

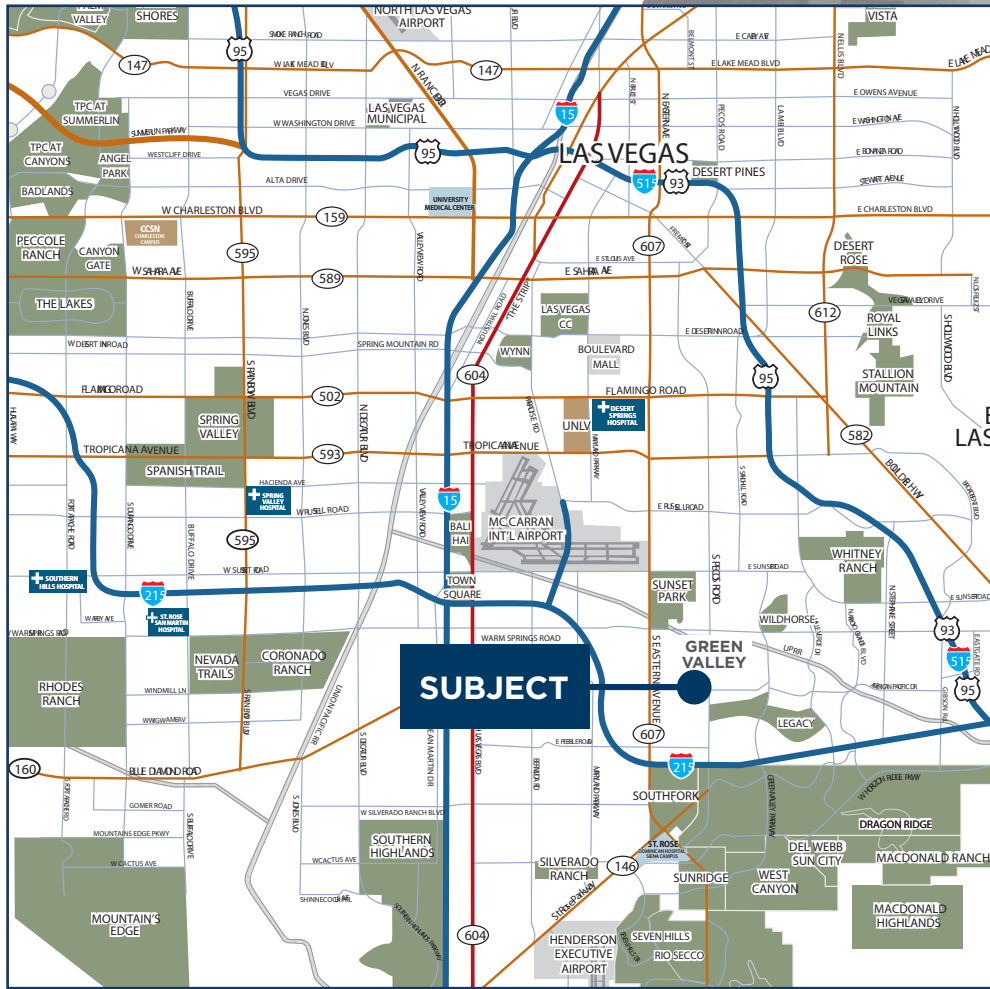
FOR LEASE
PRIME END CAP SPACE

MULTI-TENANT RETAIL CENTER

PECOS-WINDMILL PLAZA

2667 WINDMILL PARKWAY
HENDERSON, NV 89014





AREA DEMOGRAPHICS

SOURCE: 2021 ESRI



TOTAL POPULATION

1 mile: 22,862
 3 miles: 155,698
 5 miles: 370,415



AVG. HOUSEHOLD INCOME

1 mile: \$101,205
 3 miles: \$97,653
 5 miles: \$91,058

PROPERTY HIGHLIGHTS

1.

Vons anchored shopping center

2.

Parking Ratio 5/1,000 SF

3.

Pylon sign available along Pecos Road

4.

Located within the highly desirable Henderson Submarket

5.

Zoning: Community Commercial (CC)

SHOPPING CENTER HIGHLIGHTS

This grocery anchored center is located in the highly desirable Henderson Submarket with easy ingress and egress and ample parking for customers and tenants. The center has great visibility from Pecos Road and Windmill Parkway and is just off the 215 Beltway. Join Dairy Queen, GameStop, Little Caesars Supercuts, Sherwin Williams, The UPS Store and many more fine amenities and services.



SITE PLAN

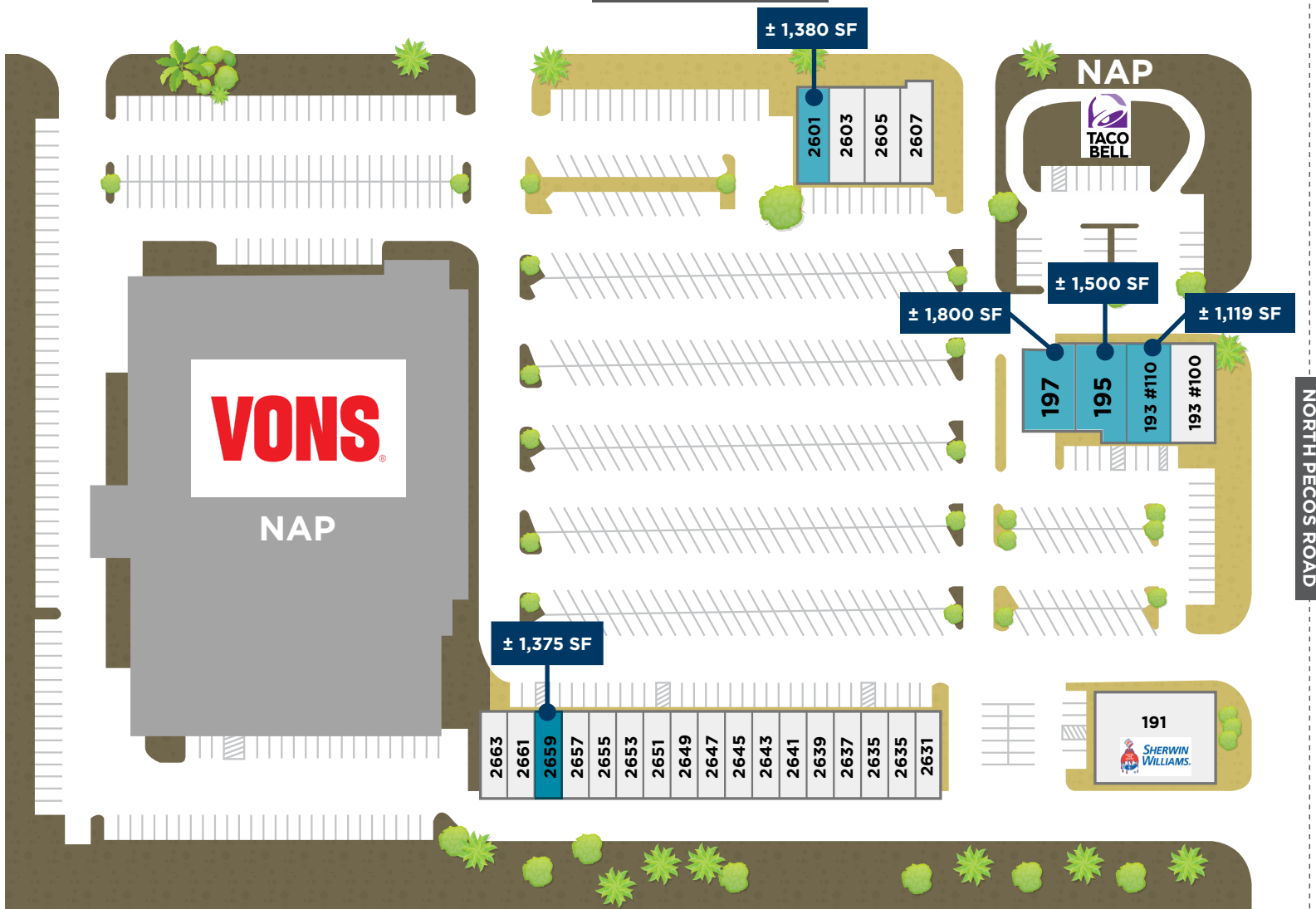
2601 TOUR



CLICK BUTTON TO VIEW 360 VIRTUAL TOUR

WINDMILL PARKWAY

NORTH PECOS ROAD



± 1,380 SF

± 1,800 SF

± 1,500 SF

± 1,119 SF

± 1,375 SF



AVAILABILITIES

2601-2607 WINDMILL PARKWAY

SUITE	TENANT	SF
2601	AVAILABLE	1,380
2603	Sushi Bay	1,200
2605	Siri Thai Restaurant	1,200
2607	Dairy Queen	1,200

193-197 NORTH PECOS ROAD

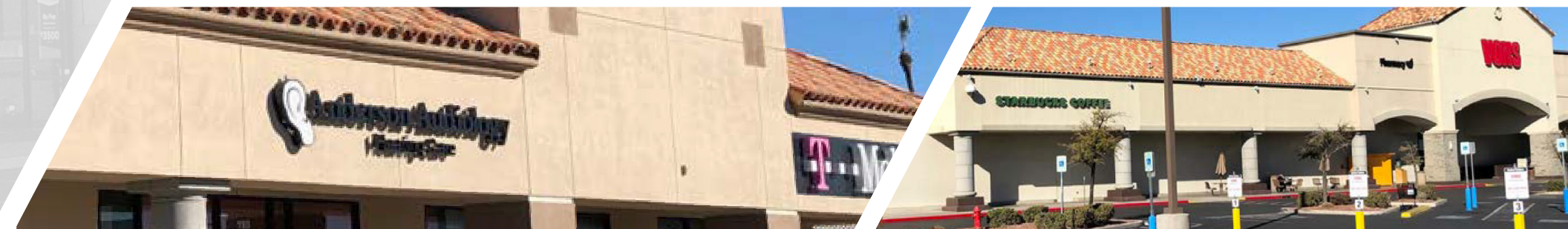
SUITE	TENANT	SF
193-100	Lean Dog Fitness	2,200
193-110	AVAILABLE	1,119
195	AVAILABLE	1,500
197	AVAILABLE	1,800

191 NORTH PECOS ROAD

SUITE	TENANT	SF
191	Sherwin-Williams	4,800

2631-2663 WINDMILL PARKWAY

SUITE	TENANT	SF
2631	Gamestop	1,100
2633	Anthony's Jewelry and Watch Repair	1,100
2635	Jackson Hewitt	825
2637	Al Phillips The Cleaner	1,100
2629	Little Caesars Pizza	1,100
2641	Healing Garden	832
2643	Hashu Smoke Shop	1,191
2645	B of A ATM	747
2647	Pecos-Windmill Water Storage	1,100
2649	Supercuts	1,100
2651	Family ATA	1,925
2655	Cactus Comics	825
2657	The UPS Store	1,100
2659	AVAILABLE	1,375
2661	VQ Nails	1,100
2663	Elle A Boutique and Salon	1,622



AERIAL MAP



For more information, please contact:

SCOT MARKER

Director

+1 702 688 6890

scot.marker@cushwake.com

Lic #NV-S.0034109

6725 Via Austi Pkwy., Suite 275

Las Vegas, NV 89119

+1 702 796 7900

cushmanwakefield.com

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