

# THE SPOT

AT DECATUR MEADOWS

310-392 S DECATUR BLVD  
LAS VEGAS, NV

±1,702 - ±21,700 SF  
FOR LEASE

JOIN TOP RETAILERS AT THIS HIGH-TRAFFIC SHOPPING CENTER



CBRE

# HIGHLIGHTS

**THE SPOT**  
AT DECATUR MEADOWS



## OPPORTUNITY BENEFITS

- Conveniently located off the US-95 Freeway
- Nearby amenities including Meadows Mall, Springs Preserve, College of Southern Nevada, and Valley Hospital
- A population of 484,806 within a five mile radius, including an adjacent 500 unit multifamily development
- Neighboring tenants in the trade area include Cardenas, Planet Fitness, Ross, Macy's at Meadows Mall, and more

## PROPERTY DETAILS



**Available Space**  
±1,702 - ±21,700 SF



**Rent**  
Inquire with Broker

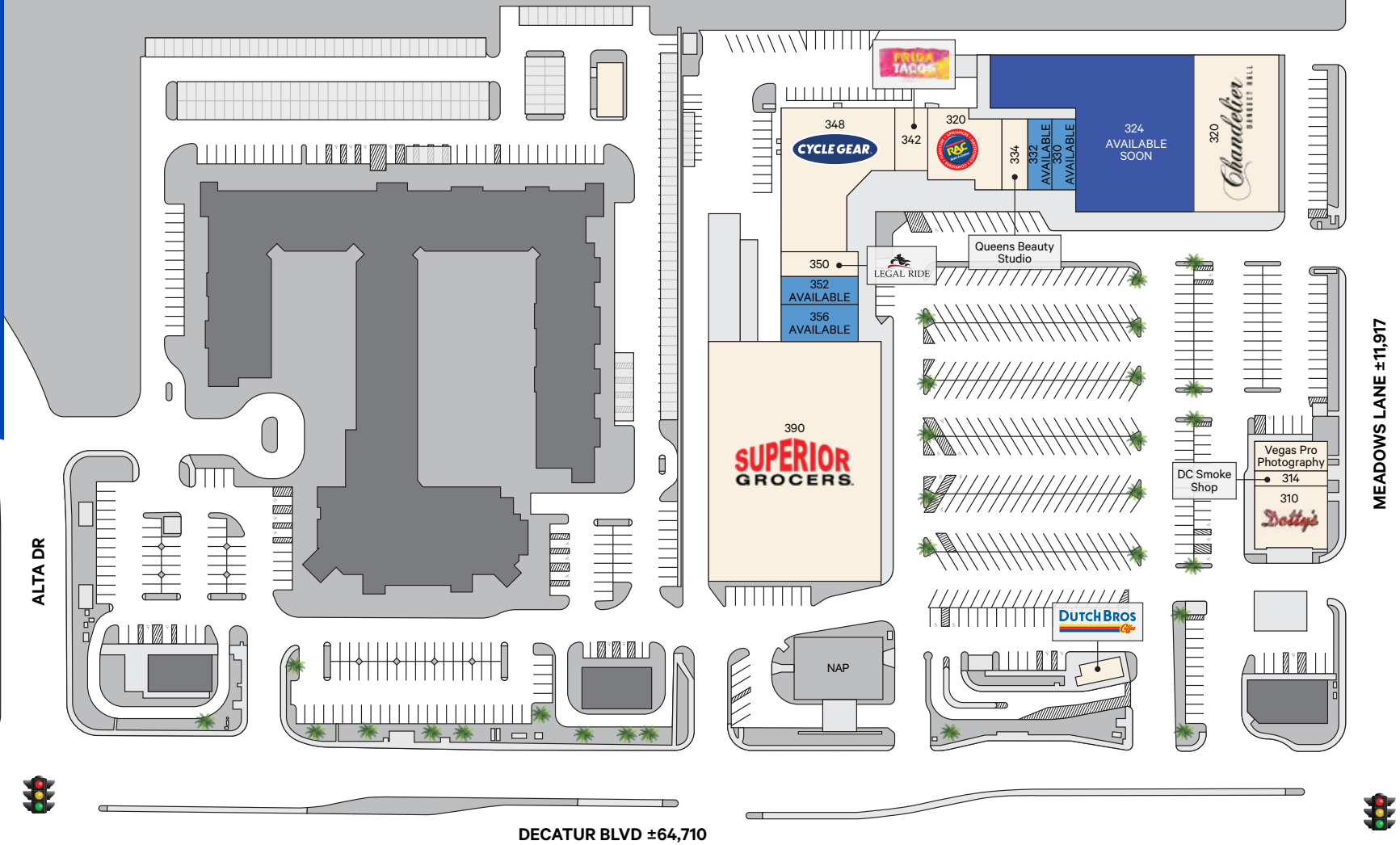


**Pad Available**  
±0.40 AC



**Zoning**  
C-2

# SITE PLAN



SUITE	TENANT	SF	SUITE	TENANT	SF	SUITE	TENANT	SF
310	Dotty's	3,850	330	AVAILABLE	1,702	350	Legal Ride	1,702
314	DC Smoke	1,050	332	AVAILABLE	1,702	352	AVAILABLE	1,750
316	Vegas Professional Photogrpahy	2,100	334	Queens Beauty Studio	1,575	356	AVAILABLE	2,784
320	Chandelier Banquet Hall	12,382	340	Rent-A-Center	4,667	390	Superior Grocers	36,800
324	AVAILABLE SOON	21,700	342	Frida Tacos	1,448			
326	Dutch Bros Coffee	858	348	Cycle Gear	11,702			

# PHOTOS



# AERIAL MAP



# DEMOGRAPHICS

## DEMOGRAPHICS

2025 Population - Current Year Estimate

2025 Avg HH Income

# of Households

1 MILE

21,025

\$60,417

7,389

3 MILES

176,682

\$68,913

65,199

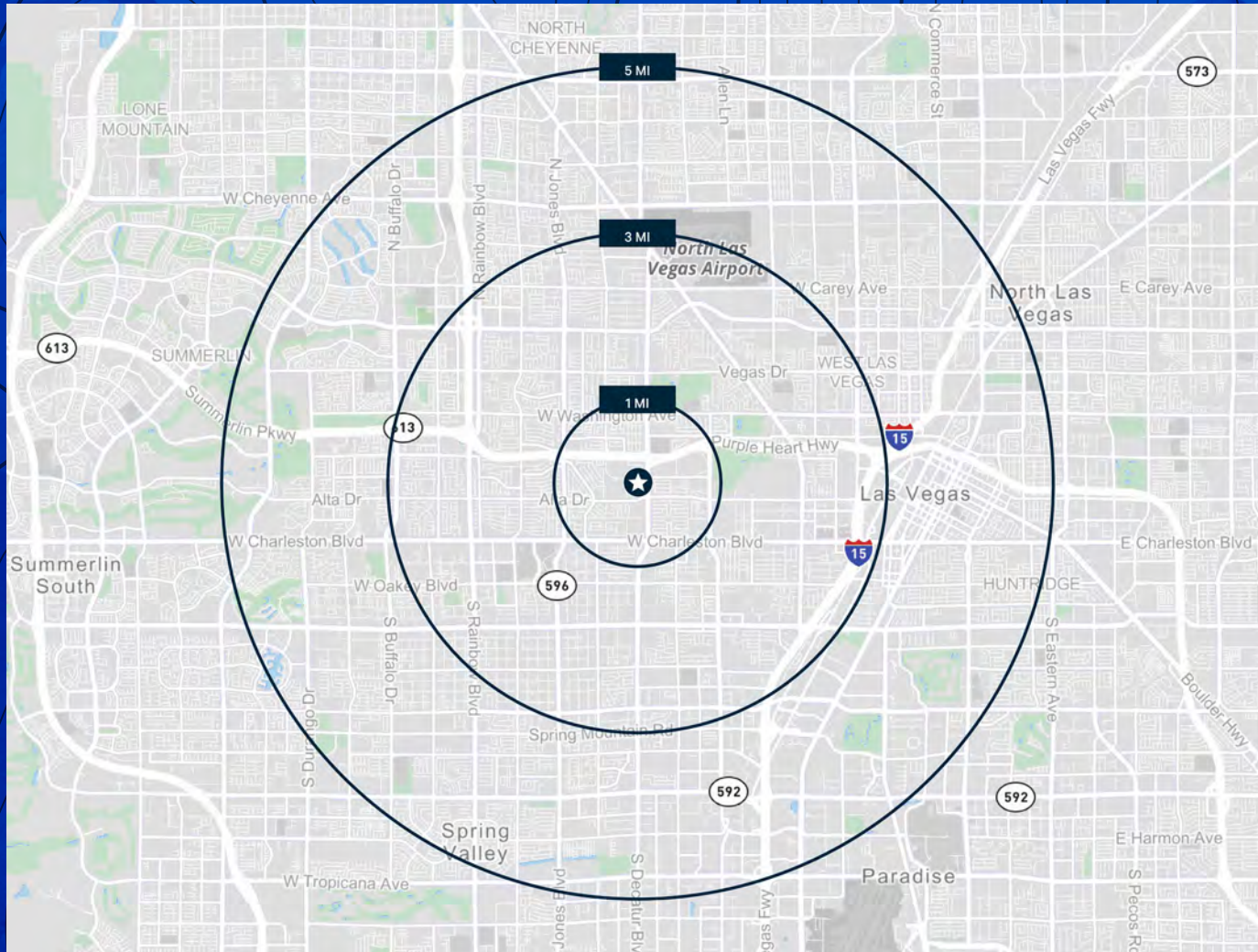
5 MILES

480,509

\$71,118

190,080

Source: ESRI, 2025





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## LEASING CONTACT

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