

FOR LEASE



1,611 SF Retail

BELTWAY PLAZA @ Eastern & I-215

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9310 - 9340 S. Eastern Avenue
Henderson, NV 89123

PROPERTY DETAILS



LEASING DETAILS

SPACE AVAILABLE	1,611 SF
LEASE RATE	\$3.35 PSF
NNN	\$0.64 PSF

- Second Generation Restaurant
- Fronting Eastern Ave. which sees over 100,000 CPD
- Located on the I-215 on-ramp
- One of the busiest off-strip corridors in the Las Vegas Valley

DEMOGRAPHICS

POPULATION	1-mile	3-mile	5-mile
2024 Population	15,259	113,186	289,876
HOUSEHOLDS	1-mile	3-mile	5-mile
2024 Households	5,816	46,093	117,274
INCOME	1-mile	3-mile	5-mile
2024 Average Household Income	\$136,265	\$113,502	\$110,087



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The information herein was obtained from sources deemed reliable; however Sansone Companies & SRES makes no guarantees, warranties, or representation as to the completeness or accuracy thereof.

9480 S. Eastern Ave.
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AERIAL MAP



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FLOOR PLAN – SUITE 108 -1,611 SF

