

FOR LEASE

# Pioneer Meadows Marketplace

VISTA BLVD & WINGFIELD HILLS RD, SPARKS, NEVADA

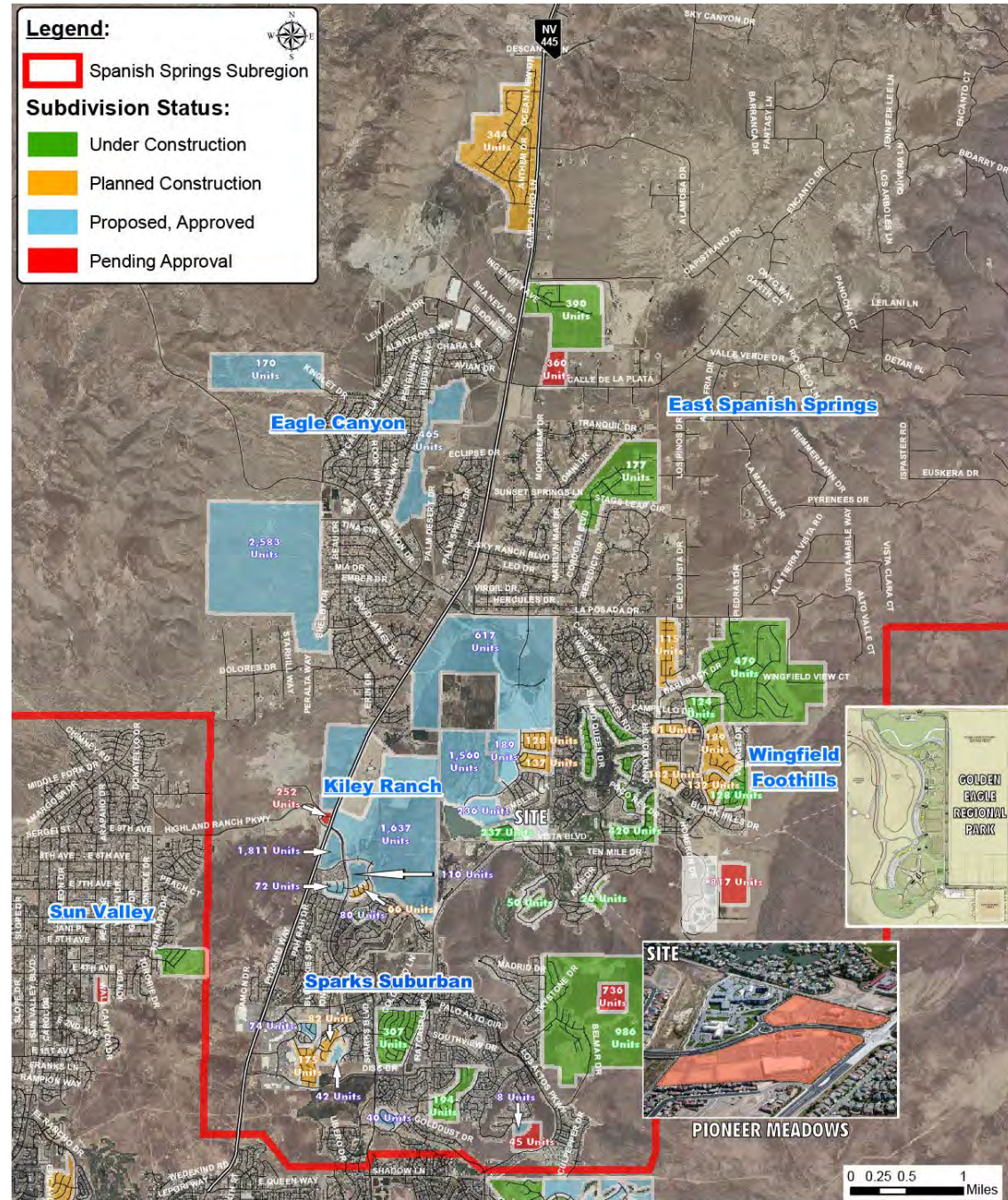
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RETAIL

JOIN THE TENANT MIX



## CONTACT US

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## PROPERTY INFO

### HIGHLIGHTS

- + Flexible lease terms and generous tenant allowance for qualified tenants.
- + Co-tenants include Raley's Fresh Market & Pharmacy, US Bank, Starbucks, Club Pilates, Dotty's, Fiesta Mexicana, Edward Jones, Subway, Domino's Pizza and Anytime Fitness.
- + Golden Eagle Regional Park is located approx. 1 mile east of Center. The 140-acre sports complex draws over 1 million visitors and players annually.
- + Adjacent properties include The Trails at Pioneer Meadows (300 luxury apartments), Bonaventure Senior Living Community (±300 units), and ManorCare Nursing & Rehab Facility (120 beds)
- + Bonaventure and ManorCare have around the clock staffing with hundreds employed at full capacity
- + Resort at Red Hawk offers two champion 18-hole golf courses located less than a mile away from Pioneer Meadows Marketplace

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## PHASE I WEST

### AVAILABLE

#### PAD A

A-100: ±2,040 SF

A-110: ±960 SF

A-120: DOMINO'S PIZZA

A-130: SUBWAY

A-140: BASKIN-ROBBINS

#### PAD B — 100% LEASED

B-100: } FIESTA MEXICANA  
B-110: }

B-120: } DOTTY'S  
B-130: }

B-140: }  
B-150: CHINA KING RESTAURANT

#### SHOPS 1 — 100% LEASED

S1-100: NAIL SALON

S1-110: FARMERS INSURANCE

S1-120: JJ'S CLEANERS

S1-130: }  
S1-140: } GENTAL DENTAL  
S1-150: }

#### SHOPS C — 100% LEASED

C-100: STARBUCKS

C-130: CLUB PILATES

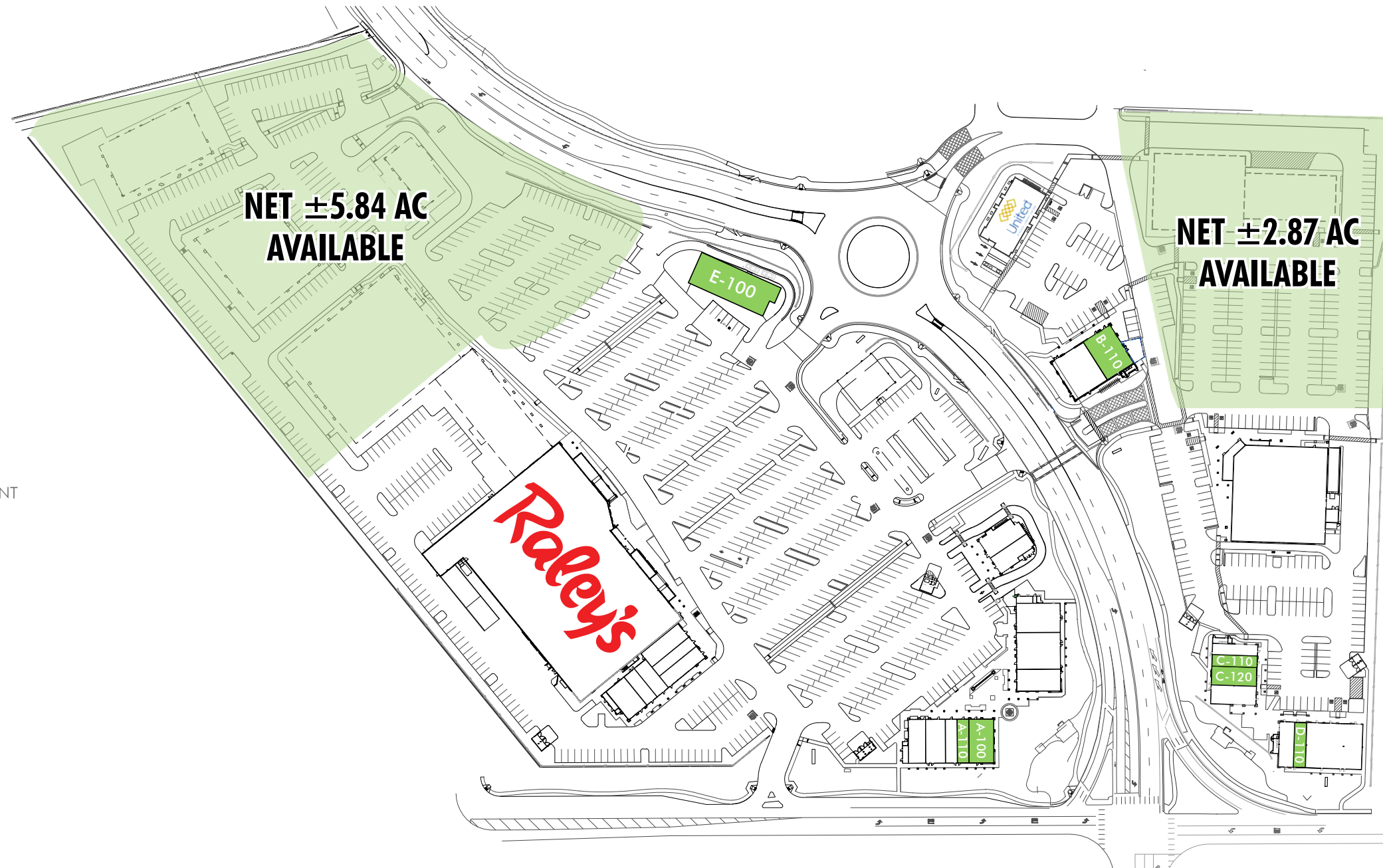
#### SHOPS E

E-100: ±3,375 SF

### Demographics

	1 mile	3 miles	5 miles
Population	7,533	46,137	110,728
Average Household Income	\$108,939	\$105,026	\$88,958
Projected Population (2024)	8,685	51,370	119,907

Source: Claritas 2019



## PHASE I EAST

### AVAILABLE

#### PAD B

B-100: PACIFIC DENTAL

B-110: ±2,500 SF

#### PAD C

C-100: EDWARD JONES

C-110: ±900 SF

C-120: ±1,500 SF

C-130: GOODWILL

#### PAD D

D-100: AT&T

D-110: ±960 SF

D-120: ANYTIME FITNESS



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