









PROFESSIONAL OFFICE SPACE FOR LEASE

December 2017

Photograph	Status	Address	Available Space	Div.	Zoning	Lease Rate (Full Service/ Modified Gross/Triple Net)	Comments	Loopnet & Costar Property ID Numbers
		1130-1190 Selmi Drive Reno, Nevada	1,249± SF to 11,445± SF	Yes	NC	Negotiable	Great North Reno location with multiple sized office suites available for lease. Currently in Shell Condition, ready to be built out to your specifications. Also For Sale.	20426824
		2195 South Virginia Street, Reno, Nevada	3,400± SF to 12,500± SF	Yes	MUSV	Negotiable	2-Story Office Building. Suites with Build to Suit Finishes. Ample Surface Parking. Foot of Midtown! Also for Sale	19606073
	FREE RENT!	5470 Reno Corporate Drive, Reno, Nevada	Up to 13,532± SF	Yes	IC	From \$1.45/SF/ Month MG	2-Story Office Building with 22 Downstairs Offices, 6 Upstairs Offices, Reception Area, 2 Breakrooms, Conference Room & Multiple open Work Areas. Also Available For Sale.	19441938
	GROUND FLOOR SPACE	9855 Double R Blvd. Reno, Nevada	831± SF & 1,102± SF	No	PD	\$1.75/SF/ Month MG	Built Out—Ready for immediate occupancy. CAT5 Wiring with access to High Speed Data Lines. Utilities Included, No CAM— Tenant Pays Janitorial. 24 Hour Keypad Access	19784884





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		Sparks Florist Building 1001 Pyramid Way, Sparks, Nevada	822± SF to 1,095± SF	No	MUD	Starting at \$0.75/SF/ Month	Office/Retail Space located above Sparks Florist @ intersection of Pyramid Way & Oddie Blvd. Electronic Signage Opportunity. Recently Remodeled.	19816880
	YARD SPACE	775 East Glendale Avenue, Sparks, Nevada	Up To 8,576± SF	Yes	I	\$0.75/SF/ Month + Janitorial	2-Story Office space Fenced Parking/Yard All utilities Included.	18892836
	ONLY ONE SPACE LEFT!	Vista Village 4840 Vista Blvd. Suite 104 Sparks, Nevada	1,785± SF	No	C2	\$1.25/SF/ Month NNN	Suites 104 - Open Space/Showroom with 1 bathroom & 1 sink in the back. High End Finishes throughout. TI Allowance available with multi-year lease. Signage Opportunity	19021641
		Vista Village 4830 Vista Blvd. Suites 102-104 & 108 Sparks, Nevada	1,500± SF to 6,800± SF	Yes	C2	From \$1.25/SF/ Month NNN	Suites 102-104 is 6,800± SF of shell space divisible to 1,500±SF. Suite 108 is a 1,885±SF former Martial Arts Studio. TI Allowance available with multi-year lease for Suite 108. Signage Opportunity.	17650066



INDUSTRIAL SPACE FOR LEASE

December 2017

Photograph	Status	Address	Available Space	Div.	Zoning	Lease Rate (Full Service/ Modified Gross/Triple Net)	Comments	Loopnet & Costar Property ID Numbers
	NEW LISTING *SUBLEASE*	8670 Technology Way Reno, Nevada	8,000± SF	No	PUD	\$0.65/SF/ Month	South Meadows Warehouse for Sublease - Available January 1, 2018. 500± SF office with additional warehouse office. Oversized drive through door and 2 docks with levelers.	9661957
	NEW LISTING	4587 Longley Lane Reno, Nevada	1,784± SF	No	IC	\$1,500/Month	1,784± SF Flex (Unit 1) and consists of Office/Showroom/Warehouse with 1 Grade Door. Zoned IC (Industrial Commercial). Building is Climate Controlled	20517156
	LEASED	8587 White Fir Street, Unit A-1 Reno, Nevada	2,964± SF	-	-	-	-	-
	LEASED	1005 Standard Way Reno, Nevada	12,095± SF	-	-	-	-	-





LAND FOR LEASE

December 2017

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	RETAIL PADS AVAILABLE	Sierra Marketplace 3650 S. Virginia St. Reno, Nevada	Land 5,000± SF and 6,000± SF	MUCC	Negotiable Modified Gross Lease	Central Reno Retail Center. Prime Visibility with Average Daily Traffic Counts over 42,000. Anchor & Jr. Anchor Units available.	19441146
		TRIC Land APN 004-092-18 3135 Waltham Way McCarran, Nevada	Land 5.236± AC	I	\$5,000/Month	Industrial Property in Tahoe-Reno Industrial Center with Water Rights, Power, Fiber Optics Stubbed to Property.	20458567




RETAIL-COMMERCIAL SPACE FOR LEASE

December 2017

Photograph	Status	Address	Available Space	Div.	Zoning	Lease Rate (Full Service/ Modified Gross/ Triple Net)	Comments	Loopnet & Costar Property ID Numbers
	NEW PAD SITES AVAILABLE	Sierra Marketplace 3650 S. Virginia St. Reno, Nevada	800± SF to 69,212± SF	Yes	MUCC	Negotiable Modified Gross Lease	Central Reno Retail Center. Prime Visibility with Average Daily Traffic Counts over 42,000. Anchor & Jr. Anchor Units available.	19441146
		Fernley Village Marketplace 1330—1480 Highway 95A North Fernley, Nevada	600± SF to 2,714± SF	Yes	C2	Aggressive Negotiable Rates	Premier Shopping Center Anchored by Scolari's Food & Drug. Multiple Layouts & Configurations with Tenant Improvements Available.	18537073
	ONLY ONE SPACE LEFT!	Vista Village 4840 Vista Blvd. Suite 104 Sparks, Nevada	1,785± SF	No	C2	\$1.25/SF/Month NNN	Open Space/Showroom. One Bathroom & One Sink Located in the Back. High End Finishes. T.I. allowance with multi year lease. Signage opportunity.	19021641
	LEASED	611 Kuenzli Street Reno, Nevada	4,600± SF	-	-	-	-	-





RETAIL-COMMERCIAL SPACE FOR LEASE

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		Vista Village 4830 Vista Blvd. Sparks, Nevada	1,500± SF to 6,800± SF	Yes	C2	From \$1.25/SF/ Month NNN	Suites 104 & 106 are Shell Space Divisible to 1,500±/SF. Suite 108 is 1,885±SF former Martial Arts Studio. TI Allowance available with multi-year lease for Suite 108. Signage Opportunity.	17650066
	ONLY ONE SPACE LEFT!	Hacienda Plaza Sparks Blvd & Prater Way Sparks, Nevada	1,400± SF	No	TOD	Starting at \$1.35/SF/ Month NNN	Prominent Retail Location. Close to Businesses, City Offices & High Schools. Open Floor plan with back room and a restroom. Located next to Flowing Tide Pub. Motivated Landlord!	19117349
	MUST SEE INSIDE!	Sparks Florist Building 1001 Pyramid Way Sparks, Nevada	822± SF to 1,095± SF	No	MUD	Starting at \$0.75/SF/ Month	Office/Retail Space located above Sparks Florist @ intersection of Pyramid Way & Oddie Blvd. Electronic Signage Opportunity.	19816880




OFFICE BUILDINGS FOR SALE

December 2017

Photograph	Status	Address	Square Footage	Zoning	Price	Comments	Loopnet & Costar Property ID Numbers
	NEW LISTING	1130-1190 Selmi Drive Reno, Nevada	1,249- 11,445± SF	NC	Negotiable	Great North Reno location with multiple sized office suites available for sale or for lease. Currently in Shell Condition, ready to be built out to your specifications.	20426980 20426974 20426961 20426938
		2195 South Virginia Street Reno, Nevada	25,517± SF on 1.687± Acres Land	MUSV	\$4,250,000	Vacant - Building Signage Available Ample Surface Parking Elevator Served Across from Former Park Lane Mall Parcels: 019-550-08 & 019-550-12	19788444
		5470 Reno Corporate Drive, Reno, Nevada	13,532± SF	IC	\$2,100,000	2-Story Office Building with 22 Downstairs Offices, 6 Upstairs Offices, Reception Area, 2 Breakrooms, Conference Room & Multiple open Work Areas. Also Available For Lease.	20051524
	SOLD!	185 Cadillac Place Reno, Nevada	2,314± SF	-	-	-	-




INDUSTRIAL SPACE FOR SALE

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Photograph	Status	Address	Square Footage	Zoning	Price	Comments	Loopnet & Costar Property ID Numbers
	NEW LISTING	1355 N McCarran Blvd. Reno, Nevada	9,600± SF	I	\$1,900,000	Industrial/Retail Property with paved front yard area. New Mechanical, Plumbing and Roof Systems. 3 Grade Doors that are 12'x14'.	9575196
	PENDING	1100 & 1200 Freeport Blvd Sparks, Nevada	28,000± SF On 2.25± Acres	I	\$1,820,000	Leased until April 30, 2018. Two 14,000± SF buildings on 2.25 Acres. Great Yard Space.	20497549
	SOLD!	1005 Standard Way Reno, Nevada	58,630± SF On 2.74± Acres	-	-	-	-





INDUSTRIAL SPACE FOR SALE

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	LEASED INVESTMENT	1300 Freeport Blvd. Sparks, Nevada	30,500± SF Building On 1.13± Acres Land	I	\$1,850,000	Current Tenant Lease Term Through January 31, 2020. Office/ Manufacturing Facility with Paint Booth, & Ample Power. Former Woodwork Facility	17733218
	SOLD!	8975 Double Diamond Pkwy #A11 Reno, Nevada	5,381± SF	-	-	-	-
	SOLD!	1075 & 1150 Matley Lane Reno, Nevada	51,400± SF	-	-	-	-




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		Vassar Street Reno, Nevada	36,000± SF	CC	\$504,000	Level, build ready parcels with frontage on Vassar Street.	20264538
		TRIC Land 150 Ireland Drive Sparks, Nevada	Land 4.00± Acres	I-2	\$699,000	Prime location near the intersection of Ireland Drive and Waltham Way. Parcel is located across from the Tire Rack Distribution Center.	20268596
		1375 Baring Blvd. Sparks, Nevada	Land 2.16± Acres	C2	\$1,400,000	Highly Visible Property. Adjacent to Smith's & Ace Hardware. Across from Reed High School. Excellent Re-development Opportunity.	20134014
		U.S. 395 @ Muller Parkway Gardnerville, Nevada	19 to 154.09± Acres	GC	\$2.00/SF to \$7.00/SF with frontage	3 Lots Totaling 154.09± Acres	18902109





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	MAKE OFFER!	TRIC Land APN 005-041-16 3135 Waltham Way McCarran, Nevada	Land 5.236± Acres	I	\$570,200 or \$2.50/SF	Industrial Property in Tahoe-Reno Industrial Center with Fiber Optics, Water Rights & Power stubbed to property. Available for Lease at \$5,000/Month.	20133959
	MOTIVATED SELLER!	2900 Waltham Way APN 004-092-18 McCarran, Nevada	Land 5.88± Acres	I2	\$449,000 or \$1.75/SF	Prime Lot in First Phase of Tahoe-Reno Industrial Center.	19052918
	IN ESCROW	2255 Los Altos Pkwy. APN 518-150-11 Sparks, Nevada	Land 7.72± Acres	PD	\$425,000	Vacant Parcel Spanish Springs Residential Area.	-




LAND FOR SALE

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Photograph	Status	Address	Square Footage	Zoning	Price	Comments	Loopnet & Costar Property ID Numbers
		2061 East 4th Street Reno, Nevada	Land 49,068± SF	MUE4	\$499,000	Perfect opportunity for Condo, Town Home, or Multi Family. All utilities presently in the street, Immediate access to Downtown Reno and Interstate 80.	19154541
	NEW LISTING	4430 S. Highway 95A Silver Springs, Nevada	Land 0.78± Acres	C1	\$299,000	Corner lot with commercial zoning (C1) allowing for retail. Level topography. 3 Miles from USA Parkway. Main thoroughfare between Fernley and Yerington.	9671383
	IN ESCROW	Minden Gateway Center 1665 NV Highway 88 Minden, Nevada	Land 1.5± Acres	GC	\$825,000	Retail Pads located in Minden Gateway Center. Curb, Gutter, and other infrastructure in place. Contact us regarding Build to Suit for Lease or Sale options.	20091778
	SOLD	Pecetti Ranch 9300 Gateway Drive Reno, Nevada	5.99± Acres	L2.5	-	-	-




MULTIFAMILY FOR SALE

December 2017

Photograph	Status	Address	Square Footage	Zoning	Price	Comments	Loopnet & Costar Property ID Numbers
		1190-1206 E Front St. Fallon, Nevada	8,418± SF	RC	\$849,000	Two Fallon Four-Plex Apartment Units (8 total) that are well located between downtown Fallon and the Naval Air Station. Currently full occupancy with upside potential on streamlining expenses.	7386648
	SOLD	3912 Village Drive Carson City, Nevada	2,256± SF	-	-	-	-
	SOLD	1301 Stardust Street Reno, Nevada	31,110± SF	-	-	-	-

INVESTMENT FOR SALE

December 2017

Photograph	Status	Address	Square Footage	Zoning	Price	Comments	Loopnet & Costar Property ID Numbers
	NEW LISTING	2401 East 5th Street Reno Nevada	13,400± SF	MUE4	\$3,200,000	NNN Leased - Single Tenant Truck Terminal for sale. Leased to Central Freight Lines, Inc. a Texas Corp.— a logistics solutions company who has been operating for 92+years.	20446454
	SOLD!	1005 Standard Street Reno, Nevada	58,630± SF	-	-	-	-
	SOLD!	1075 Matley Lane 1150 Matley Lane Reno, Nevada	51,400± SF on 4.36± Acres	-	-	-	