

For Lease

Flamingo & Eastern Retail Center



Do Not Disturb Tenant or Discuss Opportunity with Other Tenants

4161 S. Eastern Ave.
Las Vegas, NV 89119

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Listing Snapshot



\$1.35 PSF NNN
Lease Rate



± 26,600 SF
Available Square Footage



Central East
Submarket

Property Highlights

- **Space is available in June 2026**
- Jr. box available. Last vacant space in this fully occupied and busy retail center
- High visibility location; situated on the signalized hard corner with multiple points of ingress/egress
- Major trade area comprised of well-established retail, professional, and medical users
- Central location with dense surrounding residential population
- Pylon signage available



Demographics

	1-mile	3-mile	5-mile
2025 Population	23,284	169,523	444,740
2025 Average Household Income	\$73,732	\$77,639	\$78,859
2025 Total Households	10,714	71,776	181,626





Site Plan

Available

Suite	Tenant	SF
4161 A-1&2	Ono Sushi	±1,800 SF
4161 A-3	Asesoria Nutricional Inc	±1,500 SF
4161 A-5	R. Smoke	±1,200 SF
4161 A-6	Orchid Thai Spa	±1,200 SF
4161 A-7	T-Mobile	±0,000 SF
4161 A-9&10	State Farm	±1,535 SF
4161 A-11&12	Carnital Y Tortas	±1,900 SF
4161 B-1	Diego Santiago	±980 SF
4161 B-2	Int'l Beauty Salon	±1,260 SF
4161 B-3&4	Santa Rosa Medical Centers	±2,890 SF
4131	AVAILABLE (JUNE 2026)	±26,600 SF
4131 300	Latin Sound Jewelers	±1,311 SF
4161 E-1&2	Believe Enterprise LLC	±1,800 SF
4161 E-3	Washington Tax	±900 SF
4161 E-4	Herrera Taylors	±900 SF
4161 E-5	Lester Marzo Mendez	±900 SF
4161 E-6,7 & 8	Jamie Toop DDS, LLC	±2,780 SF
4125 101 & 2	Check City	±2,500 SF
4125 103	Eyebrows R Us	±1,000 SF
4125 104	Monterey Insurance	±1,000
4125 105	Pink Nails	±1,200
4125 106 & 7	Dunkin Donuts	±1,800 SF



Property Photos



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For inquiries please
reach out to our team.

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