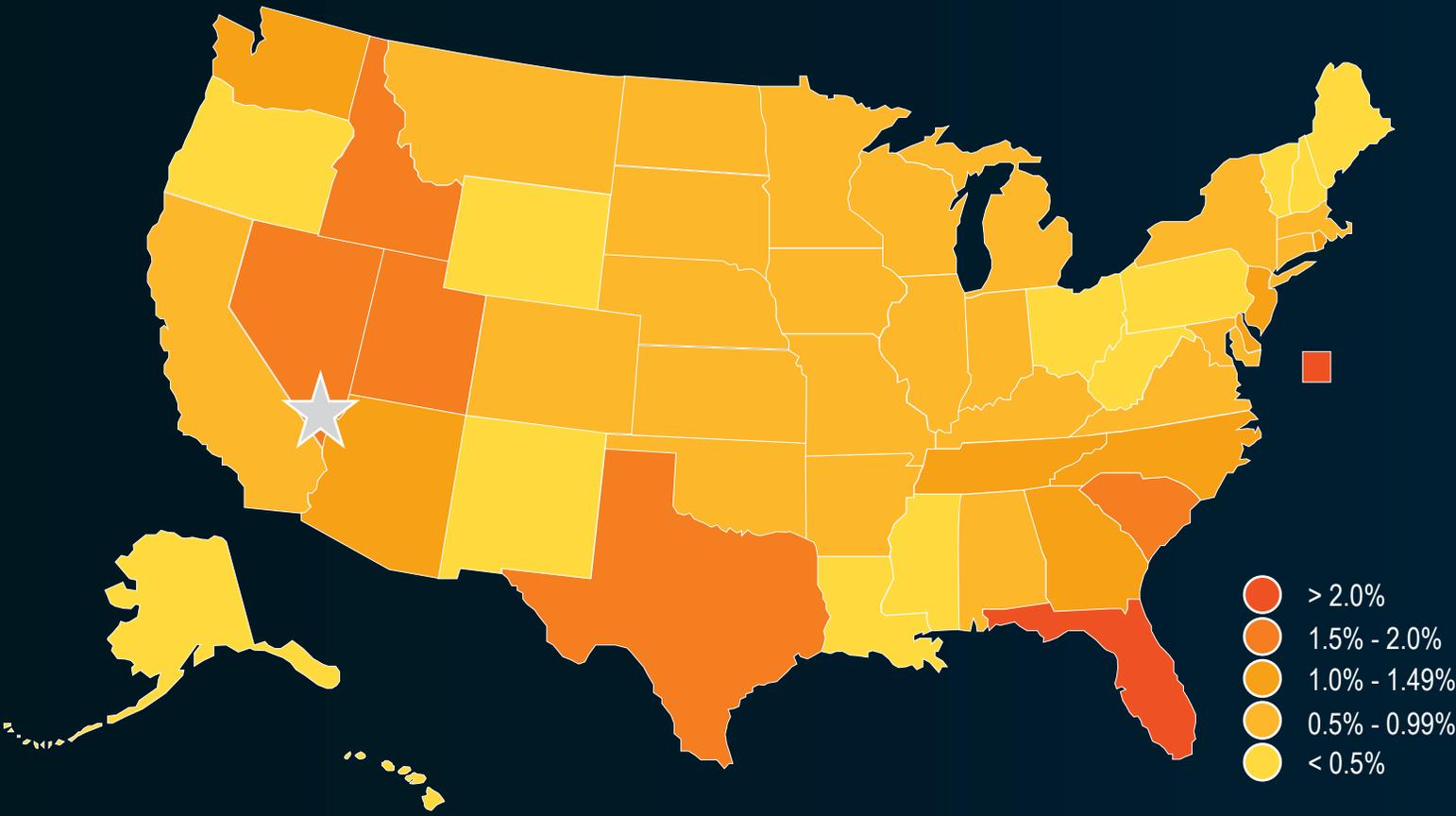


**10 Things You Should Know**

**ABOUT  
SOUTHERN  
NEVADA**

# 01 Southern Nevada is consistently one of the fastest growing MSAs in the country

## Population Growth By State



### FASTEST GROWING (2023-2024) Major U.S. Metros

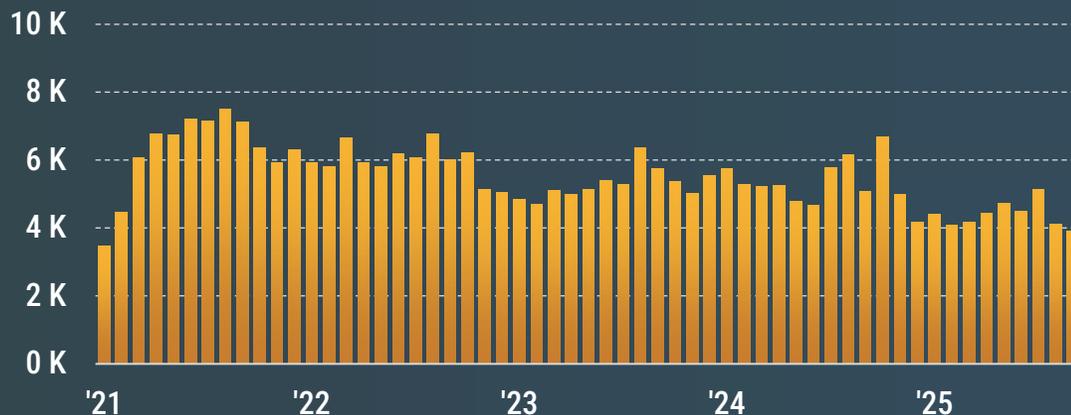
1	Orlando, FL	2.7%
2	Houston, TX	2.6%
3	Austin, TX	2.3%
4	Dallas, TX	2.2%
5	Charlotte, NC	2.2%
6	Miami, FL	1.9%
7	<b>Las Vegas, NV</b>	<b>1.9%</b>
8	San Antonio, TX	1.7%
9	Phoenix, AZ	1.7%
10	Seattle, WA	1.6%

Source: US Census Bureau (2024). Note: Ranked by the 30 largest metro areas in the nation.

# 02 Population growth indicators demonstrate the community remains in high demand



**Drivers License Surrenders<sup>1</sup>**



When people move to Southern Nevada, they exchange their out-of-state drivers license for a local license. This provides an indication of the number of new residents to the area.



**Electric Meter Connections<sup>2</sup>**

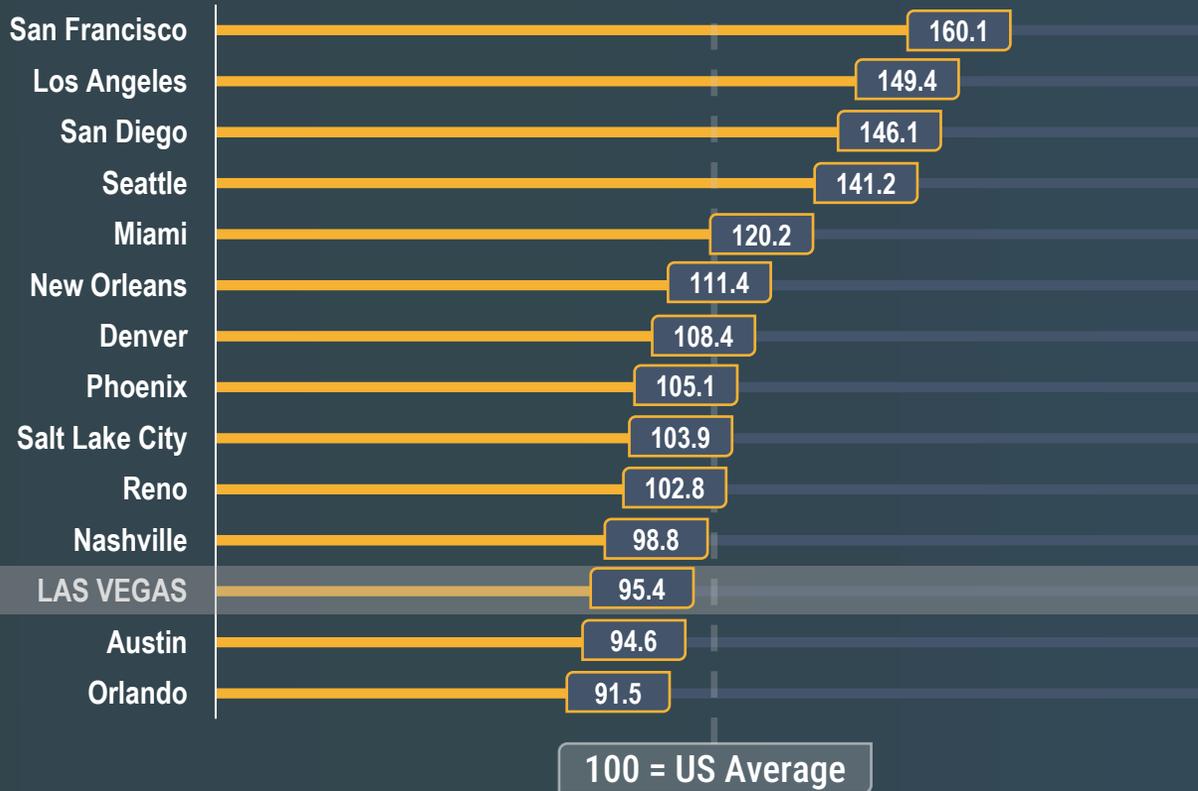


To better understand the number of people migrating to Southern Nevada on a net basis, the number of homes connected to the local power grid provide an indication that the resident base is continuing to expand at historical levels.

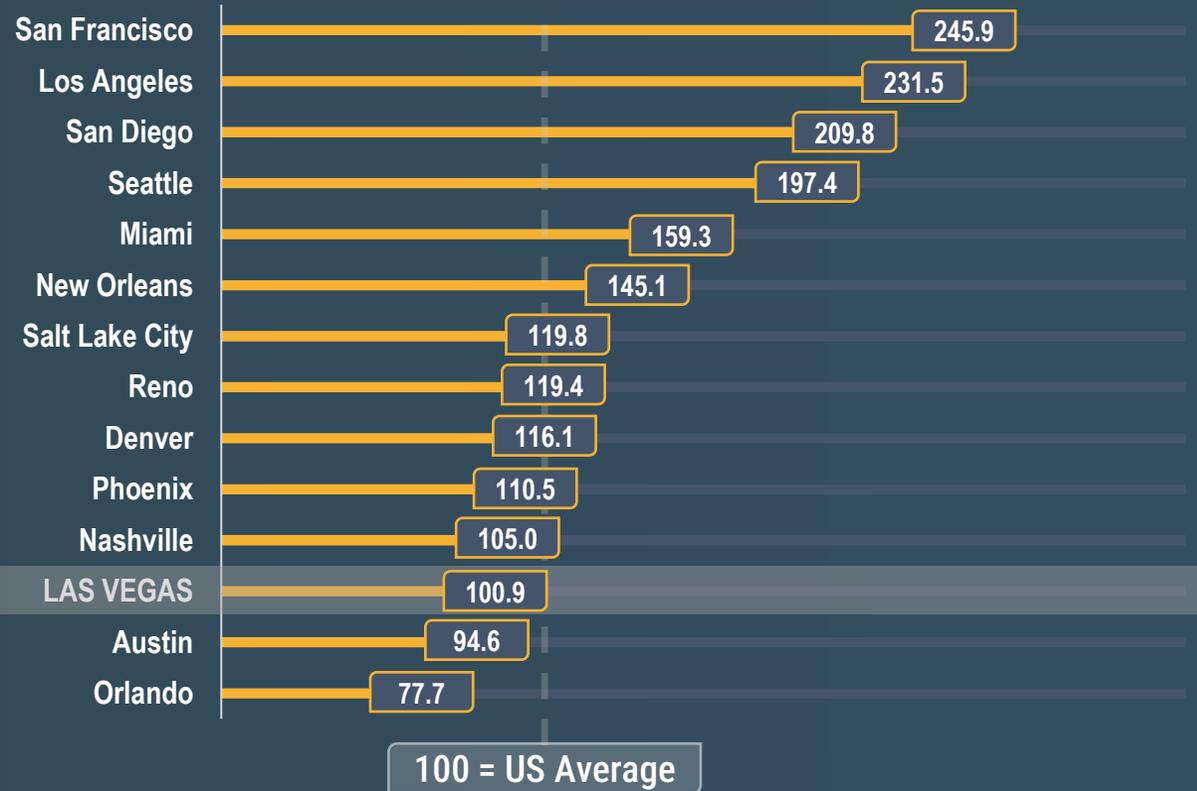
Source: <sup>1</sup>Nevada Department of Motor Vehicles. <sup>2</sup>NV Energy.

# 03 Las Vegas stands out for its lower home prices and overall cost of living compared to other major cities in the West

Cost of Living Index



Cost of Housing Index



Source: The Council for Community and Economic Research. Note: COLI and COHI reflect values for Q2 2025.

# 04 The Las Vegas area is a business-friendly and entrepreneurial community for start-ups and businesses



**#8**

State in  
America for  
Business<sup>1</sup>

## NEVADA PROUDLY OFFERS:



No Corporate Income Tax  
No Personal Income Tax  
No Inheritance or Gift Tax  
No Franchise Tax on Income  
No Estate Tax  
No Admission Tax  
No Unitary Tax



Competitive Property  
Tax Rates  
Competitive Sales  
Tax Rates  
Minimal Employer  
Payroll Tax

# 05 State and local funding is supplemented by out-of-state visitors, meaning local businesses and residents pay less



**34%**

Share of state general fund revenues generated by the resort industry

## REDUCTION IN TAX BURDEN FOR CLARK COUNTY RESIDENTS DUE TO THE RESORT INDUSTRY

**\$1,153**

TAX SAVINGS PER  
RESIDENT

**\$3,052**

TAX SAVINGS PER  
HOUSEHOLD

# 06 Southern Nevada's market positioning allows businesses to thrive in the new world economy



**#1**

TRADE SHOW  
DESTINATION IN AMERICA<sup>1</sup>



**#5**

BEST AIRPORTS  
IN AMERICA<sup>2</sup>



**#5**

STATE FOR TALENT  
ATTRACTION<sup>3</sup>

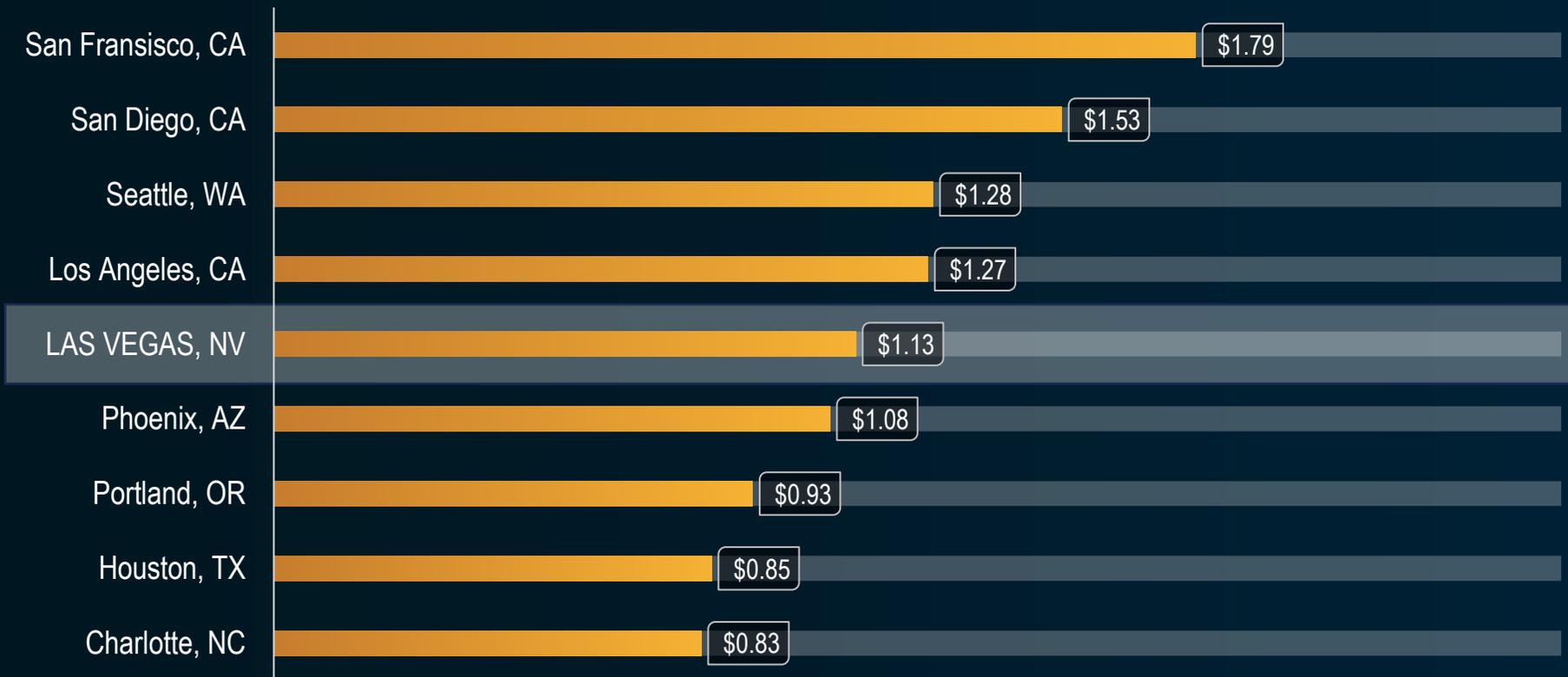


**#5**

STATE WITH THE FASTEST  
RATE OF MANUFACTURING  
JOB GROWTH<sup>4</sup>

# 07 The Las Vegas Valley industrial market offers competitive pricing

### Industrial Market Average Asking Rates (PSF)



# \$1.13

Average Asking Rate (PSF)

Las Vegas Q2 2025

# 08 Over \$10 billion in major project costs are actively under construction in Southern Nevada



1	Greenlink Nevada	\$4.2 B
2	Brightline High-Speed Rail	\$3.0 B
3	A's Stadium	\$2.0 B
4	Hard Rock Rebrand of The Mirage	\$1.5 B
5	Venetian Renovations	\$1.5 B
6	Four Seasons Private Residencies	\$1.3 B
7	Las Vegas Convention Center Halls Renovation	\$600 M
8	Evora	\$500 M
9	Haas Automation Manufacturing Plant	\$400 M
10	Hylo Park	\$380 M

# 09 Las Vegas is conveniently located from major U.S. cities, providing an ideal hub for logistics and distribution



Location	Miles	Time	Location	Miles	Time
Los Angeles, CA	270 mi.	4:13	Santa Fe, NM	637 mi.	8:53
Phoenix, AZ	300 mi.	4:47	Boise, ID	624 mi.	9:26
San Diego, CA	331 mi.	5:09	Denver, CO	749 mi.	10:36
Salt Lake City, UT	424 mi.	5:45	Cheyenne, WY	833 mi.	11:59
Reno, NV	427 mi.	6:48	Helena, MT	902 mi.	12:43
San Francisco, CA	568 mi.	8:38	Portland, OR	970 mi.	15:34
Sacramento, CA	562 mi.	8:36	Seattle, WA	1,114 mi.	17:09

# 10 UNLV ranks #5 in the nation for diversity



70% of students identify as a racial or ethnic minority



Since 2015, UNLV has been designated as a Hispanic Serving Institution (HSI)



## Cultural Diversity

Cultural diversity is a valuable commodity that can boost economic creativity and prosperity. A diverse student body can lead to out-of-the-box solutions and innovations.



For more information or additional questions:

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