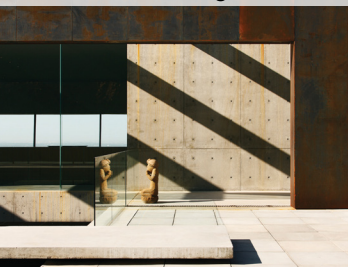


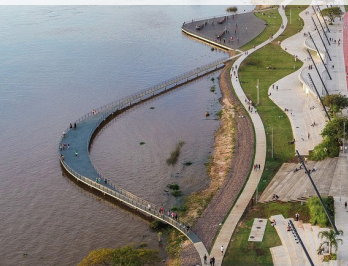
Health & Wellness Program



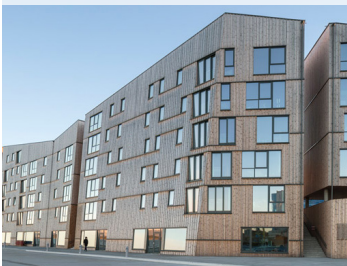
Commercial F+B



Riverfront Terraces & Promenade



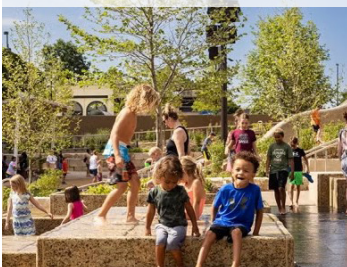
Multi-family Housing



Artful Placemaking



Family Friendly



Shaded Walkways



Desert-inspired Materials



Public Amenities



Beach Access



THE LAUGHLIN RIVERWALK DISTRICT



**175 ACRES
MIXED-USE COMMUNITY
RIVERFRONT ACCESS
LIFESTYLE DRIVEN
1.5 MILE PROMENADE**



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VISION

The Laughlin Riverwalk District is a once-in-a-generation riverfront development opportunity in Bullhead City, a regional gateway on the Colorado River where lifestyle tourism, day-trip recreation, and year-round desert amenities converge. Anchored by **uninterrupted river frontage**, high-visibility access from regional corridors, and a planned, phased 10-year delivery (2026–2036), this masterplan is designed to capture robust consumer spending, deliver attractive multifamily cash flows, and create a mixed-use destination with durable long-term value for developers and equity partners.

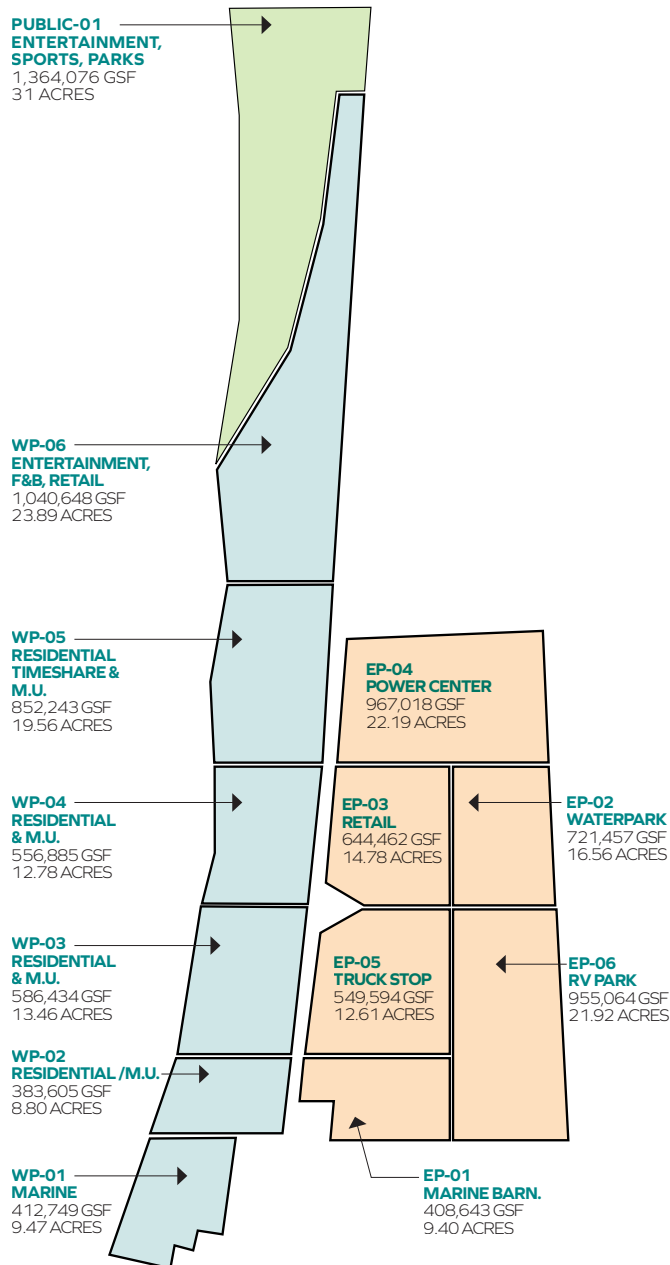
Developable riverfront parcels in the tri-state Colorado River corridor are limited. The project provides contiguous frontage that enables **experiences and amenities** competitors cannot replicate.

The masterplan supports a **blended income strategy** premium street-front retail and restaurant leases, experiential entertainment anchors (river tours, waterfront amphitheater, family attractions), and high-demand multifamily apartment communities targeting workforce, retirees, and seasonal tenants.

LOCATION



PARCELS



SITE PLAN

