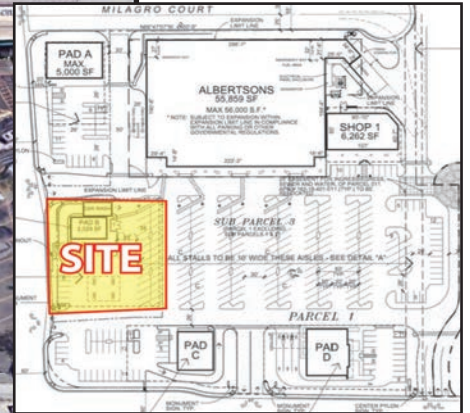


# PAD FOR SALE

Flamingo Promenade  
NEC Flamingo & Hualapai



## Highlights:

- Pad for sale in grocery anchored center - \$3,200,000
- +/- .76 acres, Zoned C-2, can accommodate a maximum of 5200sf building
- Pad rough graded with curb, gutter, landscaping and utilities to site
- South Summerlin still growing!
- Grocery, Rx and alcohol for off premises consumption will be restricted
- Purchase subject to seller's site plan and use approvals

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sage

COMMERCIAL  
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\* The information contained herein has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness.

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FOR MORE  
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## Demographics

	1 mile	3 mile	5 mile
2022 Est. Population	17,695	141,239	305,413
2022 Est. Median HH Income	\$75,042	\$71,985	\$72,990