



±336 - 4,800 SF  
**AVAILABLE**  
 1725-1745 S Rainbow Blvd  
 Las Vegas, NV 89146



1725-1745



CALL US FOR  
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# PROPERTY HIGHLIGHTS

RAINBOW OAKLEY PLAZA  
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## ±336 - 4,800 SF AVAILABLE

- Anchored by Shoe Palace
- Frontage and access on Rainbow Blvd
- Recently painted shopping center
- Covered parking in the rear
- Easy access to major arterials like Charleston Blvd, Sahara Ave, and Summerlin Pkwy
- Located in a strong retail corridor

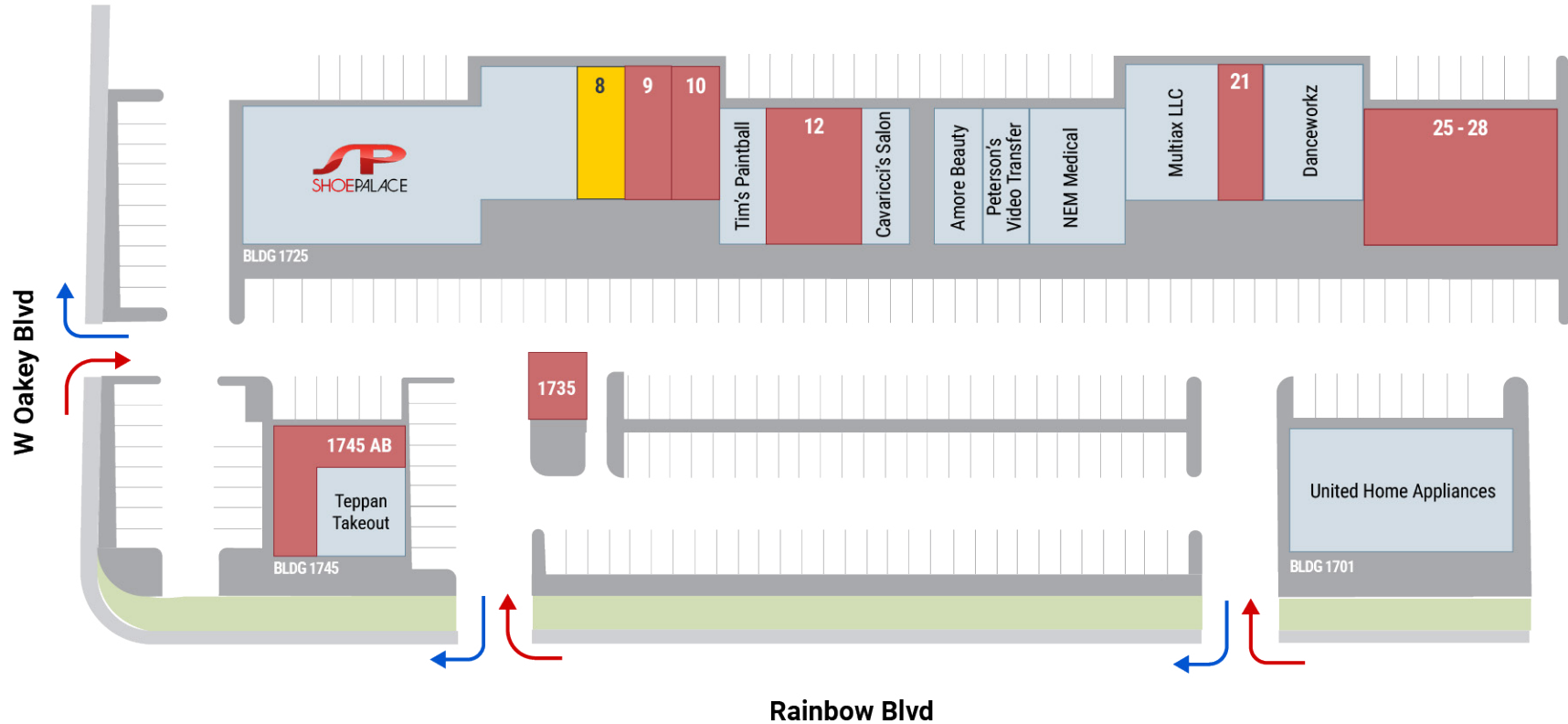
 **LIMITED COMMERCIAL (C-1)**  
ZONING

 **163-03-603-011**  
APN



# PROPERTY SITE PLAN

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Suite	Tenant	Size (SF)	Suite	Tenant	Size (SF)	Suite	Tenant	Size (SF)
1-7	Shoe Palace	± 8,400	15	Amore Beauty	± 1,200	25-28	AVAILABLE	± 4,800
08	NEGOTIATING	± 1,200	16	Peterson's Video Transfer	± 1,200	1701	United Home Appliances	± 5,040
09	AVAILABLE	± 1,200	17-18	NEM Medical	± 2,400	1735	AVAILABLE	± 336
10	AVAILABLE	± 1,200	19-20	Multiplx LLC	± 2,242	1745 AB	AVAILABLE	± 1,700
11	Tim's Paintball	± 1,200	21	AVAILABLE	± 1,288	1745 C	Teppan Takeout	± 1,300
12	AVAILABLE	± 1,800	22-24	Danceworkz	± 3,600			
13-14	Cavaricci's Salon	± 1,800						

# IMMEDIATE AREA AERIAL

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# TRADE AREA AERIAL

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# AREA DEMOGRAPHICS



## POPULATION

1 Mile	3 Miles	5 Miles
14,700	188,521	476,557



## AVERAGE HOUSEHOLD INCOME

1 Mile	3 Miles	5 Miles
\$112,291	\$89,670	\$100,864



## TRAFFIC COUNTS

Rainbow BLvd	Oakey Blvd
50,000 VPD	3,850 VPD

Sources:  
 SitesUSA 2025  
 TRINA, NV DOT 2024



# FOR MORE INFORMATION



[roicre.com](http://roicre.com)

## ROI Commercial Real Estate

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