



OFFICE SPACE AVAILABLE

675 Sierra Rose Drive Reno

Garrett Hallenbeck CCIM, CPM®

Quail Executive Suites



Current Suites Available

Suite 103	198 SF	\$875/month
Suite 105	288 SF	\$1,000/month
Suite 106	181 SF	\$800/month
Suite 115	190 SF	\$820/month
Suite 116	247 SF	\$980/month
Suite 118	244 SF	\$975/month

Full Service Leases include:

- * Premier Executive suites with personalized receptionist and administrative services
- * Beautifully appointed lobby with aquarium & waterfall
 - * State of the Art conference room
 - * Full Service, Class A office space
- * Single Story Campus style building w/plenty of parking
 - * Park setting location, gazebo, & putting green
 - * NO HIDDEN FEES

LoopNet ID:

19574629

Zoning:



9460 Double R Blvd Reno

Garrett Hallenbeck CCIM, CPM®

South Meadows Professional Offices



Current Suites Available

Suite 100	3,662 SF	\$399/SF MG
Suite 103	3,156 SF	\$1.30/SF MG
Suite 104	1,757 SF	\$2,650/MO

Perimeter offices- all with windows, breakroom- Large conference room
Former Attorney Office, 6 offices, conference room, file room, kitchenette

LoopNet ID:

Zoning:

1135 Terminal Way Reno

Mark Hallenbeck



Current Suites Available

Suite 101	288 SF	\$375/month
Suite 105	1,775 SF	\$1.10/SF
Suite 107	594 SF	\$1.10/SF
Suite 210B	298 SF	\$375/month

Next to Airport & Freeways

- Open area, 1st floor, near lobby
- Open area-storage, offices
- Open area with counter
- Open area w/storage closet & windows

Full Service Leases

- Building Conference & Breakroom
- Nightly Janitorial

LoopNet ID:

Zoning:



OFFICE SPACE AVAILABLE

85 Keystone Ave Reno

Garrett Hallenbeck CCIM, CPM®



Truckee River Corridor

Current Suites Available

Suite A	575 SF	\$1.45/SF
Suite F	913 SF	\$1.35/SF

New Paint and Upgraded Flooring, 3 Offices, reception
3 Large Offices, Reception

FULL SERVICE
Close to Downtown
Covered Parking
Easily accessible
Nightly Janitorial

LoopNet ID:

Zoning:

3100 Mill Street Reno

Mark Hallenbeck



Central Airport Location

Current Suites Available

Suite 100	1,440 SF	\$1.05/SF
Suite 104	740 SF	\$1.05/SF
Suite 105	740 SF	\$1.05/SF

Great ground floor corner office next to main lobby
2 Offices, work area
Corner Office

Full Service

Building Conference Room Included

LoopNet ID:

14969339

Zoning:



Suite 201	870 SF	2nd Floor Suites: starting at \$.85/SF on 3 year deal
Suite 209	1,480 SF	
Suite 213A	100 SF: \$125	
Suite 215	740 SF	
Suite 218	1,244 SF	

5 offices, conference room, small bullpen
3 Offices, work area
4 offices-windows, storage- Corner office

Nightly Janitorial

448 Ridge Street Reno

Chris Price



Quaint Downtown Location

No Suites Available

Call For Availability

LoopNet ID:

Zoning:



OFFICE SPACE AVAILABLE

499 W. Plumb Lane Reno

Chris Price



Plumb & Arlington Location

No Suites Available

Call For Availability

LoopNet ID:

Zoning:

1465 Terminal Way Reno

Garrett Hallenbeck CCIM, CPM®



Airport Office Space

Current Suites Available

Suite 2 1,203 SF
Suite 4 1,421 SF
Suite 5 2,247 SF

\$1.15/ Full Service

3 Offices, open area, conference room w/built in cabinets

LoopNet ID:

Zoning:

1475 Terminal Way Reno

Garrett Hallenbeck CCIM, CPM®



Medical Office Space

Current Suites Available

Suite B 2,973 SF \$1.15/SF
Suite C-1 1,746 SF
Suite D 2,289 SF Make Offer

Full Service

6 exam/offices rooms, large reception area

Open layout, great for physical therapy

LoopNet ID:

Zoning:

1101 W. Moana Lane Reno

Garrett Hallenbeck CCIM, CPM®



Garden Setting Building

Suite 7 500 SF \$1.35/MG
Suite 8 986 SF \$1.35/MG
Suite 10 765 SF \$1.35/MG

2 Offices, Reception, Private Restroom

Can combine Suite 8 & 10: Former medical space, ADA restrooms, running water through out

LoopNet ID:

Zoning:



OFFICE SPACE AVAILABLE

2105 Capurro Sparks

Garrett Hallenbeck CCIM, CPM®



Current Suites Available

Suite 105	728 SF	<u>1st Floor</u> rates as low as \$.90/SF <u>2nd Floor</u> Rates as low as \$.75/SF * *Ask For Details** **Multi-year lease required
Suite 150	875 SF	
Suite 220	270 SF	
Suite 240	780 SF	

Best Rate in Town!

Full Service Leases

- * Multiple office layouts available
- * Ample Parking

Professionally Managed

LoopNet ID:

Zoning:

1055 Moana Reno

Garrett Hallenbeck CCIM, CPM®



Easily Accessible Office Building

Current Suites Available

Suite 103	724 SF	\$1.30/SF	1 Office, open area, kitchenette- Brand New Flooring
Suite 201	1,006 SF	\$900/month	2 large corner offices, reception, running water

Full Service Leases

LoopNet ID:

Zoning:

Brinkby Ave Reno

Mark Hallenbeck



Southwest Near Peppermill

Current Suites Available

290 Brinkby	Suite 202	1,217 SF	Many offices, tile floors, storage...
300 Brinkby	Suite 205	1,085 SF	3 Offices, Corner Office

Full Service Leases
Starting as low as \$.85 on a 3-year deal

LoopNet ID:

14969339

Zoning:

3695 Kings Row Reno

Mark Hallenbeck



Established NW Center

3695	2,016 SF	\$2,016/month- NO CAM or NNN
------	----------	------------------------------

Reception/Waiting room- 6 offices, Bullpen, Storage
 Would be great for medical, insurance, accounting, chiropractors, ?
 Easily accessible - ample parking
 Will gut or remodel unit for the right tenant

LoopNet ID:

Zoning:



OFFICE SPACE AVAILABLE

2900 Mill Reno

Garrett Hallenbeck CCIM, CPM®



Great Visibility

Current Suites Available

Suite A	2,423 SF		
Suite C	4,116 SF	\$.75/SF Utilities	Dance Studio, Tae Kwon Do
Suite D	2,160 SF	Included	3 Offices, cubicles, large open area
Suite E	860 SF		Open area, windows & running water

TI's Available
Tele-Com Ready
Close to Freeway

LoopNet ID:

Zoning:

1000 Bible Way Reno

Mark Hallenbeck



Single Story Courtyard Offices

Current Suites Available

Suite 11	919 SF	\$1.15/SF	Open Area, 2 Storage areas & private office
Suites 12/13	340 SF	\$1.25/SF	
Suite 43	836 SF	\$1.15/SF	2 Offices Reception, Large private work area with counter and sink
Suite 47	211 SF	\$264/month	
Suite 74	247 SF	\$1.25/SF	Open Area

Great for Start-ups
Includes Utilities
Near Airport

LoopNet ID:

Zoning:



RETAIL/INDUSTRIAL SPACE AVAILABLE

Viewcrest Shopping Center Reno

Mark Hallenbeck



High Traffic Counts

Current Suites Available

Negotiable Tenant Improvement Allowance

LoopNet ID:

3697 3,600 SF or
7,200 SF \$.85/SF

Great for retail, Gym, Furniture store, Thrift store, Call center

NO CAMS
& No
NNN

Zoning:

5265 Vista Blvd Sparks

Chris Price



Gym/Fitness/Dance Studio

Current Suites Available

LoopNet ID:

5265 10,650 SF
Divisible to
3,550SF \$1.15/Mo +
\$.20 NNN

Great neighborhood center

Unit is currently configured as a Gym/Fitness Center, with built in reception, men's and women's locker rooms, back studio area, and a child care area.

Zoning:

5275 Vista Blvd Sparks

Chris Price



Sparks Retail Location

Current Suites Available

LoopNet ID:

#A-1 1,150 SF \$1.15/SF
#A-4 2,414 SF \$1.15/SF

Professional Office/Retail space - Open front reception/waiting area- one office
Veterinarian/Clinical space- front desk, waiting area, exam rooms.

Zoning:

3160 Truckee Sparks

Mark Hallenbeck



Dental/Medical Use

Current Available Space

ASK ABOUT FREE RENT & TENANT IMPROVEMENTS

LoopNet ID:

2,933 Sf \$.85/SF
MG

Reception/Waiting area, multiple exam rooms, ADA compliant restroom, upstairs office area, laundry area, storage and more.

Tenant
improvement
allowance
negotiable

Zoning:



Retail/Industrial for Lease

3550 Barron Way



Current Suites Available

6A 830 SF \$1,100/Mo

Great Location!

415 Square feet of office, and 415 Square feet of warehouse.
10 X 12 Roll Up - Rear Access
Private Restroom

All
Utilities
Included!!

LoopNet ID:

Zoning:

3697 Kings Row Reno

Mark Hallenbeck



Current Suites Available

3697 3,600 or
7,200 SF Starting at
\$.85/SF on a 3
year deal

Endless Options

Great open space for Gym, Furniture Store, Thrift Store, Call
Center

NO CAMS
& NO
NNN

LoopNet ID:

Zoning:



85 Keystone Ave

** Long Term Tenants

** New Roof, Parking Lot Overlay in 2017

Professional Office Building located in the desired River District,
near Downtown, Idlewild Park, Oxbow Park and much more...

Across from McKinley Arts & Culture Center

Easily Accessible from I-80

\$1,100,000

7% CAP Rate

Based on Actual numbers

Contact: Garrett Hallenbeck CCIM

** NOI & Rent Roll upon Request

Viewcrest Shopping Center

3605-3697 Kings Row

** 53,314 Square Feet

** Zoned Ac

** 4.26 Acres

** Built in 1980

\$5,543,000

7% CAP Rate

Contact: Mark Hallenbeck

**Rent Roll upon Request

** Great tenant mix with Long term Tenants

2105 Prater Way

** Currently occupied as Car Dealership

** One single residence

Lot size: 26,659 SF

Great street Frontage

* 2 Tenants, on 2 parcels- 2109 & 2115 Prater Way

\$330,000

8% CAP Rate

Contact: Chris Price

