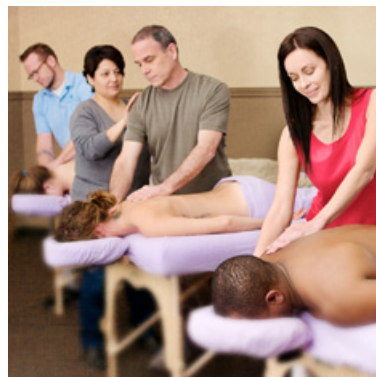




RED FEATHER PLAZA

CONTINUING EDUCATION SPACE IN LAS VEGAS



EXCLUSIVELY REPRESENTED BY:



CUSHMAN & WAKEFIELD

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Well established vocational school (Nevada Career Institute) with approximately 300 active students in six different programs (medical assistance, medical billing, nursing, surgical technology, central technology and massage) and over 20 years of history is relocating to a larger facility, creating an opportunity for another vocational school to benefit from its departure.

16 Class Rooms

6 Testing Rooms

8 Restrooms

14 Entrances

Raised floor computer lab with seating for 30 students

Admin Offices

Break Rooms

Storage Rooms

Each suite features a unique set of classrooms catered to a specific discipline. 14 separate entrances provide the ability to channel traffic to specific locations, while keeping other areas quiet. Outdoor break areas on both the first and second floor provide for a flexible and open student environment. Landlord will remodel/reconfigure existing suites to tenant's specifications.



FOR LEASING INFORMATION, PLEASE CONTACT
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Red Feather Plaza offers a diverse campus environment with excellent access via 4 drive ways and ample parking (385 spaces). The center features two full service eating establishments, a barber shop, a beauty salon, a music school, a language school, and several other service establishments. The property is located directly adjacent to the North Las Vegas Airport, within 15 minutes of Downtown and the Las Vegas Strip. Housing in the area consists of a mixture of apartments and single family residences.

The Red Feather Plaza campus is conveniently located at the intersection of three major arterials, Cheyenne Avenue, Decatur Boulevard, and Rancho Drive. All with a combined traffic count of over 65,000 cars per day, this center provides excellent exposure, visibility and access. The property is within walking distance of a number of quick service restaurants including McDonalds, Subway, Taco Bell, Jack in The Box, Sonic, Wienerschnitzel, Maggoos' Tavern, 7-11, etc. Two major bus routes stop immediately in front of the entrances to the campus.

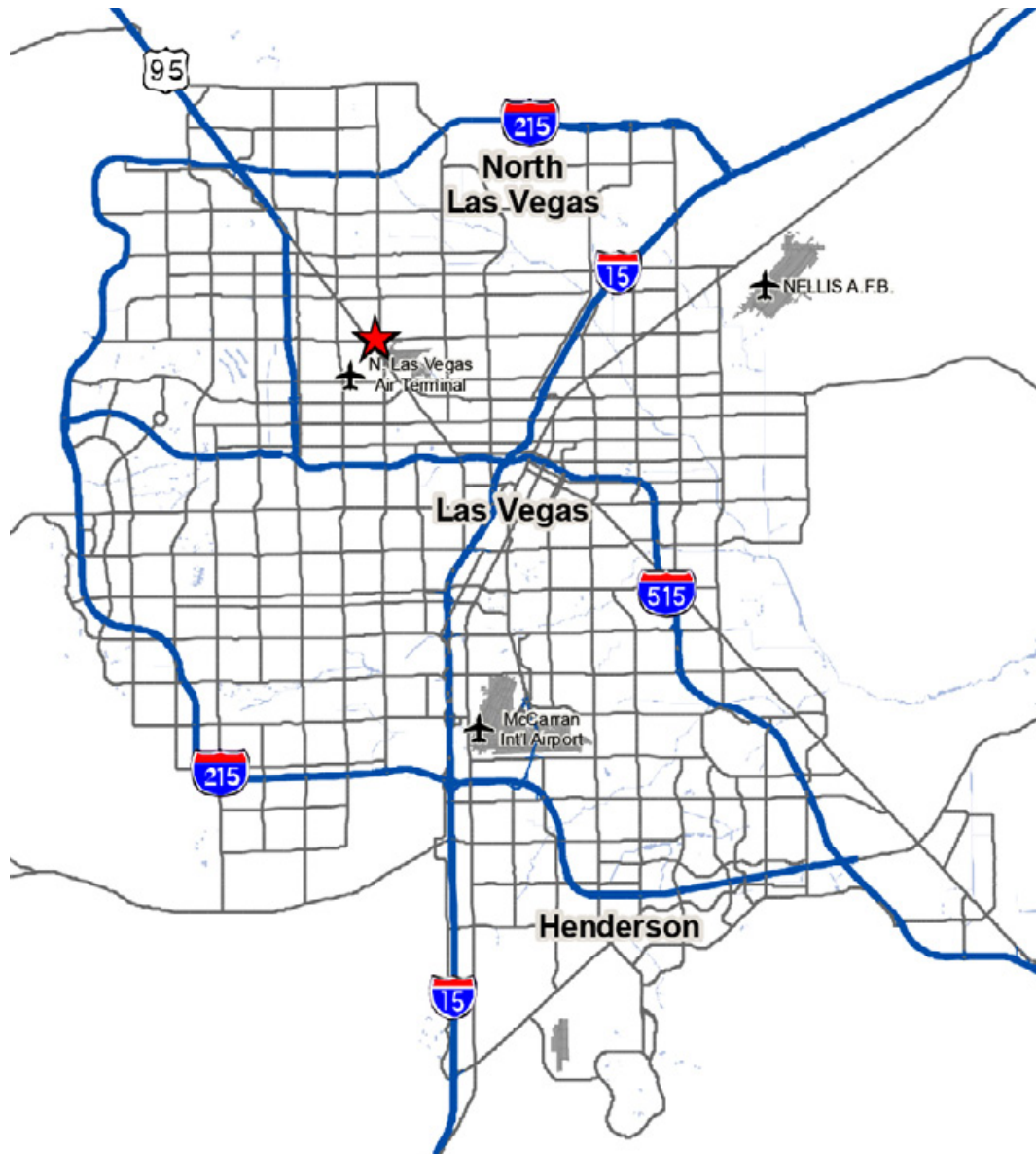
Demographics	3Mile
Population	
2010 Estimated Population	164,093
2016 Projected Population	173,936
2010 Daytime Population	200,267
Households	
2010 Estimated Households	56,365
2016 Projected Households	59,604
2010 Est. Median HH Income	52,730
2010 Est. Per Capita Income	21,978

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