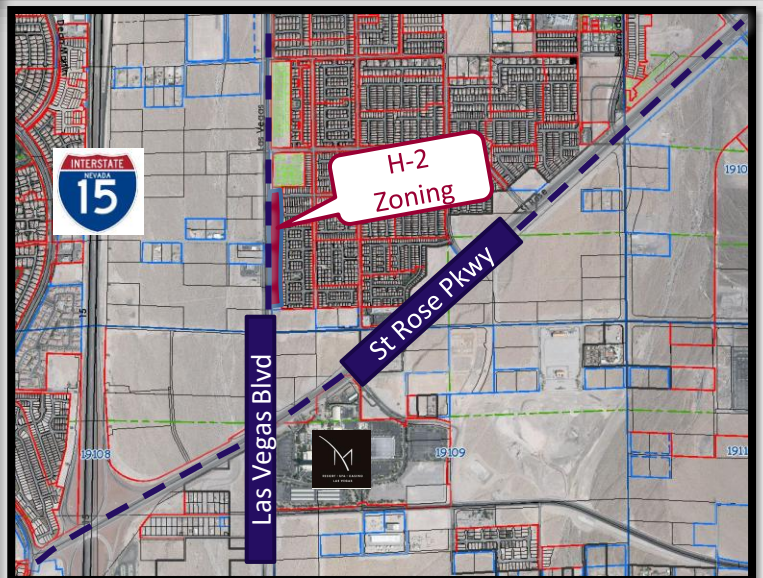


EXCLUSIVE LISTING!

5.72 +/- Acres fronting LV Blvd Listed \$9,900,000
Las Vegas Blvd & Barbara Ln Las Vegas, NV 89183



- APN # 191-04-401-027
- 5.72 +/- acres
- \$1,730,769 per acre
- Zoned H-2 – Zoning allows for a variety of residential, office and commercial uses
- Planned Land Use of EM – Entertainment Mixed Use; density allows 18 or du/ac
- 2026 Taxes \$25,351.93
- Close to M Resort, Southern Highlands Golf Club, Henderson Executive Airport



Mark Anthony Rua
ERA Brokers

REAL ESTATE CONSOLIDATED

The information contained herein is subject to verification and no liability for errors or omissions is assumed. The price, data, and other information are subject to change or the listing may be withdrawn without notice.

2855 St Rose Parkway, Suite 100, Henderson, NV 89052
markanthonyrua@gmail.com www.mrlandlasvegas.com

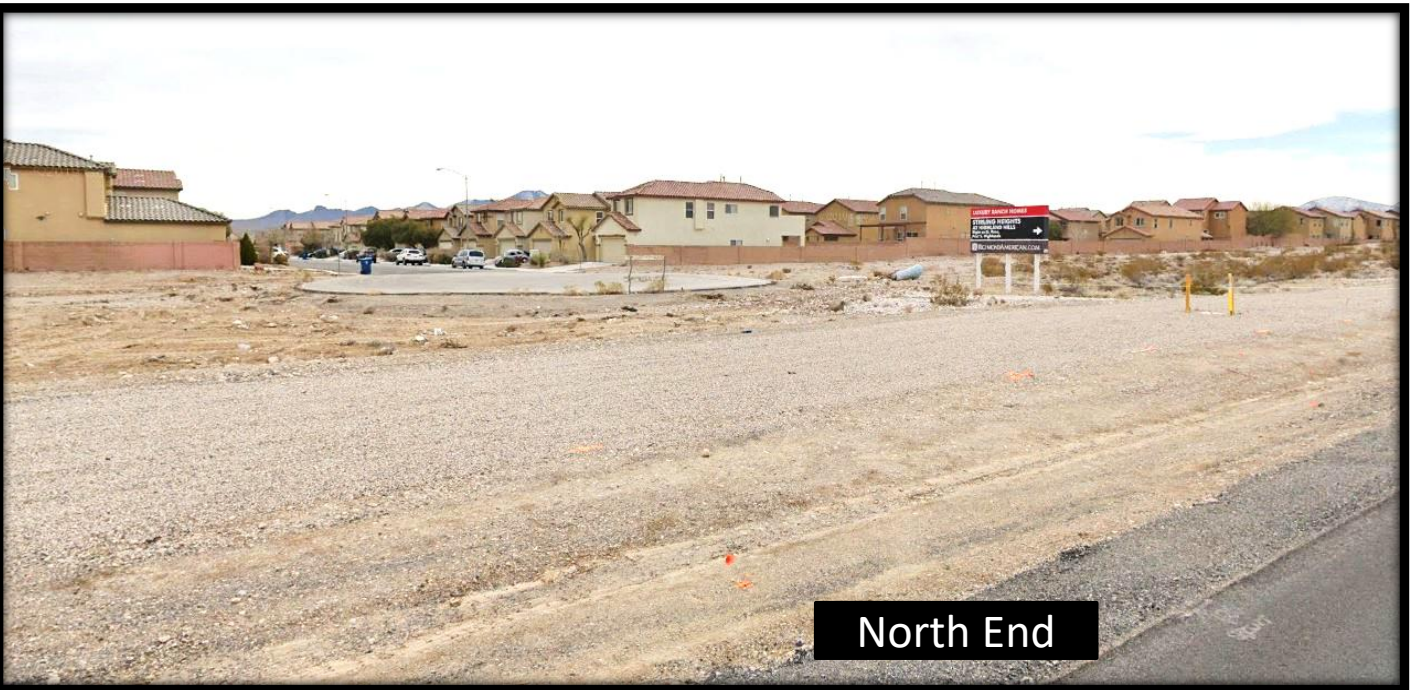
Office: 702-992-7534
Lic# 0026655 Cell: 702-595-6244



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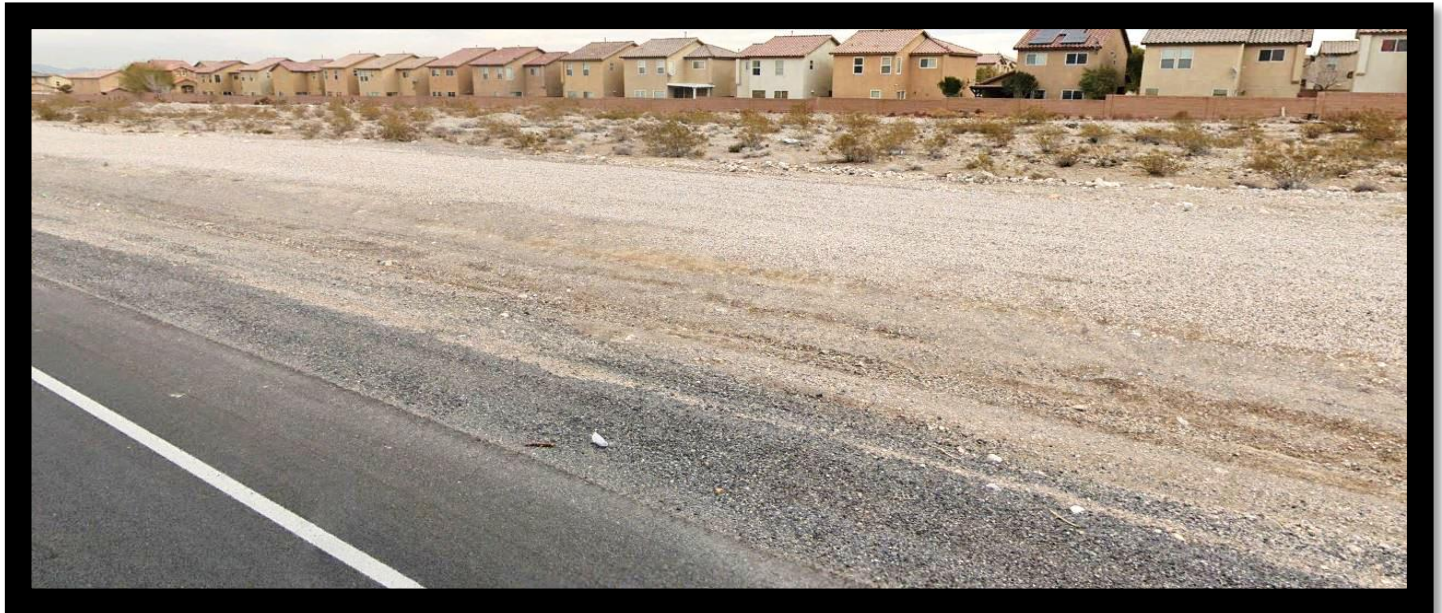
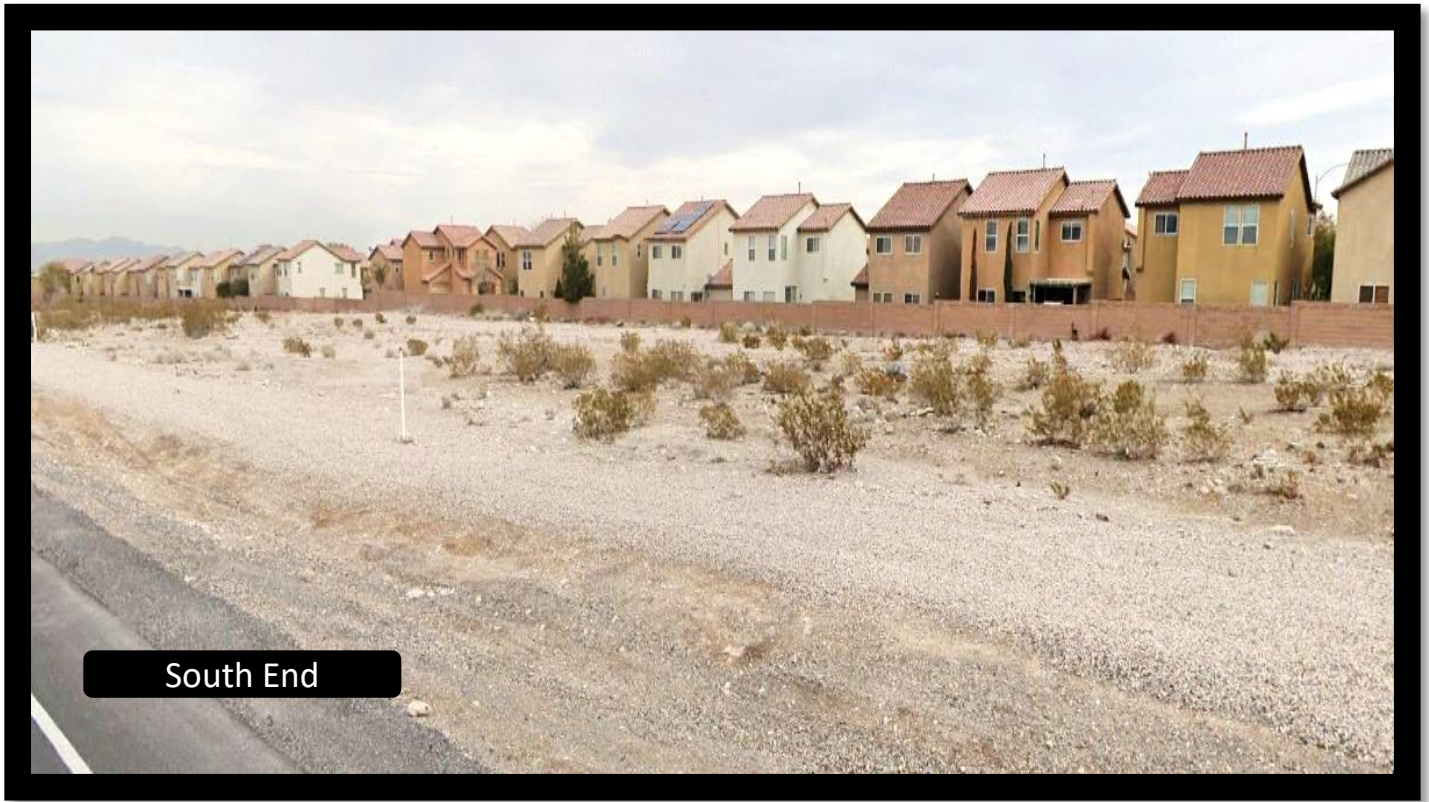
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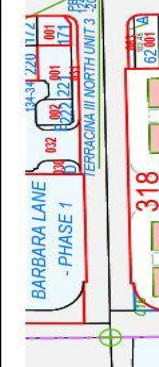
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This map is for assessment use only and does NOT represent a survey.
 No liability is assumed for the accuracy of the data delineated herein.
 Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.
 This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.

USE THIS SCALE FEET WHEN MAP REDUCED FROM 1:100,000 ORIGINAL



MAP LEGEND

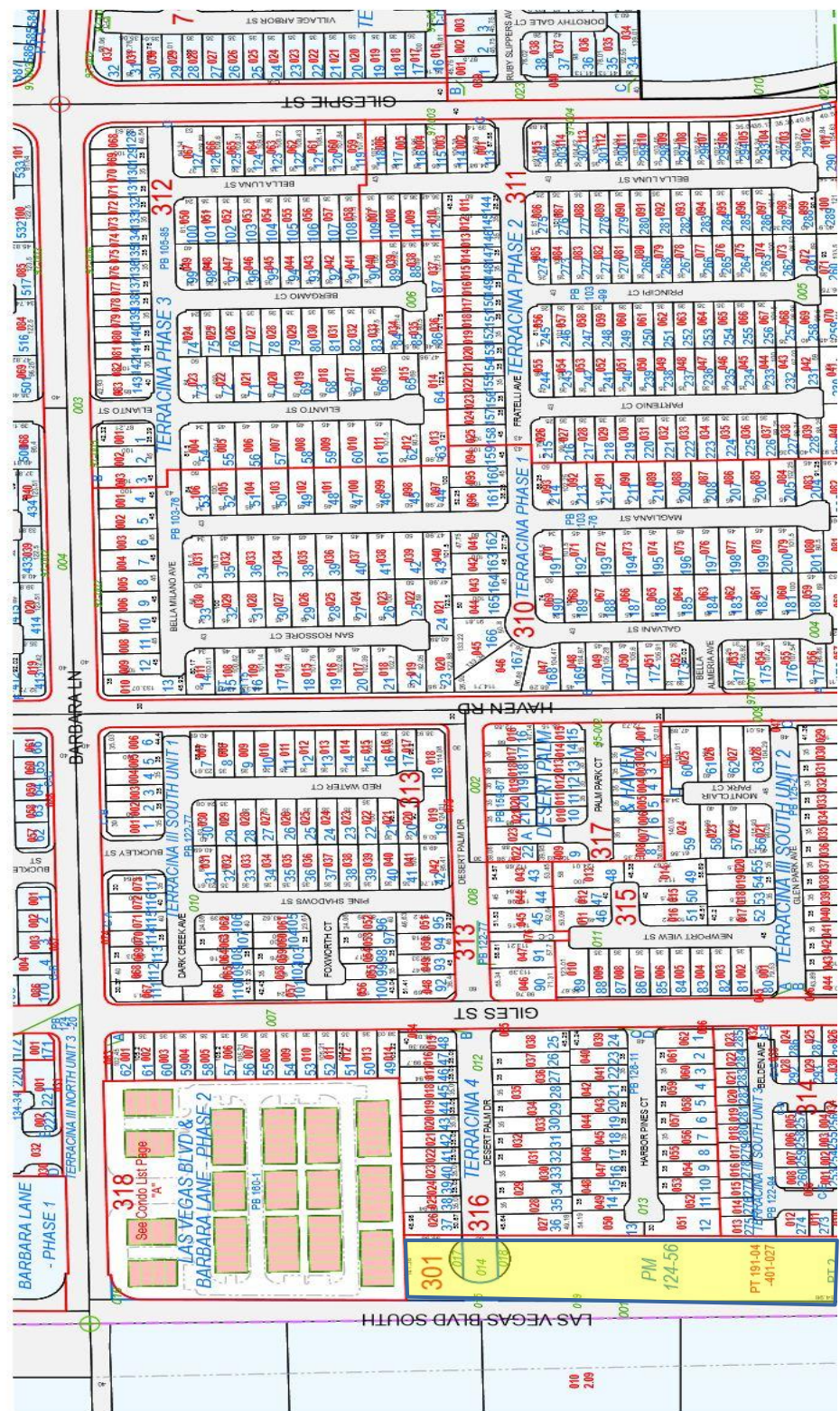
- PARCEL BOUNDARY
- SUB BOUNDARY
- ROAD EASEMENT
- HISTORIC SUB BOUNDARY
- HISTORIC PLMD BOUNDARY
- SECTION LINE
- CONDOMINIUM UNIT
- AIR SPACE PCL
- RIGHT OF WAY PCL
- SUB-SURFACE PCL
- 007 ROAD PARCEL NUMBER
- 001 PARCEL NUMBER
- 1.00 ACREAGE
- 202 PARCEL SUB-SEQ NUMBER
- PB 24-48 PLAT RECORDING NUMBER
- 5 BLOCK NUMBER
- 5 LOT NUMBER
- GLS GOV. LOT NUMBER

ASSESSOR'S PARCELS - CLARK COUNTY, NV.
 Briana Johnson - Assessor

163	162	161
176	177	178
192	191	190
204	205	206

8	4	8	4
5	1	5	1
6	2	6	2
7	3	7	3
8	4	8	4

191-04-3
 N 2 SW 4
 4
 Rev. 10/3/2019
 Scale: 1" = 200'



EXCLUSIVE LISTING!
 5.72 +/- Acres fronting LV Blvd Listed \$1.3 mil per acre
 Las Vegas Blvd & Barbara Ln Las Vegas, NV 89183

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