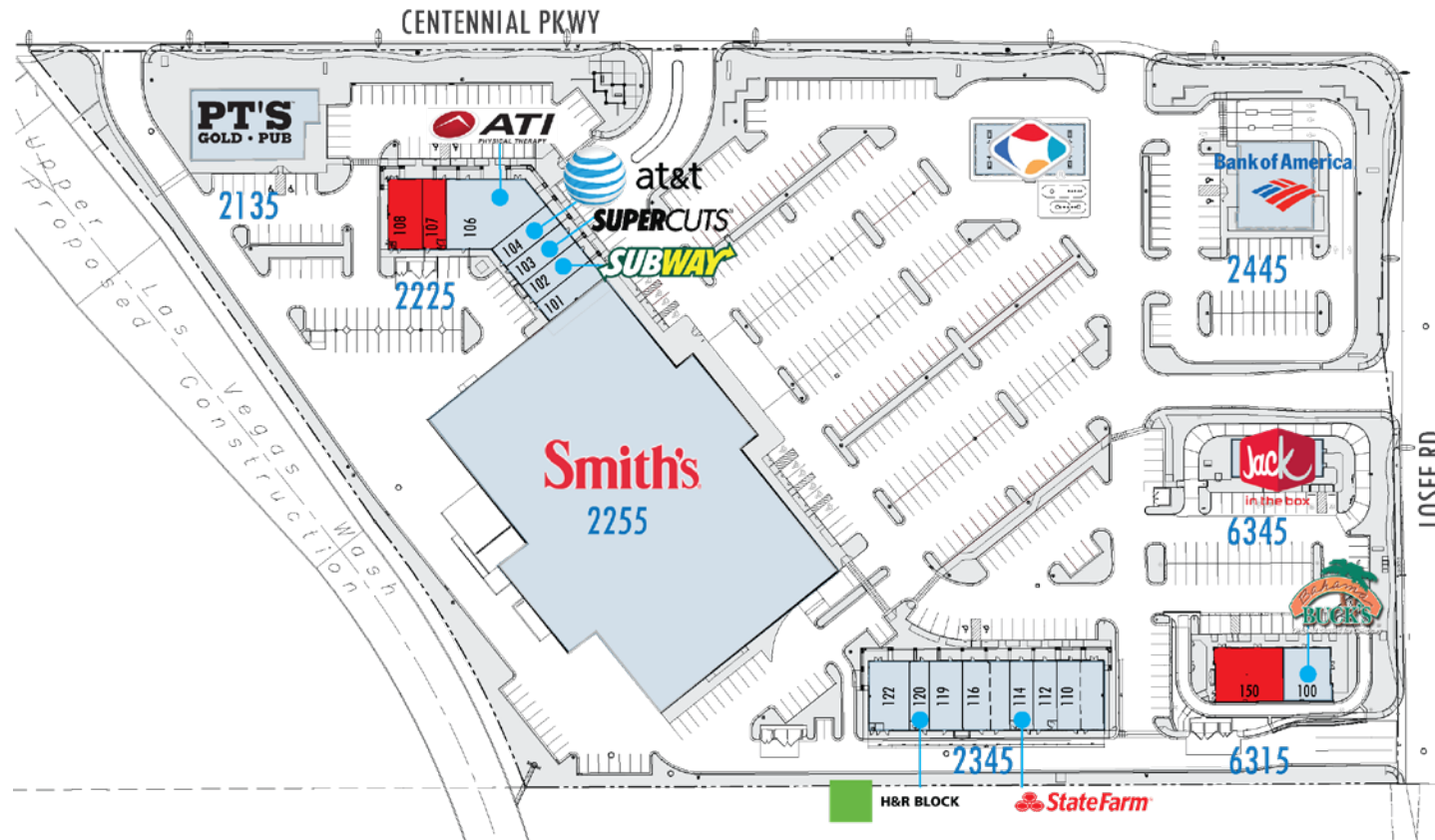


SHOPPING CENTER
RETAILERS



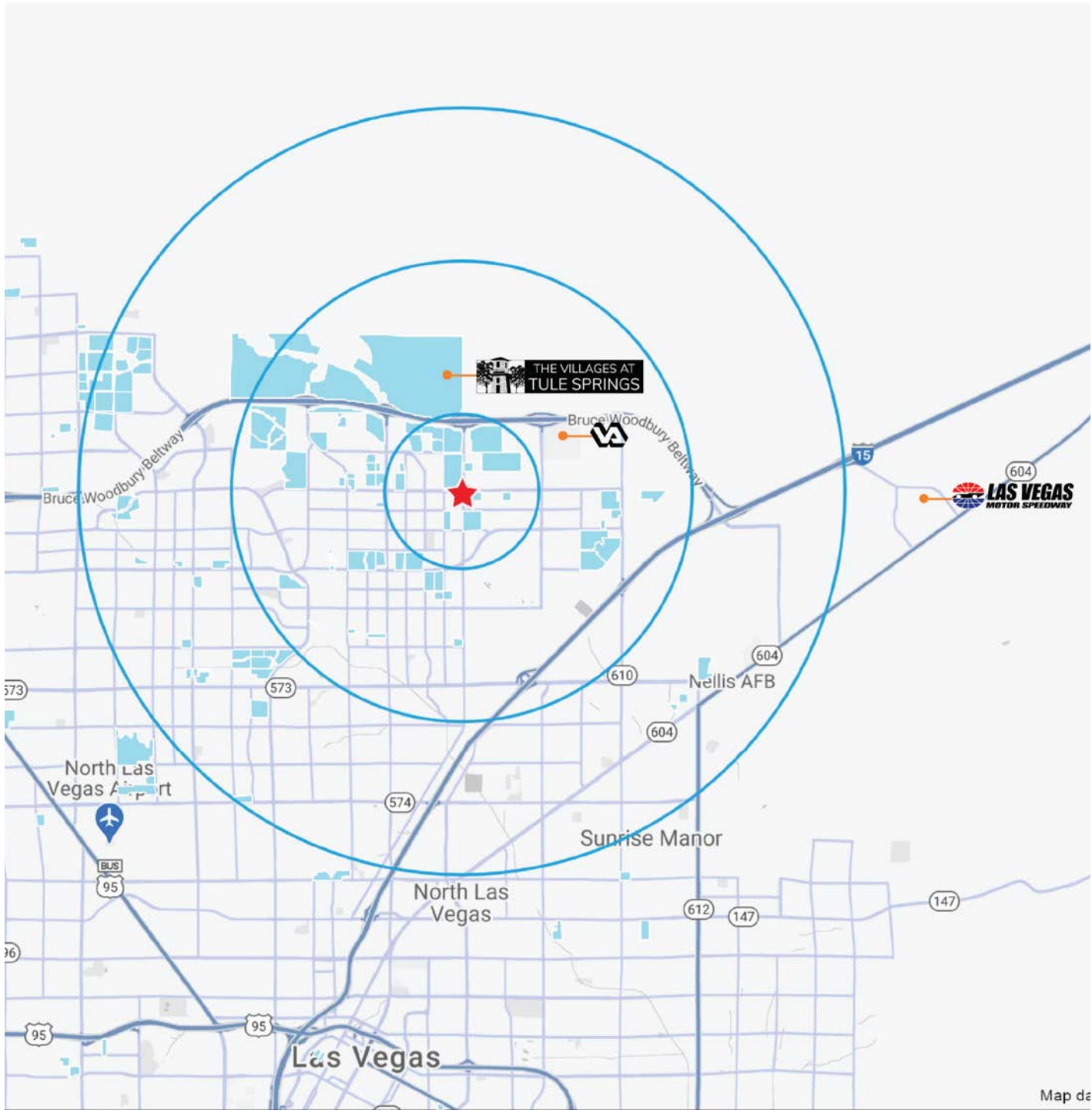
SITE PLAN

Shadowcreek Marketplace
Centennial Pkwy & Losee Rd
Las Vegas, NV 89081



Suite	Tenant	Size (SF)	Suite	Tenant	Size (SF)
101	EyeBrow Threading	1,200	116	Golden Phoenix Chinese Cuisine	2,400
102	Subway	1,200	119	Delucia's Pizzeria	1,700
103	Supercuts	1,200	120	H&R Block	1,000
104	AT&T	1,987	122	Organic Dry Cleaners	2,100
106	ATI Physical Therapy	1,980	6315-100	Bahama Buck's	1,900
107	AVAILABLE	1,202	6315-150	AVAILABLE (5/1/2021)	2,660
108	AVAILABLE	1,780	6345	Jack In the Box	
110	Staples Dentistry	2,400	2135	PT's Pub	
112	Serenity Nails	1,200	2255	Smith's	
114	State Farm Insurance	1,200	2445	Bank of America	

The information contained herein was obtained from sources believed reliable. However, R.O.I. Commercial Real Estate, Inc. makes no guaranties, warranties, or representations as to the completeness or accuracy thereof. The presentation of this information submitted is subject to errors, omissions, and/or changes without notice.



Shadowcreek Marketplace
 Centennial Pkwy & Losee Rd
 Las Vegas, NV 89081



POPULATION

1 Mile	3 Miles	5 Miles
18,107	86,681	238,979



AVERAGE HHI

1 Mile	3 Miles	5 Miles
\$85,455	\$78,608	\$73,633

Source: SitesUSA 2020



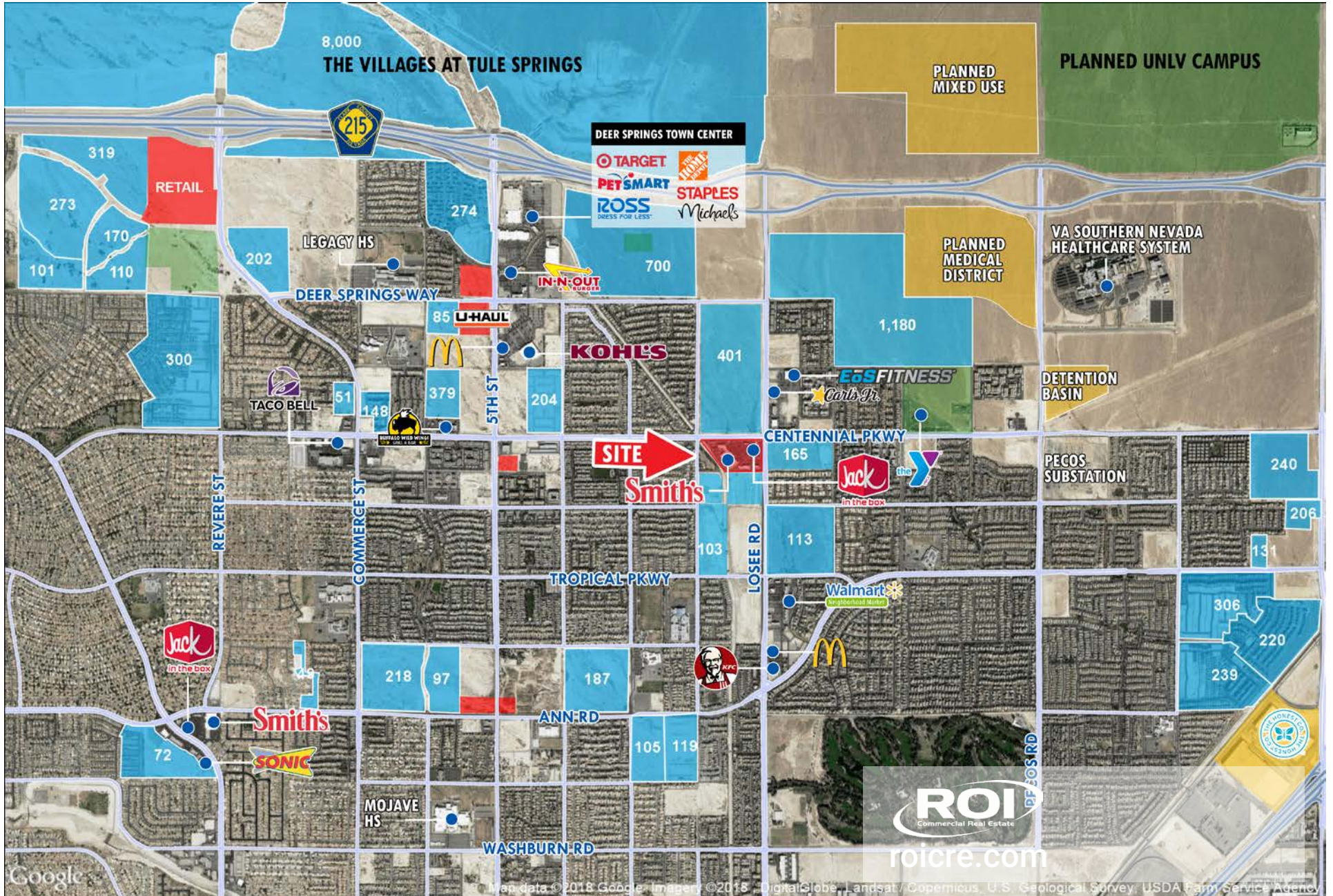
TRAFFIC COUNTS

Centennial Pkwy - 13,300 VPD

Source: TRINA, NV DOT 2019

TRADE AREA AERIAL

Shadowcreek Marketplace
Centennial Pkwy & Losee Rd
Las Vegas, NV 89081






SWC Centennial Pkwy & Losee Rd
Las Vegas, NV 89081

Shadowcreek Marketplace



www.roicre.com

 9121 W Russell Rd
Suite 111
Las Vegas, NV 89148

CALL US FOR MORE INFO

DAN ADAMSON

 702.550.4934

 dan@roicre.com

Lic # B.0026992.CORP

EDWARD LEHNARDT

 702.550.4169

 edward@roicre.com

Lic # S.0180688

CHRIS WALDBURGER

 702.483.3683

 chris@roicre.com

Lic # S.0190814

Print date: April 14, 2021 11:32 AM

Connect with us:

 facebook.com/roicre

 twitter.com/roicre

 LinkedIn.com/roicre