



RETAIL FOR LEASE

McCarran
INTERNATIONAL AIRPORT

HYATT
PLACE

HORSESHOE
LAS VEGAS

SUBJECT

Serene

Hard Rock
CASINO

CVS
pharmacy

HARMON AVE.

PARADISE RD.



LOGIC

presented by:

TED BAKER
Vice President
702.954.4139
baker@logicCRE.com

MARIA HERMAN
Senior Brokerage Associate
702.954.4125
mherman@logicCRE.com

RICARDO JASSO
Associate
702.954.4124
rjasso@logicCRE.com

HARMON SQUARE

LEASING DETAILS

Inline Space:
\$6.00 - \$8.00 PSF
NNN

Lease Expenses:
\$0.88

Space Available:
3,564 - 4,935 SF



PROPERTY HIGHLIGHTS

- Located in the Paradise resort corridor
- Directly across from the Hard Rock Hotel
- In proximity to UNLV and the Thomas & Mack Center
- Conveniently located near the Las Vegas strip & McCarran International Airport
- Heavily trafficked center
- Join Dunkin' Donuts, Teriyaki Madness, Checkers, Roberto's, Papaya King, Tropical Smoothie Cafe, and more!

DEMOGRAPHICS

POPULATION	1-mile	3-mile	5-mile
2016 Population	18,827	122,630	394,317
HOUSEHOLDS	1-mile	3-mile	5-mile
2016 Households	8,580	53,041	155,106
INCOME	1-mile	3-mile	5-mile
2016 Average HH Income	\$38,500	\$46,267	\$51,793

Updated: 07.14.17







HARMON AVE. // 27,500 CPD



PARADISE RD. // 37,000 CPD



SUITE	TENANT	SF
110	Dunkin' Donuts	
120	Subway	
130	Roberto's Taco Shop	
210	AVAILABLE	4,935
250	Liquor World	
310	Tropical Smoothie Cafe	
320	Teriyaki Madness	
330	AVAILABLE	3,564
340	Papaya King	
410	Checkers	
420	7 Eleven	
430	H2O Poke & Sushi Burrito	



LOGIC

We provide a host of services to our clients that include Property Management and Capital Markets.



PROPERTY MANAGEMENT

LOGIC Property Management team members are tenured professionals with a comprehensive knowledge and understanding of commercial real estate management. We methodically approach each assignment with customized management strategies that meet the client's needs, maintain the property's physical plant, and effectively service tenants.

We know our priority is to cooperate with our tenants by working intelligently to reduce expenses and to serve our owner-clients by identifying creative ways to drive income. We provide for accountability in every step we take, from management to accounting. Logic Property Management will pinpoint a client's goals and objectives, meet challenges, and achieve expected results from your investment.

Contact:

LAUREN VANISKI

Director of Property Management

702.954.4106

laurenv@logicCRE.com

CAPITAL MARKETS

LOGIC Capital Markets is a preferred funding source for investors, developers and operators of commercial real estate. Our loan brokerage service & origination platform provide our clients access to the market's wide range of competitive products for all property types.

Through our relationships which include banks, conduits, life companies, mortgage funds, and hard money lenders, we are able to offer debt and equity financing for the purpose of acquisition, development, refinance, buyouts, and more.

Contact:

BILL SKUPA

Director of Capital Markets

702.954.4131

wskupa@logicCRE.com