



**FOR
LEASE**

2675 S Jones Blvd
Las Vegas, NV 89146

ELDORA PROFESSIONAL CENTER
±582 – 2,142 SF OFFICE

Property Specs

PROPERTY NAME	Eldora Professional Center
PROPERTY ADDRESS	2675 S Jones Blvd Las Vegas, NV 89146
LEASE RATE	\$1.50/sf/mo
AVAILABLE SQFT	±582 – ±2,142 SF
ZONING	C-P, Office and Professional
LEASE TYPE	Modified Gross

- Newly-Renovated, 2-Story Office Building
- Prominent Commercial Corridor
- Available Sizes ±1,176 SF – ±2,142 SF
- Up to ±8763 SF Available (non-contiguous) on 2nd Floor
- Minutes from The Lakes, Summerlin, I-15, Resort Corridor, etc.
- Covered & Convenient Parking & Elevator Access
- Built-out Suites Available for Immediate Occupancy



OR TEXT 21055 TO 39200

Message frequency will vary. Message and data rates may apply. Reply HELP for help or STOP to cancel.

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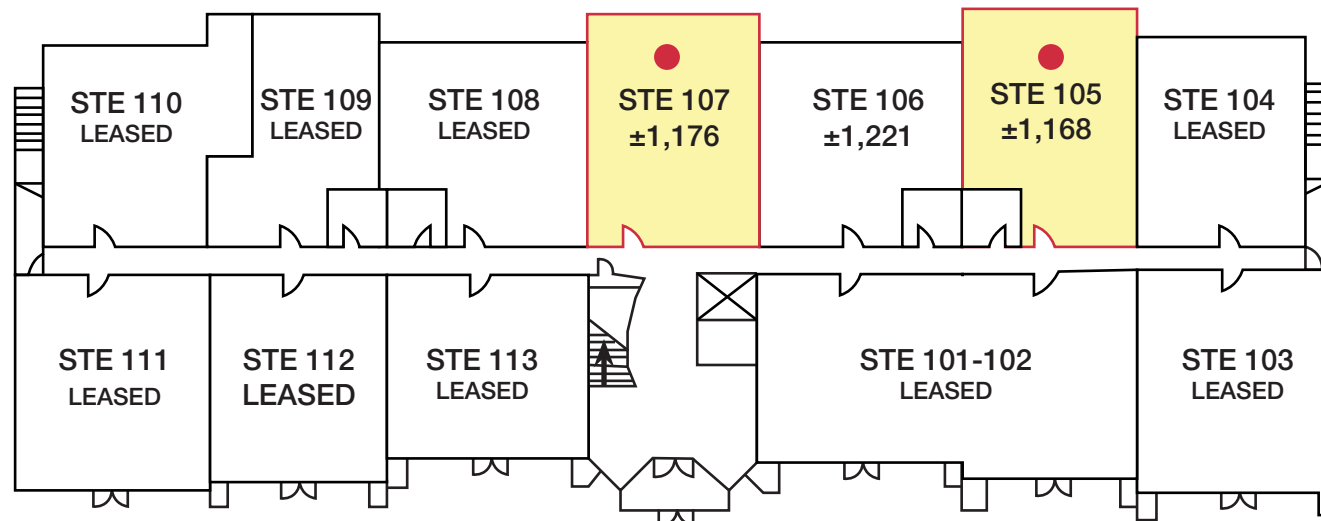


FLOOR PLAN

1st Floor

■ - AVAILABLE UNITS

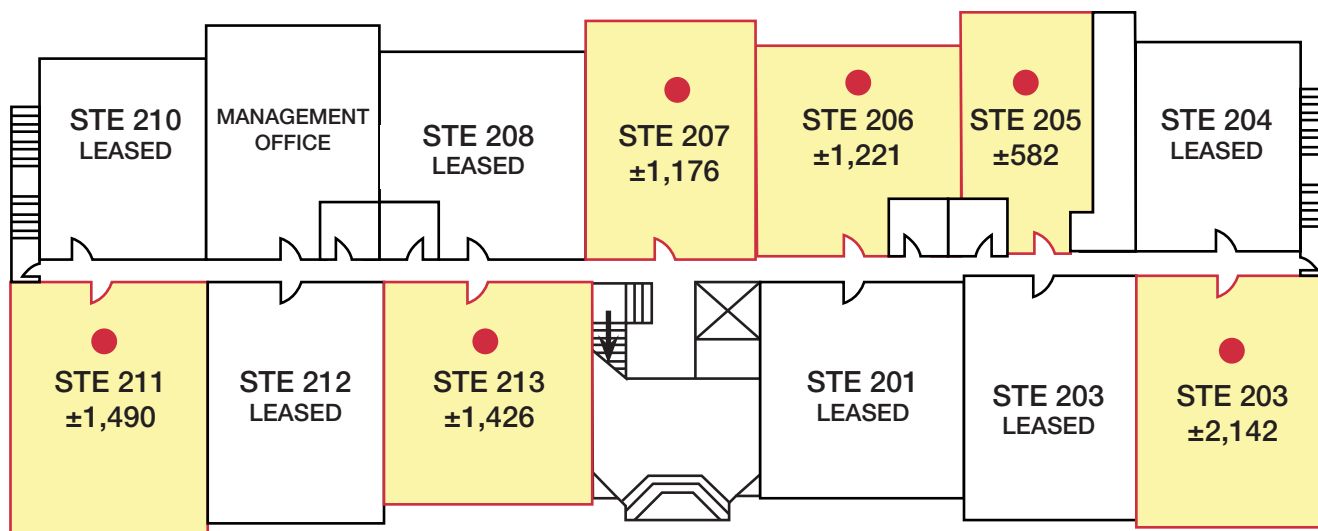
● - VIRTUAL TOUR AVAILABLE



2nd Floor

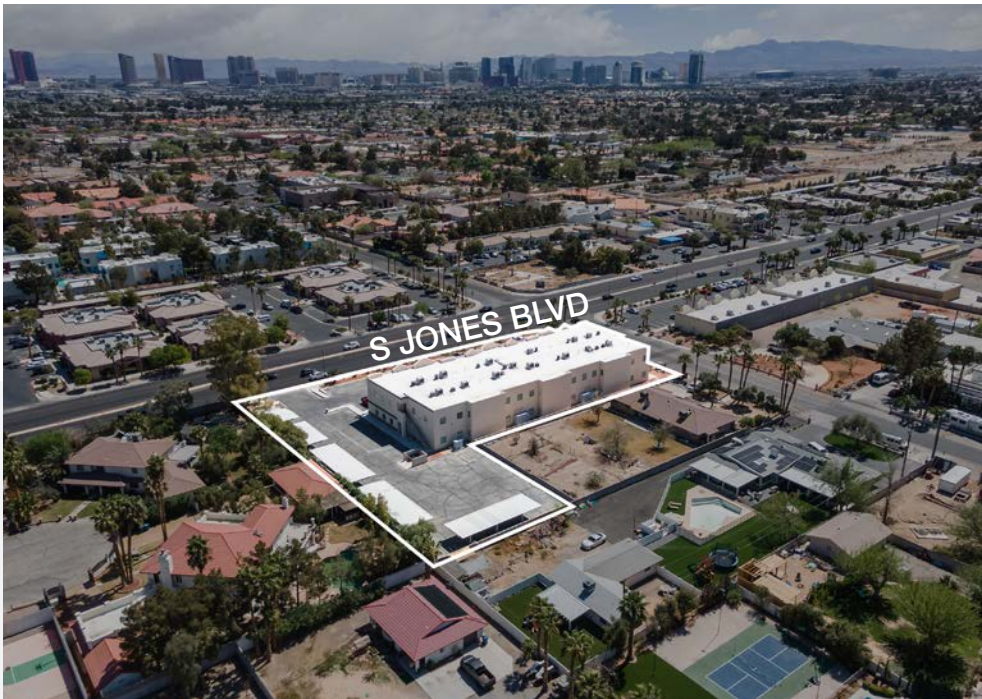
■ - AVAILABLE UNITS

● - VIRTUAL TOUR AVAILABLE





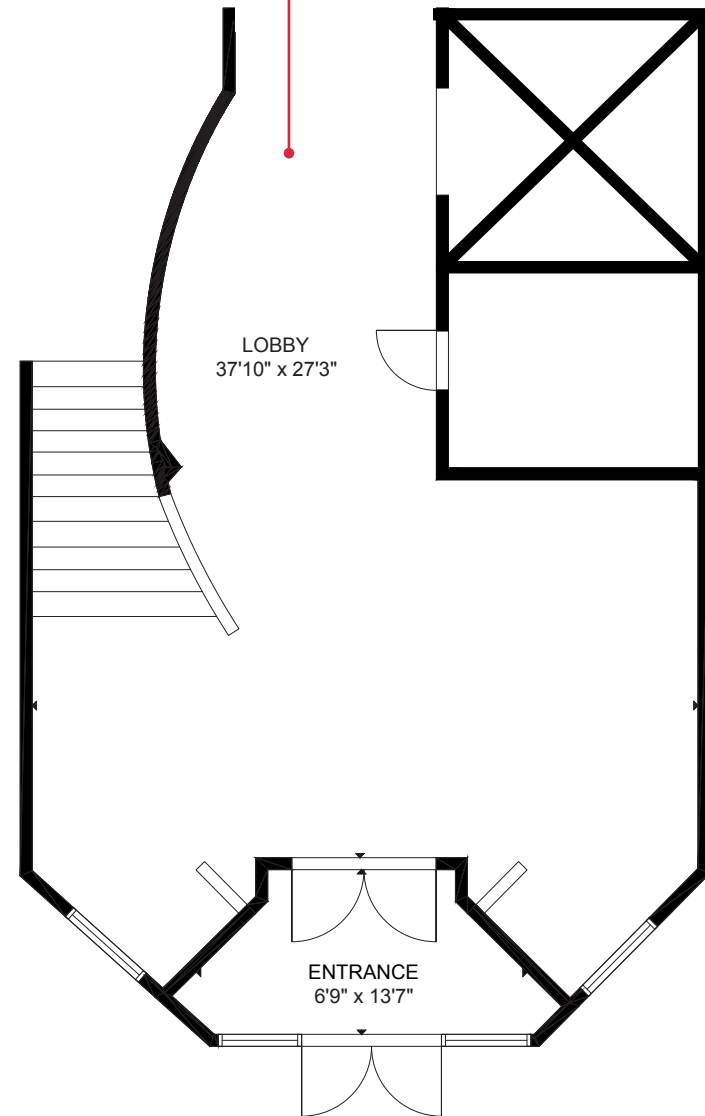
PHOTOS



LOBBY



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FOR A 3D TOUR

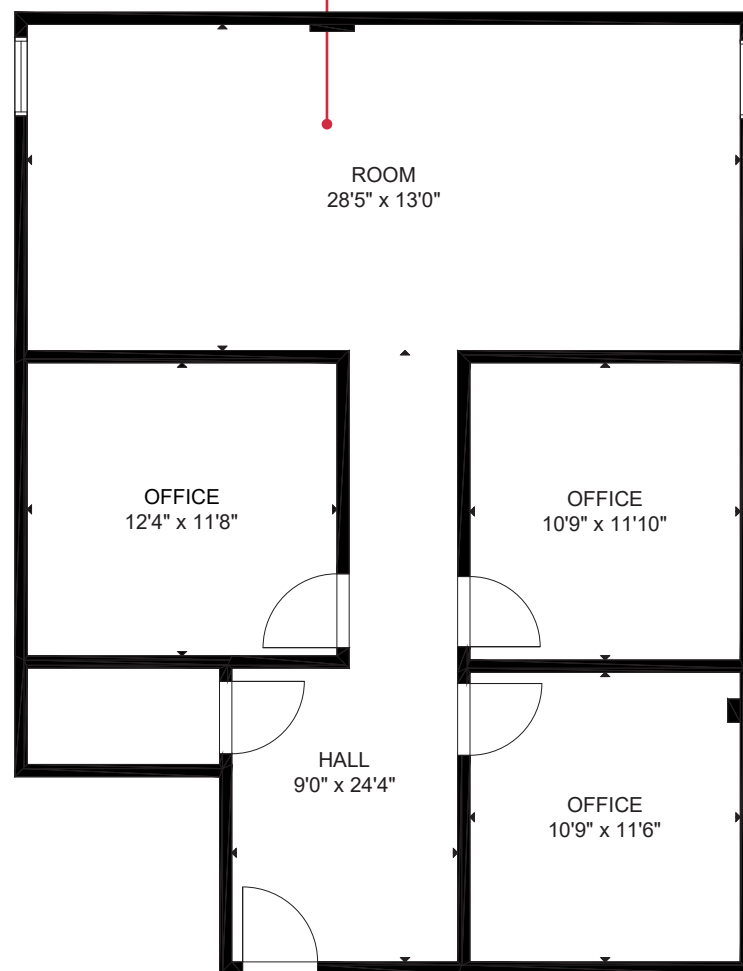


FLOOR PLAN

105



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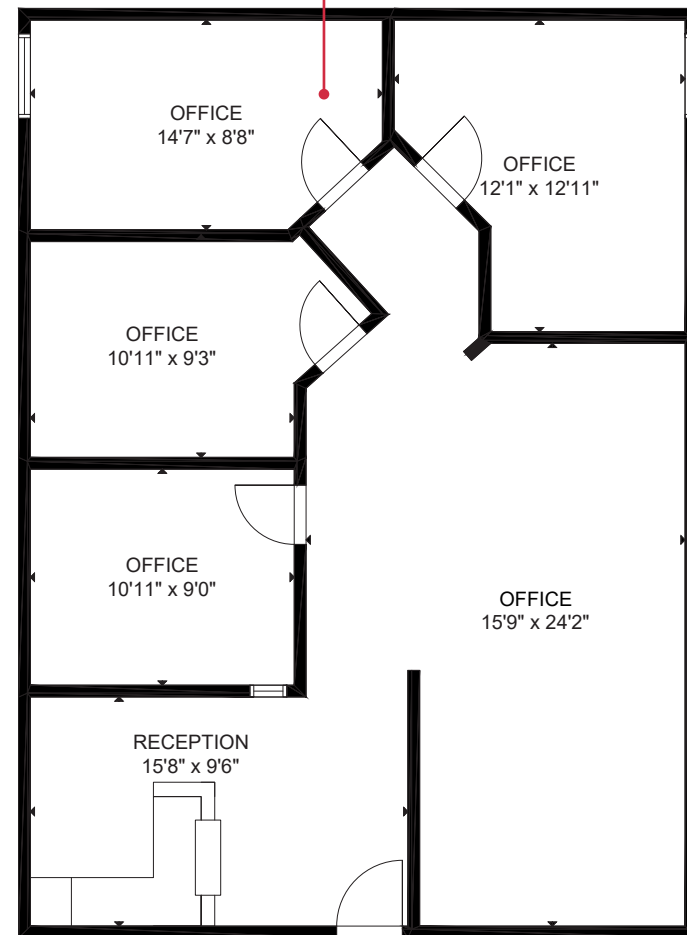
±1,168 SF

FLOOR PLAN

107



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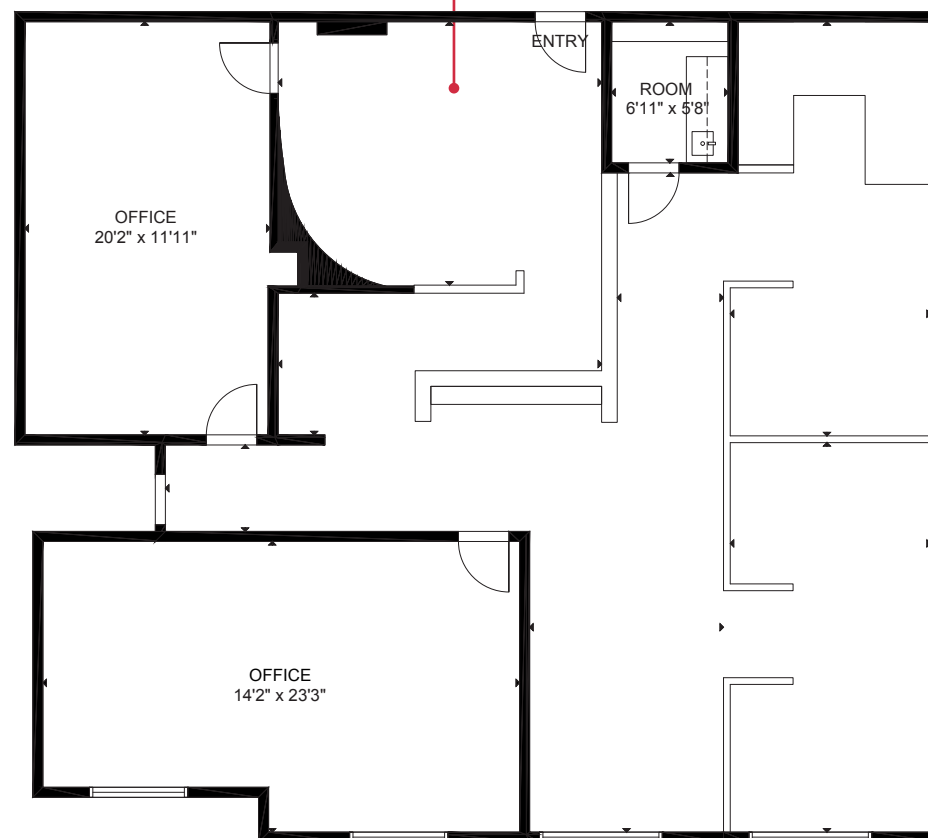
±1,176 SF

FLOOR PLAN

203



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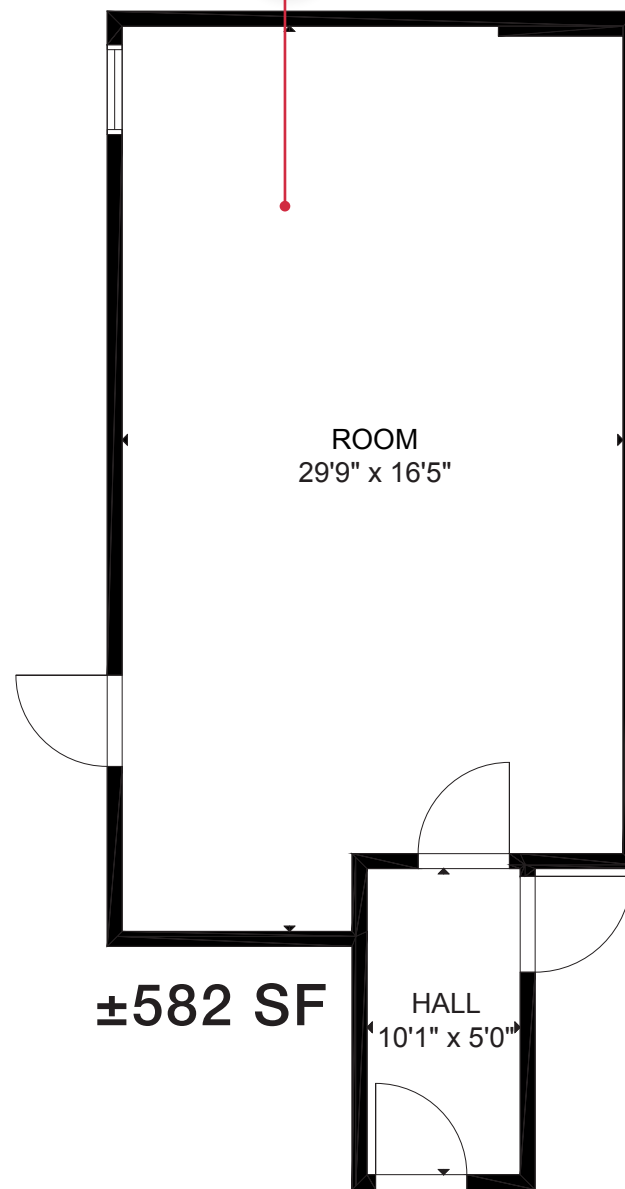
±2,142 SF

FLOOR PLAN

205



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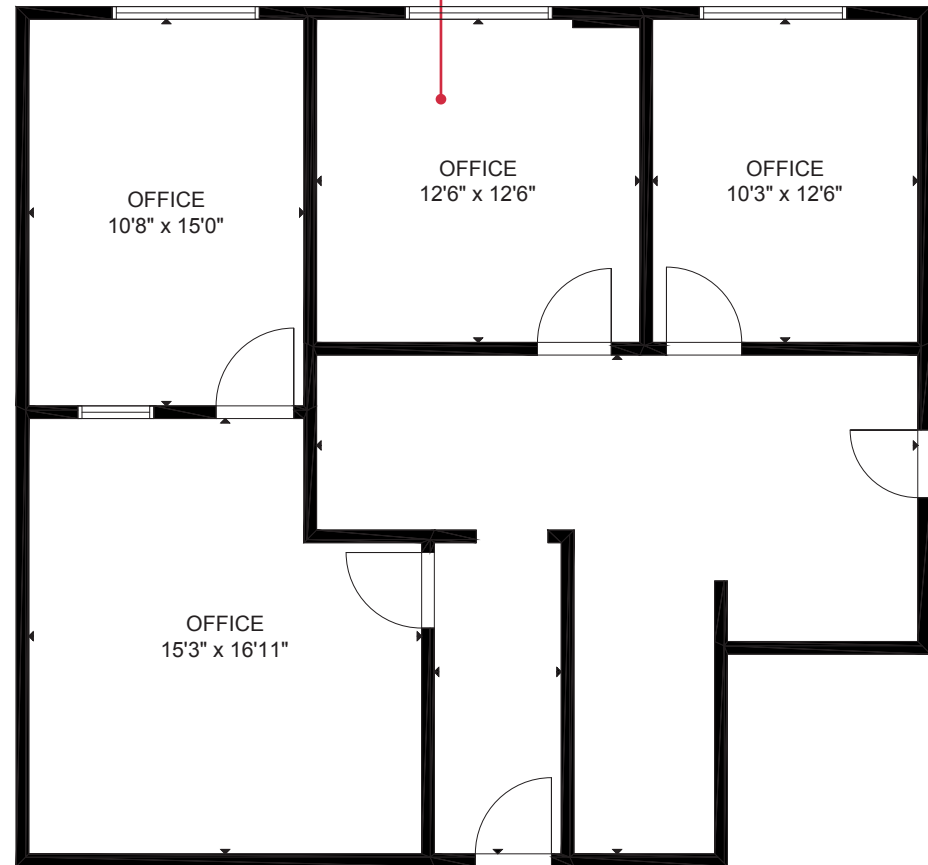


FLOOR PLAN

206



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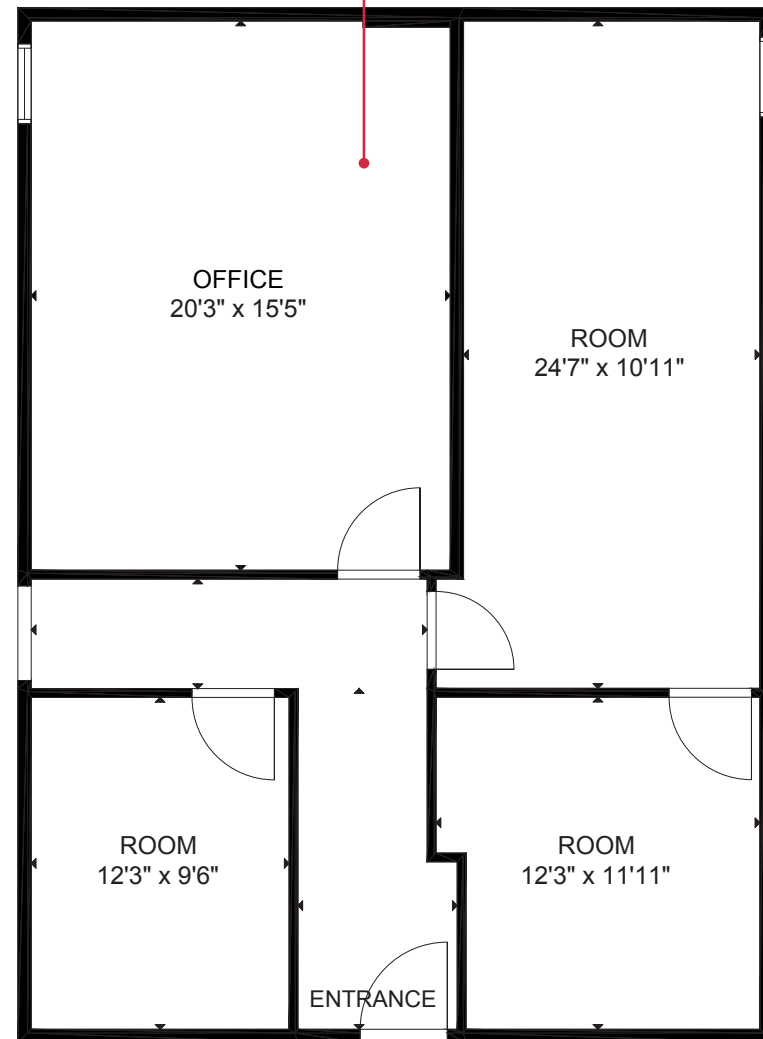
±1,221 SF

FLOOR PLAN

207



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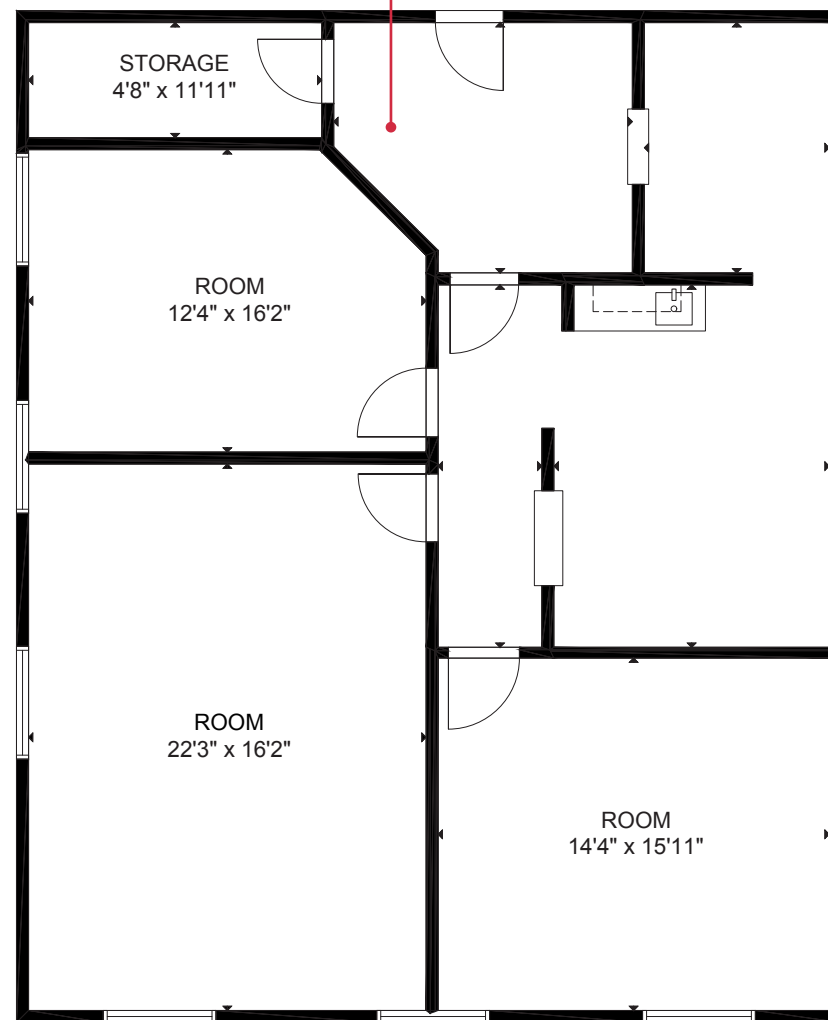
±1,176 SF

FLOOR PLAN

211



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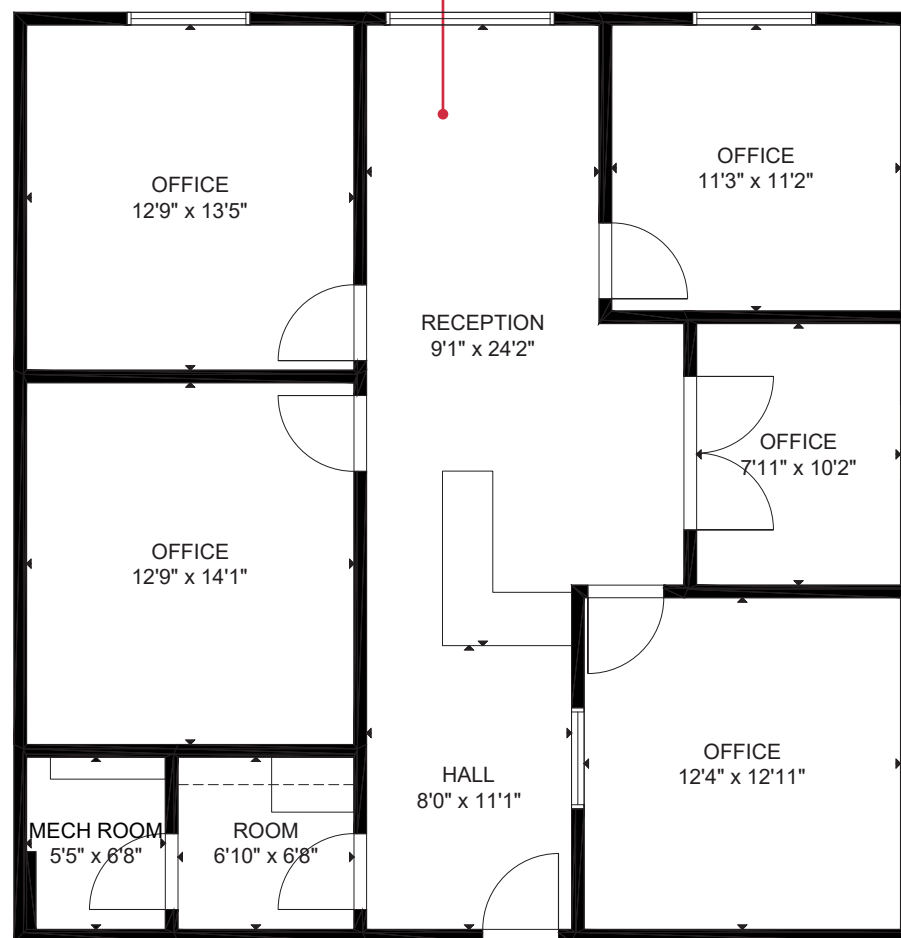
±1,490 SF

FLOOR PLAN

213



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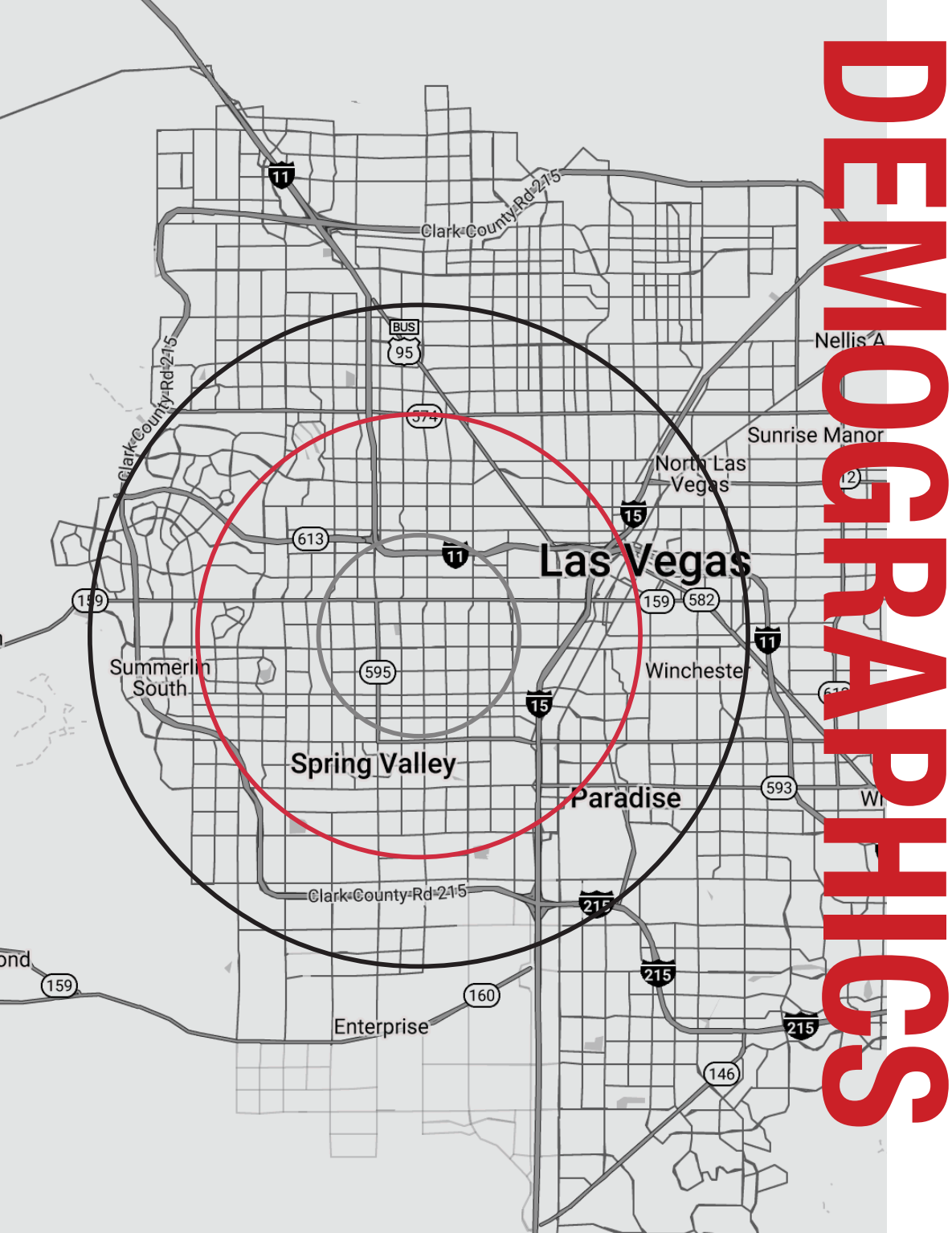
±1,426 SF

FLOOR PLAN

AREA MAP

- Shops/Tenants
- Schools
- Public Parks
- Govt. Buildings
- Airport





DEMOGRAPHICS

POPULATION

2025 Population

1-mile

9,607

3-mile

187,462

5-mile

461,303

HOUSEHOLDS

2025 Households

1-mile

3,703

3-mile

74,605

5-mile

189,660

INCOME

2025 Average HH Income

1-mile

\$106,673

3-mile

\$81,935

5-mile

\$90,101

Traffic Counts

STREET

South Jones Blvd

AADT

48,263

West Sahara Ave

41,000

Cities Nearby

Reno, Nevada

441 miles

Los Angeles, California

270 miles

Salt Lake City, Utah

420 miles

Denver, Colorado

748 miles

Phoenix, Arizona

301 miles

San Antonio, Texas

1,280 miles

TERMS & CONDITIONS

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1.1 BIL

SF MANAGED

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PROFESSIONALS

TOP 6

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