

Walmart 

6005

GROUND LEASE AND BTS PADS AVAILABLE

MCCARRAN MARKETPLACE

**5715-6035 S EASTERN AVE
LAS VEGAS, NV 89119**

HIGHLIGHTS

OPPORTUNITY BENEFITS



±560,000 SF Walmart & Lowe's anchored power center & national tenant mix



Endcap with potential patio opportunity ready for lease



Great Ingress/Egress



Tesla supercharger lot with space for drive-thru ATMs



PROPERTY DETAILS

- » Available Space: ±1,185 - 9,383 SF
- » Retail Space: ±56,000 SF
- » Rent: Inquire With Broker
- » Zoning: C-2
- » Ground Lease or Build To Suit Pad: Available: ±2.97 Acres

AMONGST GOOD COMPANY



SITE PLAN

LEASED

AVAILABLE



SURREY LANE

E PATRICK LANE

E OQUENDO ROAD

RUSSELL ROAD

6005

Walmart
Save money. Live better.

5915

PETSMART

Office DEPOT

ROSS
DRESS FOR LESS

104

5825

Sports Park

Sports Park

±2.97 Acres BTS or Ground Lease

B9

DOLLAR TREE

TESLA
SUPERCHARGER

Starbucks
DRIVE THRU

THIS AREA:
Under Construction

Tanner

Bank of America

DELTA

Home Depot

116	101/102
115	103
114	104/105
112/113	106
111	107
110	108
109	

(NAP)

100
102/103
104
105
106

CVS

106	104	103	102	101
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105	104	103	102	101
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Pad A3
+/-0.67 AC

6081

6035

5975

5955

5905

5835

5795

5775

5715

Pylon Sign

Pylon Sign

Pylon Sign

S EASTERN AVENUE

SITE PLAN



BLDG	UNIT	TENANT	SQ FT
6005		Walmart	217,736
5915	101	Petsmart	20,087
	102	Office Depot	20,000
	103	Ross Dress for Less	30,174
	104	Today's Discount Furniture	3,203
	105-106	Dollar Tree	11,200
6081	150	Panera Bread	5,210
		AVAILABLE	4,400
6035		Bank of America	4,698
5975		Del Taco	2,260
5955		Farmer Boys	3,000
5905	101-102	Optic Gallery	3,662
	103	H&R Block	1,280
	104-105	China Dragon/Hawaiian BBQ	2,560
	106	National Guard	1,280
	107	Gadget Repair	1,280
	108	Jamba Juice	2,364
	109	Firehouse Subs	2,364
	110	Dulce Michoacan	1,280
	111	AVAILABLE	1,280
	112-113	Eastern Hills Dental	2,560
	114	AVAILABLE	1,208
	115	Sally Beauty Supply	1,792
	116	AT&T	1,870
PAD A3		AVAILABLE	0.67 Acres

SITE PLAN

LEASED

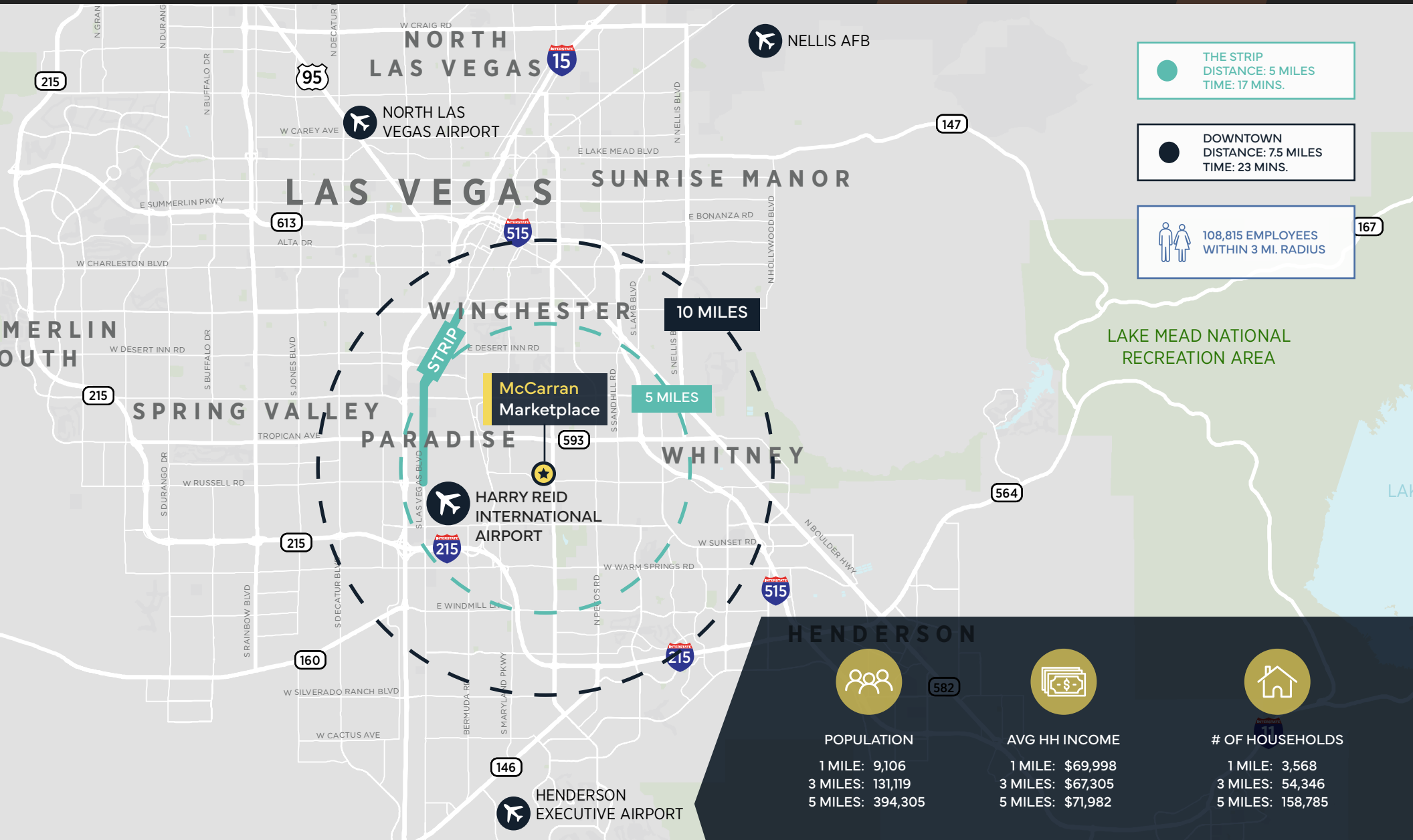
AVAILABLE

MATTERPORT VIRTUAL TOUR



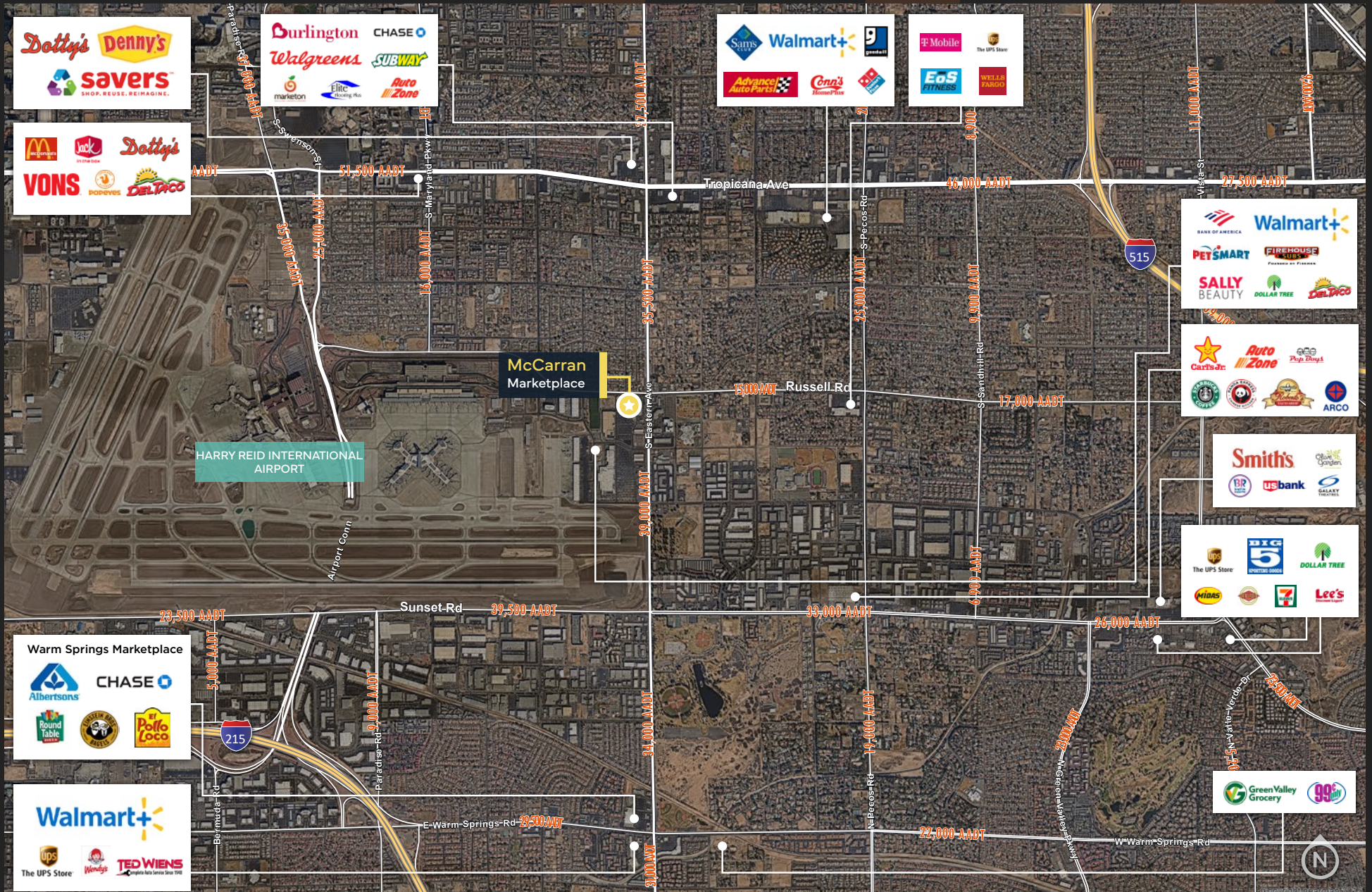
BLDG	UNIT	TENANT	SQ FT
5825		Lowe's	169,793
5835	100	AVAILABLE	2,983
	102-103	AVAILABLE	3,200
	104	AVAILABLE	1,620
	105	AVAILABLE	1,580
	106	Partell Pharmacy	6,348
5795		Carl's Jr	3,198
5775	101	Verizon Wireless	1,920
	102	AVAILABLE	1,185
	103	Alfredo's Jewelry	1,200
	104	AVAILABLE	1,710
	106	FedEx Office	2,670
5715	101	Starbucks	1,920
	102	Port of Subs	1,200
	103	AVAILABLE	1,200
	104	Hana Ramen	1,200
	105	Chipotle Mexican Grill	1,920
PAD B2		Tesla Supercharger	0.70 Acres
PAD B8	BLDG. A	Starbucks Drive-Thru	2,366
PAD B8	BLDG. B	Potential Drive-Thru Bldg	3,260
PAD B9		AVAILABLE	2.97 Acres

DRIVE TIME MAP & DEMOGRAPHICS





AMENITIES & TRANSIT





For More Information, Please Contact:

Dan Hubbard

Managing Director

+1 702 688 6934

dan.hubbard@cushwake.com

LIC #S.0013713.LLC

Fernando Martinez-Reding

Associate

+1 702 605 1746

fernando.martinezreding@cushwake.com

LIC #S.0200151

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MARKETPLACE**

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LAS VEGAS, NV 89119