For Lease: Retail Pad Available

Centennial Crossroads Plaza

6400 & 6454 Sky Pointe Drive, Las Vegas, NV 89131

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Target & Vons Anchored Center

Accelerating success.

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Centennial Crossroads Plaza is a well occupied grocery anchored center with nationally recognized tenants that include Vons, Target (NAP), and Chase Bank among others.

Strategically positioned at the intersection of the Interstate 215 and US 95 Freeways, the Property features exceptional visibility and direct access to two of the busiest freeways in the state.

Property Highlights

Space Available For Lease:	Retail Pad
Shopping Center Size:	±9.62 acres
Year Built:	2005
APN(s):	125-21-813-001 and 125-21-813-002

I-215 & US95	200,000+ CPD
N. Buffalo Drive	16,700 CPD

Est. Traffic Count 2024

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Demographics

2025 Demographics

	1-Mile	3-Mile	5-Mile
2025 Population	11,361	114,419	321,295
2025 Total Households	4,532	41,709	117,019
2025 Average Household Income	$107,382	$131,062	$127,691
2025 Per Capita Income	$42,540	$48,042	$46,345
2025 Owner Occupied Housing Units	2,682	30,581	86,564
2025 Renter Occupied Housing Units	1,850	11,128	30,455

2030 Estimated Demographics

	1-Mile	3-Mile	5-Mile
2030 Estimated Population	12,338	118,433	335,764
2030 Estimated Total Households	4,941	43,538	123,089
2030 Average Household Income	$122,764	$145,544	$143,160
2030 Estimated Per Capita Income	$48,841	$53,805	$52,299
2030 Owner Occupied Housing Units	2,803	31,905	91,683
2030 Renter Occupied Housing Units	2,138	11,634	31,406

Source: ACS, Esri, Esri-Data Axle, Esri-U.S. BLS, U.S. Census

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Northwest Submarket

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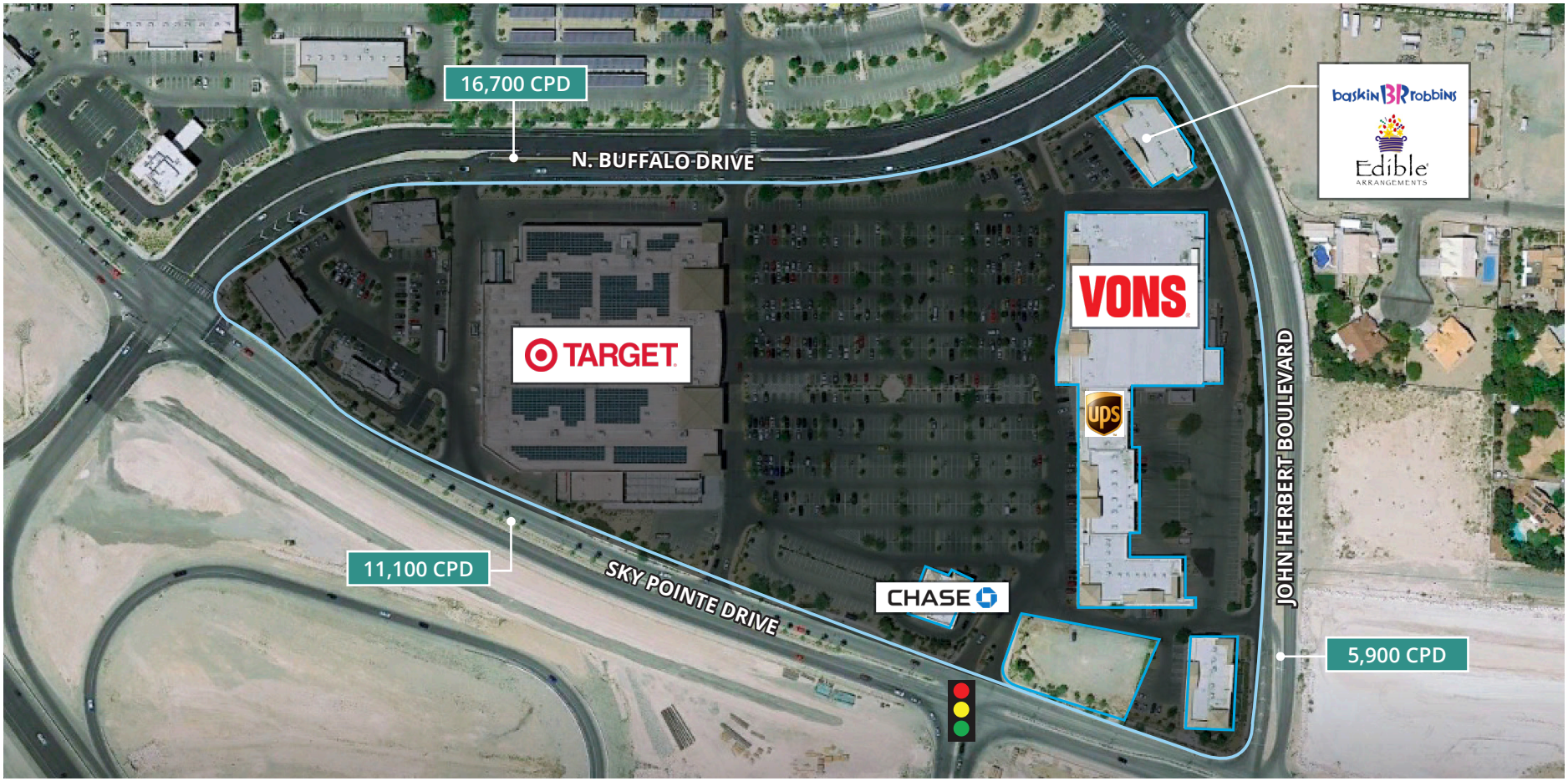

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For Lease: Retail Pad Available

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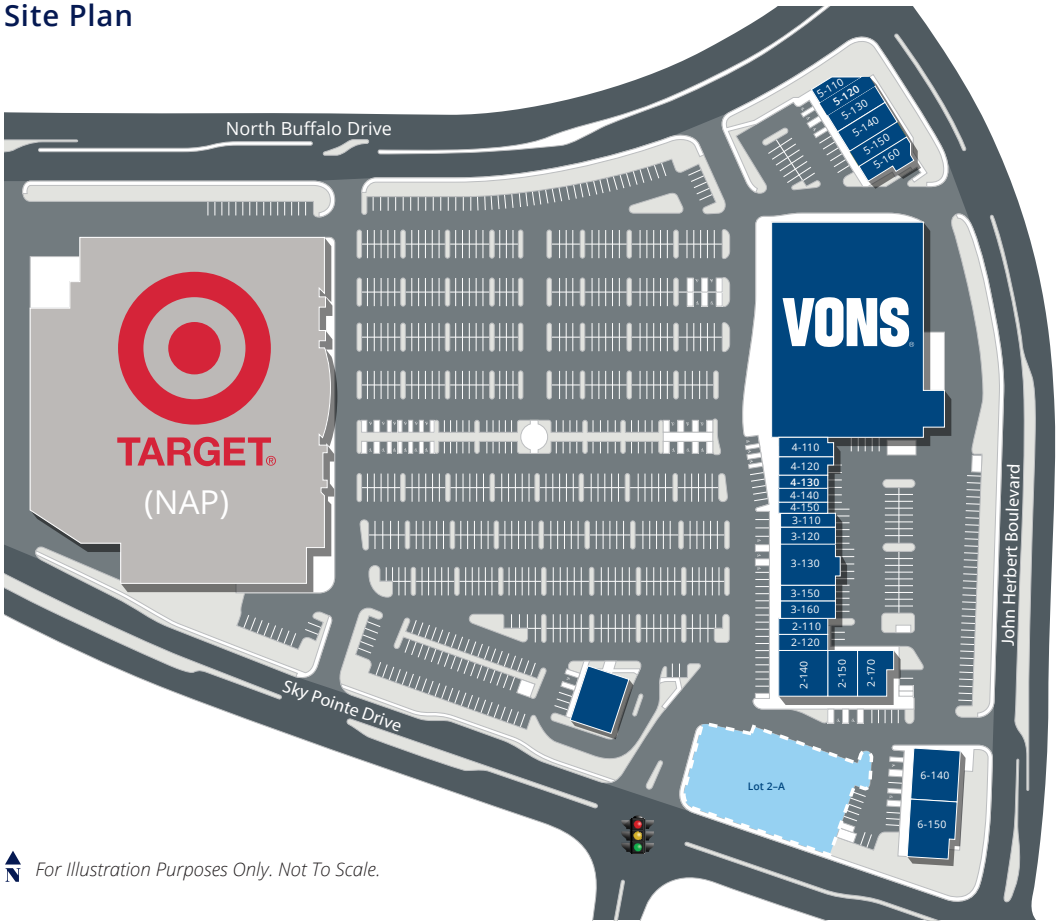
Site Plan



For Illustration Purposes Only. Not To Scale.

Unit	Tenant	SF
5-110	Baskin Robbins	±1,222
5-120	PC Gamers	±1,163
5-130	Break Time Vape Store	±1,680
5-140	Sassy Nails	±2,000
5-150	US Army	±1,537
5-160	Edible Arrangements	±1,537
6450	Vons Grocery	±55,256
4-110	iPhone Doctor	±1,366
4-120	Complete Cleaners	±1,298
4-130	Vegas Trading Cards & Collectables	±1,232
4-140	The UPS Store	±1,200
4-150	Puppies For Less	±1,200
3-110	Little Dumpling	±1,400
3-120	Smoke and Décor	±1,400
3-130	Molly's	±3,733
3-150	Wright Chiropractic	±1,400
3-160	US Marines	±1,447
2-110	Arize Medical Supply	±1,485
2-120	Centennial Hills Barber Shop	±925
2-140	Dog Supply	±3,147
2-150	Michi Salon	±3,200
2-170	Sky Dental	±2,175
6-140	Victory Marshal Arts	±4,140
6-150	Meraki Dance Stduio	±3,985
6460	JP Morgan Chase Bank	±4,300
Lot 2–A	**Available**	**±27,161**

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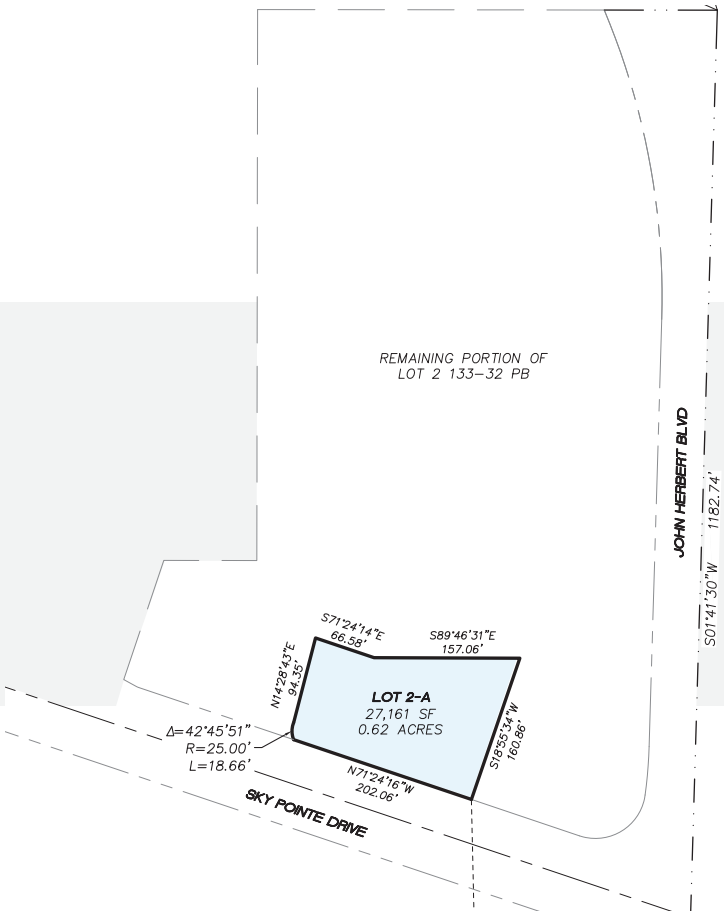
Pad Site Plan

Retail Pad

±0.62 AC / ±27,161 SF

Lot 2–A



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Tenant Overview

Vons Grocery (Albertson's)

Vons is a Southern California and Southern Nevada supermarket chain owned by Albertsons. In March 2014, Cerberus Capital Management, which owns rival grocery chain Albertsons, agreed to purchase Vons' parent, Safeway. Vons currently operates 273 locations.

Edible Arrangements

Edible Arrangements is a U.S.-based franchising business that specializes in fresh fruit arrangements that meld the concept of fruit baskets with designs inspired by the floral business. The company also sells a variety of specialty fruit gift items, such as gift boxes featuring premium chocolate dipped fruit, and fresh-fruit-to-go products. Edible Arrangements currently has over 1,300 stores in over 14 countries. The company generated over $480 million in revenue in 2016.

JP Morgan Chase Bank

JPMorgan Chase Bank is a national bank that is the consumer and commercial banking subsidiary of the U.S. multinational banking and financial services holding company, JPMorgan Chase. Chase offers more than 5,100 branches and 16,000 ATM's nationwide.

The Ups Store

United Parcel Service (UPS) is the world's largest package delivery company and is a provider of supply chain management solutions. UPS delivers more than 15 million packages per day to more than 7.9 million customers in more than 220 countries and territories around the world. UPS also operates its own airline and air cargo delivery service. In 2016, the Company generated $60.1 billion in revenue.

Baskin Robbins

Baskin-Robbins is the world's largest chain of ice cream specialty shop restaurants. The company was founded in 1945, is privately-held, and is known for its "31 flavors" slogan, with the idea that a customer could have a different flavor every day of any month. Baskin and Robbins believed that people should be able to sample flavors until they found one they wanted to buy. The company has introduced more than 1,000 flavors since 1945. The company has over 7,500 locations internationally.

Well Occupied Grocery Anchored Center

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Property Photos

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$5.7B Annual revenue

70 Countries we operate in

2B Square feet managed

44,000 Lease/Sale transactions

$109B Assets under management

24,000 Professionals

Exclusive Listing Agents:

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Colliers

ABOUT COLLIERS

Colliers (NASDAQ, TSX: CIGI) is a global diversified professional services and investment management company operating through three industry-leading businesses: Commercial Real Estate, Engineering, and Investment Management. With greater than a 30-year track record of consistent growth and strong recurring cash flows, we scale complementary, high-value businesses that provide essential services across the full asset lifecycle. Our unique partnership philosophy empowers exceptional leaders, preserves our entrepreneurial culture, and ensures meaningful inside ownership — driving strong alignment and sustained value creation for our shareholders. With $5.7 billion in annual revenues, 24,000 professionals, and $109 billion in assets under management, Colliers is committed to accelerating the success of our clients, investors, and people worldwide. Learn more at corporate.colliers.com.

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