



Sahara Bar/ Tavern

1000 E. Sahara, Las Vegas, NV 89104



Integrity | Service | Results



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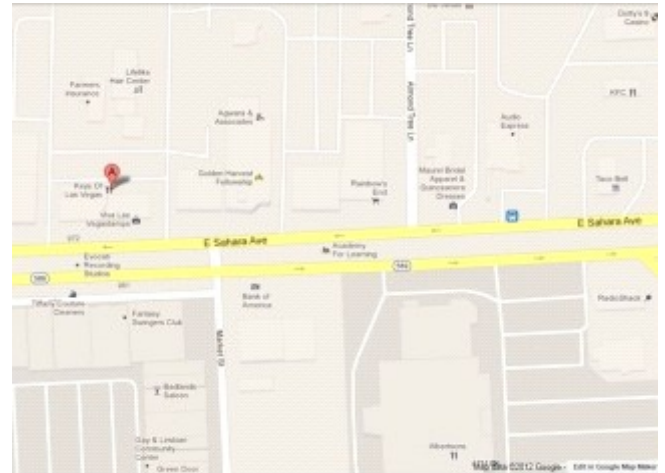
VISIBILITY!

Sahara Bar/ Tavern

\$1 /SF/Month

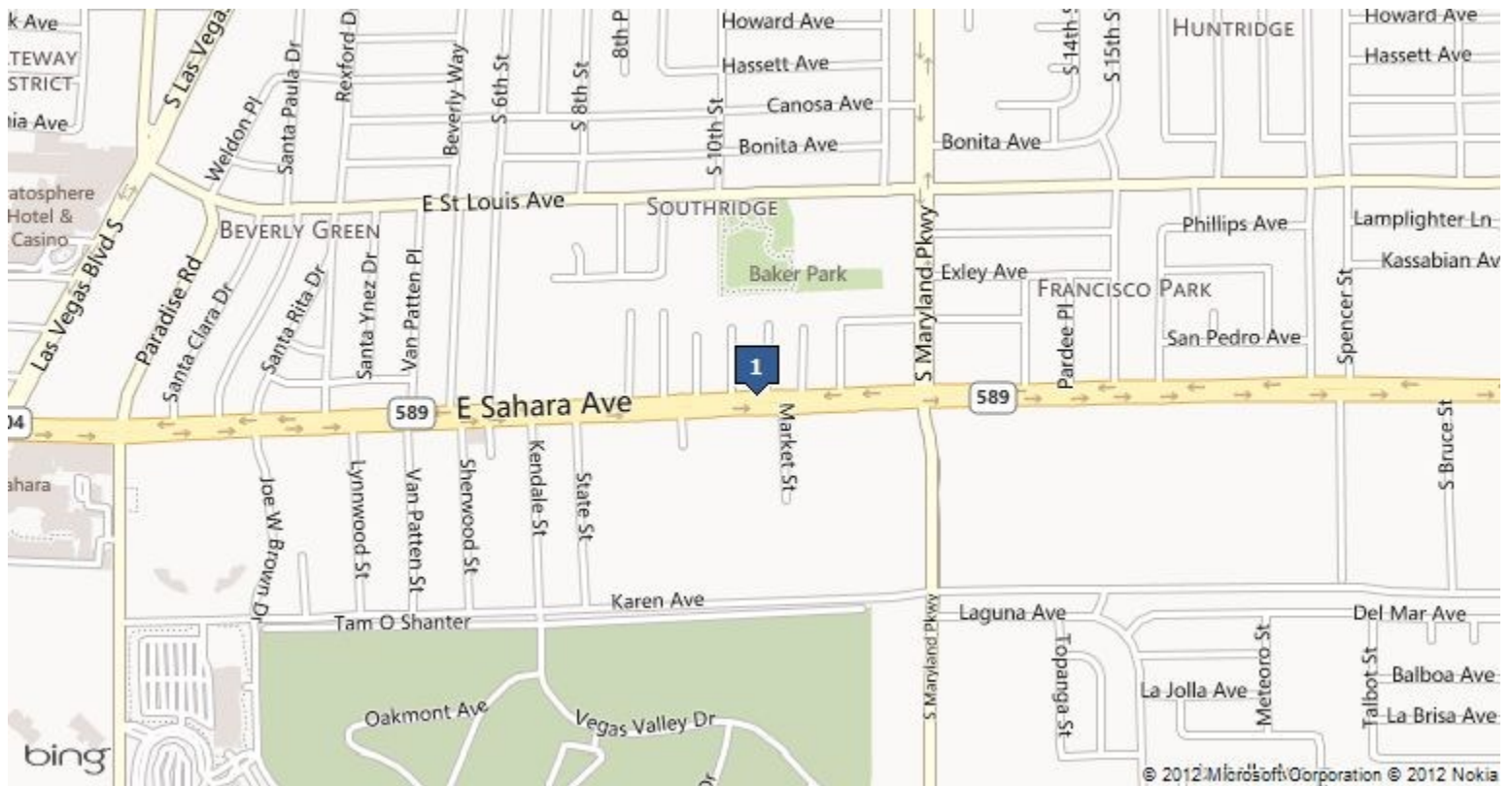
BAR/ TAVERN Location, ready for move-in. Location has City of Las Vegas Liquor License. Previous slot route is interested in working with new Bar owner.

Total Space Available:	3,000 SF
Rental Rate:	\$1 /SF/Month
Property Type:	Retail
Property Sub-type:	Street Retail
Building Size:	9,000 SF
Lot Size:	1.50 AC



Space 1

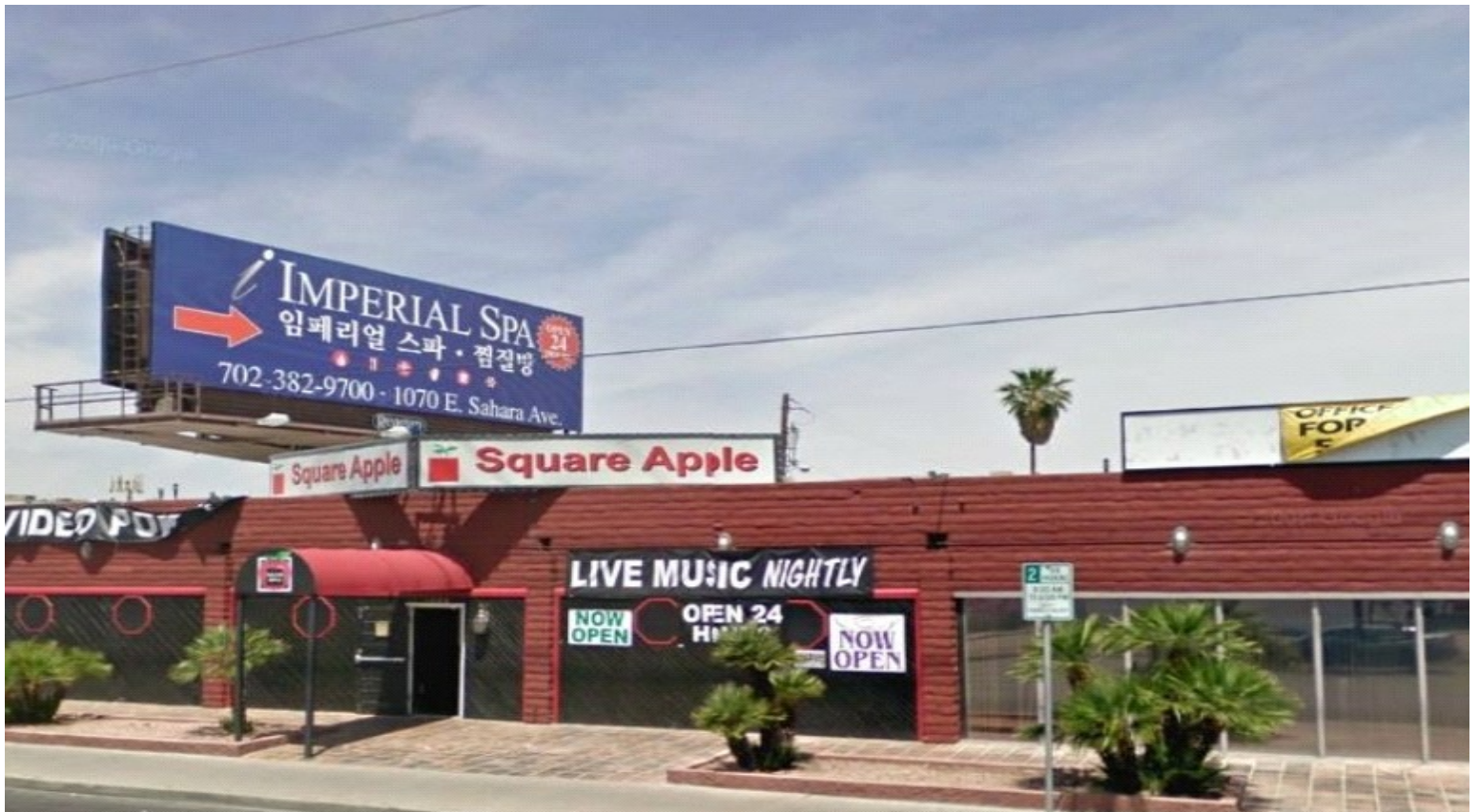
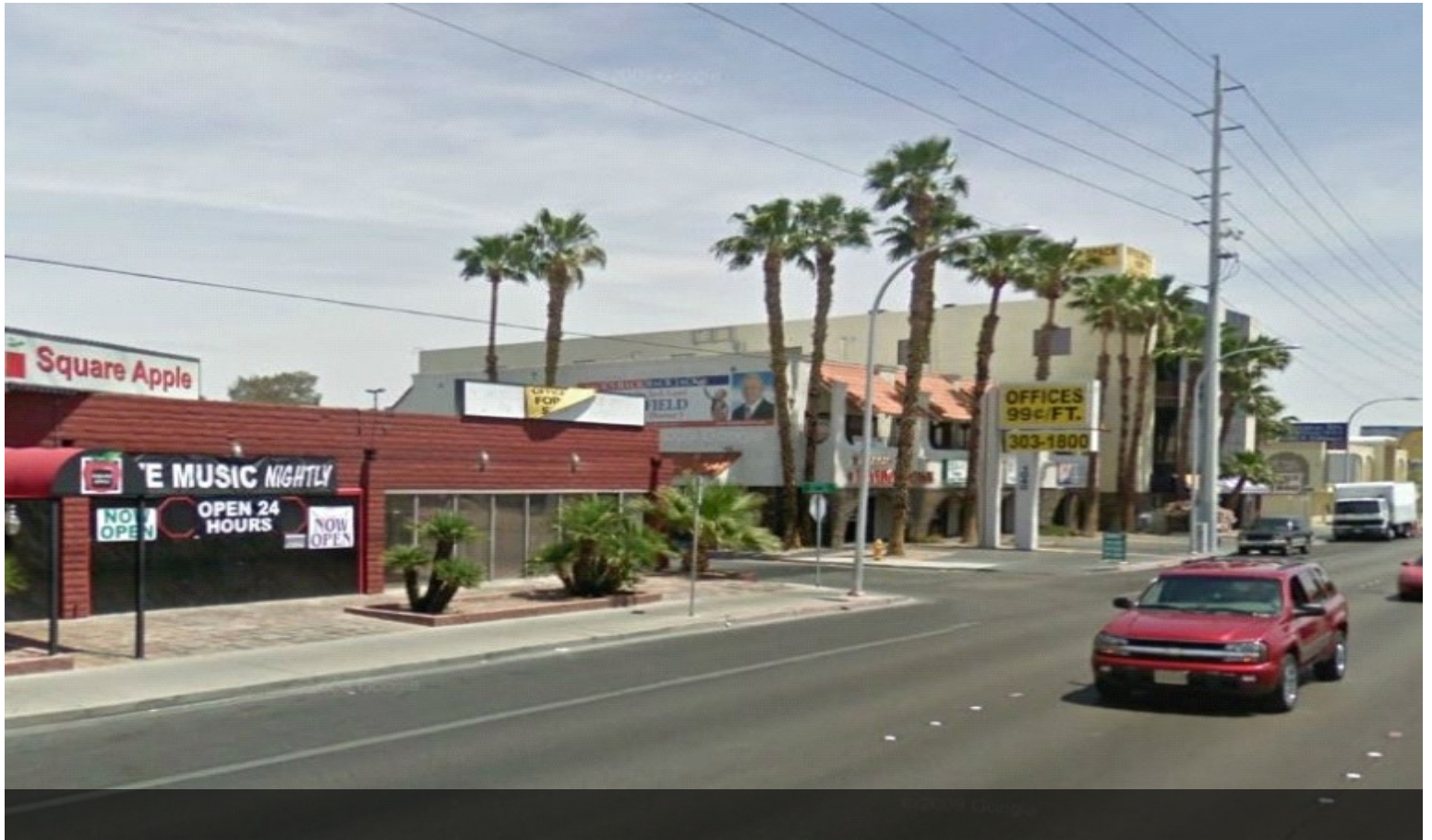
Space Available	3,000 SF	Bar / Tavern
Rental Rate	\$1 /SF/Month	
Space / Lot Type	Street Retail	
Additional Space / Lot Types	Special Purpose (Other)	
Lease Type	NNN	
Pct. Procurement Fee	3.00%	



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Located on Sahara Ave. west of Maryland Parkway and east of Las Vegas Blvd. High traffic counts, direct visibility on Sahara.

Property Photos



Demographics

Population	1-mi.	3-mi.	5-mi.
2011 Male Population	11,845	92,767	257,766
2011 Female Population	10,300	76,672	231,073
% 2011 Male Population	53.49%	54.75%	52.73%
% 2011 Female Population	46.51%	45.25%	47.27%
2011 Total Adult Population	16,794	132,655	353,801
2011 Total Daytime Population	35,914	357,953	737,891
2011 Total Daytime Work Population	24,846	272,840	481,141
2011 Median Age Total Population	35	34	31
2011 Median Age Adult Population	43	41	40
2011 Age 0-5	2,029	14,097	51,269
2011 Age 6-13	2,212	14,664	56,004
2011 Age 14-17	1,109	8,023	27,764
2011 Age 18-20	852	7,682	21,130
2011 Age 21-24	1,354	12,194	33,618
2011 Age 25-29	1,698	14,886	42,198
2011 Age 30-34	1,649	13,365	38,611
2011 Age 35-39	1,589	12,395	34,668
2011 Age 40-44	1,576	12,075	32,387
2011 Age 45-49	1,461	11,443	30,272
2011 Age 50-54	1,270	9,832	25,981
2011 Age 55-59	1,103	8,681	22,748
2011 Age 60-64	1,001	7,740	19,799
2011 Age 65-69	803	6,255	15,807
2011 Age 70-74	717	5,086	12,360
2011 Age 75-79	719	4,658	10,614
2011 Age 80-84	567	3,604	7,767
2011 Age 85+	433	2,758	5,841
% 2011 Age 0-5	9.16%	8.32%	10.49%
% 2011 Age 6-13	9.99%	8.65%	11.46%
% 2011 Age 14-17	5.01%	4.74%	5.68%
% 2011 Age 18-20	3.85%	4.53%	4.32%
% 2011 Age 21-24	6.12%	7.20%	6.88%
% 2011 Age 25-29	7.67%	8.79%	8.63%
% 2011 Age 30-34	7.45%	7.89%	7.90%
% 2011 Age 35-39	7.18%	7.32%	7.09%
% 2011 Age 40-44	7.12%	7.13%	6.63%
% 2011 Age 45-49	6.60%	6.75%	6.19%
% 2011 Age 50-54	5.74%	5.80%	5.31%
% 2011 Age 55-59	4.98%	5.12%	4.65%
% 2011 Age 60-64	4.52%	4.57%	4.05%
% 2011 Age 65-69	3.63%	3.69%	3.23%
% 2011 Age 70-74	3.24%	3.00%	2.53%
% 2011 Age 75-79	3.25%	2.75%	2.17%

Demographics

Population (Cont.)	1-mi.	3-mi.	5-mi.
% 2011 Age 80-84	2.56%	2.13%	1.59%
% 2011 Age 85+	1.96%	1.63%	1.19%
2011 White Population	12,280	88,860	243,815
2011 Black Population	1,794	20,455	62,090
2011 Asian/Hawaiian/Pacific Islander	1,921	12,254	30,707
2011 American Indian/Alaska Native	244	1,735	4,302
2011 Other Population (Incl 2+ Races)	5,905	46,136	147,924
2011 Hispanic Population	10,673	75,415	241,621
2011 Non-Hispanic Population	11,471	94,024	247,218
% 2011 White Population	55.46%	52.44%	49.88%
% 2011 Black Population	8.10%	12.07%	12.70%
% 2011 Asian/Hawaiian/Pacific Islander	8.68%	7.23%	6.28%
% 2011 American Indian/Alaska Native	1.10%	1.02%	0.88%
% 2011 Other Population (Incl 2+ Races)	26.67%	27.23%	30.26%
% 2011 Hispanic Population	48.20%	44.51%	49.43%
% 2011 Non-Hispanic Population	51.80%	55.49%	50.57%
2000 Non-Hispanic White	10,342	83,842	217,439
2000 Non-Hispanic Black	1,123	17,438	58,459
2000 Non-Hispanic Amer Indian/Alaska Native	303	1,358	2,997
2000 Non-Hispanic Asian	1,296	9,351	23,419
2000 Non-Hispanic Hawaiian/Pacific Islander	149	1,094	1,997
2000 Non-Hispanic Some Other Race	16	299	712
2000 Non-Hispanic Two or More Races	701	5,499	13,918
% 2000 Non-Hispanic White	74.24%	70.53%	68.18%
% 2000 Non-Hispanic Black	8.06%	14.67%	18.33%
% 2000 Non-Hispanic Amer Indian/Alaska Native	2.18%	1.14%	0.94%
% 2000 Non-Hispanic Asian	9.30%	7.87%	7.34%
% 2000 Non-Hispanic Hawaiian/Pacific Islander	1.07%	0.92%	0.63%
% 2000 Non-Hispanic Some Other Race	0.11%	0.25%	0.22%
% 2000 Non-Hispanic Two or More Races	5.03%	4.63%	4.36%
Population Change	1-mi.	3-mi.	5-mi.
Total Employees	n/a	n/a	n/a
Total Establishemnts	n/a	n/a	n/a
2011 Total Population	22,145	169,439	488,838
2011 Total Households	8,737	67,684	174,830
Population Change 1990-2011	2,826	12,833	98,886
Household Change 1990-2011	-407	-5,201	14,279
% Population Change 1990-2011	14.63%	8.19%	25.36%
% Household Change 1990-2011	-4.45%	-7.14%	8.89%

Demographics

Population Change (Cont.)

	1-mi.	3-mi.	5-mi.
Population Change 2000-2011	-63	-15,490	-5,074
Household Change 2000-2011	-442	-8,597	-9,691
% Population Change 2000-2011	-0.28%	-8.38%	-1.03%
% Households Change 2000-2011	-4.82%	-11.27%	-5.25%

Housing

	1-mi.	3-mi.	5-mi.
2000 Total Housing Units	10,362	85,324	202,277
2000 Occupied Housing Units	9,195	76,195	184,660
2000 Owner Occupied Housing Units	3,346	23,481	78,375
2000 Renter Occupied Housing Units	5,849	52,714	106,286
2000 Vacant Housing Units	1,167	9,129	17,617
% 2000 Occupied Housing Units	88.74%	89.30%	91.29%
% 2000 Owner Occupied Housing Units	32.29%	27.52%	38.75%
% 2000 Renter Occupied Housing Units	56.45%	61.78%	52.54%
% 2000 Vacant Housing Units	11.26%	10.70%	8.71%

Income

	1-mi.	3-mi.	5-mi.
2011 Median Household Income	\$38,550	\$31,543	\$37,336
2011 Per Capita Income	\$20,571	\$18,085	\$17,540
2011 Average Household Income	\$52,139	\$45,273	\$49,044
2011 Household Income < \$10,000	711	8,457	17,326
2011 Household Income \$10,000-\$14,999	531	6,156	12,091
2011 Household Income \$15,000-\$19,999	460	5,856	12,941
2011 Household Income \$20,000-\$24,999	631	6,543	14,402
2011 Household Income \$25,000-\$29,999	829	5,493	13,359
2011 Household Income \$30,000-\$34,999	737	4,331	11,900
2011 Household Income \$35,000-\$39,999	659	4,089	11,546
2011 Household Income \$40,000-\$44,999	453	3,322	10,576
2011 Household Income \$45,000-\$49,999	347	2,650	8,879
2011 Household Income \$50,000-\$59,999	929	4,855	15,260
2011 Household Income \$60,000-\$74,999	819	5,178	14,419
2011 Household Income \$75,000-\$99,999	676	4,800	14,682
2011 Household Income \$100,000-\$124,999	345	2,437	7,415
2011 Household Income \$125,000-\$149,999	245	1,290	4,287
2011 Household Income \$150,000-\$199,999	222	1,173	3,046
2011 Household Income \$200,000-\$249,999	42	318	785
2011 Household Income \$250,000-\$499,999	73	602	1,727
2011 Household Income \$500,000+	25	135	190
2011 Household Income \$200,000+	141	1,055	2,701
% 2011 Household Income < \$10,000	8.14%	12.49%	9.91%
% 2011 Household Income \$10,000-\$14,999	6.08%	9.10%	6.92%
% 2011 Household Income \$15,000-\$19,999	5.27%	8.65%	7.40%

Demographics

Income (Cont.)	1-mi.	3-mi.	5-mi.
% 2011 Household Income \$20,000-\$24,999	7.22%	9.67%	8.24%
% 2011 Household Income \$25,000-\$29,999	9.49%	8.12%	7.64%
% 2011 Household Income \$30,000-\$34,999	8.44%	6.40%	6.81%
% 2011 Household Income \$35,000-\$39,999	7.55%	6.04%	6.60%
% 2011 Household Income \$40,000-\$44,999	5.19%	4.91%	6.05%
% 2011 Household Income \$45,000-\$49,999	3.97%	3.92%	5.08%
% 2011 Household Income \$50,000-\$59,999	10.64%	7.17%	8.73%
% 2011 Household Income \$60,000-\$74,999	9.38%	7.65%	8.25%
% 2011 Household Income \$75,000-\$99,999	7.74%	7.09%	8.40%
% 2011 Household Income \$100,000-\$124,999	3.95%	3.60%	4.24%
% 2011 Household Income \$125,000-\$149,999	2.81%	1.91%	2.45%
% 2011 Household Income \$150,000-\$199,999	2.54%	1.73%	1.74%
% 2011 Household Income \$200,000-\$249,999	0.48%	0.47%	0.45%
% 2011 Household Income \$250,000-\$499,999	0.84%	0.89%	0.99%
% 2011 Household Income \$500,000+	0.29%	0.20%	0.11%
% 2011 Household Income \$200,000+	1.61%	1.56%	1.54%

Retail Sales Volume	1-mi.	3-mi.	5-mi.
2011 Children/Infants Clothing Stores	\$2,666,793	\$18,534,500	\$49,822,340
2011 Jewelry Stores	\$1,968,899	\$13,742,400	\$37,084,611
2011 Mens Clothing Stores	\$4,135,952	\$29,069,138	\$77,346,822
2011 Shoe Stores	\$3,865,456	\$26,841,380	\$71,695,069
2011 Womens Clothing Stores	\$7,696,988	\$53,819,877	\$143,277,787
2011 Automobile Dealers	\$51,317,475	\$341,907,844	\$946,695,613
2011 Automotive Parts/Acc/Repair Stores	\$6,200,199	\$42,552,347	\$115,300,012
2011 Other Motor Vehicle Dealers	\$1,877,451	\$13,090,213	\$34,930,607
2011 Tire Dealers	\$1,632,716	\$11,208,198	\$30,524,693
2011 Hardware Stores	\$827,874	\$5,567,478	\$14,407,178
2011 Home Centers	\$5,762,278	\$38,379,232	\$104,101,712
2011 Nursery/Garden Centers	\$1,684,726	\$11,506,360	\$31,519,940
2011 Outdoor Power Equipment Stores	\$676,625	\$4,214,184	\$12,236,597
2011 Paint/Wallpaper Stores	\$222,012	\$1,460,273	\$4,032,126
2011 Appliance/TV/Other Electronics Stores	\$4,635,487	\$32,555,349	\$86,899,571
2011 Camera/Photographic Supplies Stores	\$798,962	\$5,480,250	\$14,784,054
2011 Computer/Software Stores	\$2,512,204	\$17,129,260	\$46,369,157
2011 Beer/Wine/Liquor Stores	\$2,916,554	\$20,314,093	\$54,383,339
2011 Convenience/Specialty Food Stores	\$3,429,652	\$29,002,496	\$90,438,466
2011 Restaurant Expenditures	\$17,011,668	\$137,300,146	\$425,116,658
2011 Supermarkets/Other Grocery excl Conv	\$35,033,987	\$239,465,498	\$647,363,156
2011 Furniture Stores	\$4,913,321	\$33,749,757	\$91,318,108
2011 Home Furnishings Stores	\$2,998,756	\$21,220,957	\$56,119,889
2011 Gen Merch/Appliance/Furniture Stores	\$43,845,031	\$303,139,165	\$815,098,631
2011 Gasoline Stations w/ Convenience Stores	\$25,728,173	\$188,076,166	\$506,779,409
2011 Other Gasoline Stations	\$22,298,520	\$159,073,669	\$416,340,926
2011 Department Stores excl Leased Depts	\$48,480,522	\$335,694,527	\$901,998,222

Demographics

Retail Sales Volume (Cont.)

	1-mi.	3-mi.	5-mi.
2011 General Merchandise Stores	\$38,931,710	\$269,389,407	\$723,780,527
2011 Other Health/Personal Care Stores	\$3,335,945	\$22,416,019	\$61,559,500
2011 Pharmacies/Drug Stores	\$16,903,395	\$115,555,179	\$312,635,989
2011 Pet/Pet Supplies Stores	\$2,516,539	\$17,184,769	\$46,295,630
2011 Book/Periodical/Music Stores	\$932,594	\$7,238,769	\$17,842,030
2011 Hobby/Toy/Game Stores	\$1,273,577	\$7,563,106	\$22,320,849
2011 Musical Instrument/Supplies Stores	\$449,334	\$3,044,456	\$8,330,441
2011 Sewing/Needlework/Piece Goods Stores	\$164,397	\$1,207,010	\$3,070,838
2011 Sporting Goods Stores	\$2,095,403	\$16,408,063	\$40,701,761
2011 Video Tape Stores - Retail	\$394,055	\$2,714,444	\$7,331,659