

Lake Mead Decatur Shopping Center

1921-1931 N Decatur Blvd Las Vegas, NV 89108
 SWC Lake Mead Blvd & Decatur Ave



FOR LEASE
12,679 SF



PROPERTY HIGHLIGHTS

- 12,679 SF retail space adjoining Smart & Final Extra
- Area surrounded by mature residential neighborhoods
- Well located shopping center with high visibility with over 56,000 cars daily (combined)
- Year built: 1980

	1 mi	3 mi	5 mi
POPULATION	21,391	181,055	472,080
HOUSEHOLDS	7,625	65,105	176,058
AVG HOUSEHOLD INCOME	\$56,950	\$62,733	\$70,784

Source: SitesUSA 2020

LEASING CONTACT

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Trade Area Map



Traffic Counts

Lake Mead Blvd - 18,700 VPD

Decatur Blvd - 35,500 VPD

Source: NV DOT 2019

APN 138-24-703-002

Zoning Commercial District (C-1)

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Suite	Tenant	Size (SF)	Dimension	Suite	Tenant	Size (SF)	Dimension
A1	Mariscos El Puerto	2,990	46 x 65	D17	Tri Color Bakery	1,350	18 x 75
A2	Super Tax	1,188	-	D18	Nevada Auto Insurance	1,500	20 x 75
B1 - B2	Five Star Tavern	2,520	35 x 72	D19	Hair Forum	1,500	20 x 75
B3 - B4	PWS Laundry	2,160	30 x 72	D20	AVAILABLE	1,600	21 x 75
B5	Cricket	1,440	20 x 72	D21	AVAILABLE	1,600	21 x 75
B6 - B9	Chicken Ranch	6,600	88 x 75	E-1	Family Dollar	9,025	95 x 95
B10	La Michoacana	1,080		E-2	AVAILABLE	2,975	31 x 95
B11	Food Factory	1,360		F	Smog Hut	64	8 x 8
B12	Zi Zhen Lin	1,100		G	Carl's Jr	4,008	-
B13	Let's Fry This	1,100		H1	Smoke Shop	1,456	28 x 52
B14	Gata Thai	1,489		H2	Little Caesars	2,400	50 x 48
C	Smart & Final Extra	30,000		H3	MetroPCS	1,000	
C-1	AVAILABLE	12, 679	82.4 x 154	H4	AVAILABLE	2,233	
D16	Discos Diana	1,800	24 x 75	H5	AVAILABLE	1,738	