

For Lease

E. Liberty St. & Hatch St.



245 E. Liberty St.
Reno, NV 89501

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Listing Snapshot



Negotiable

Lease Rate



\$0.65 PSF

Estimated NNN Expense



± 5,000 - 10,120 SF

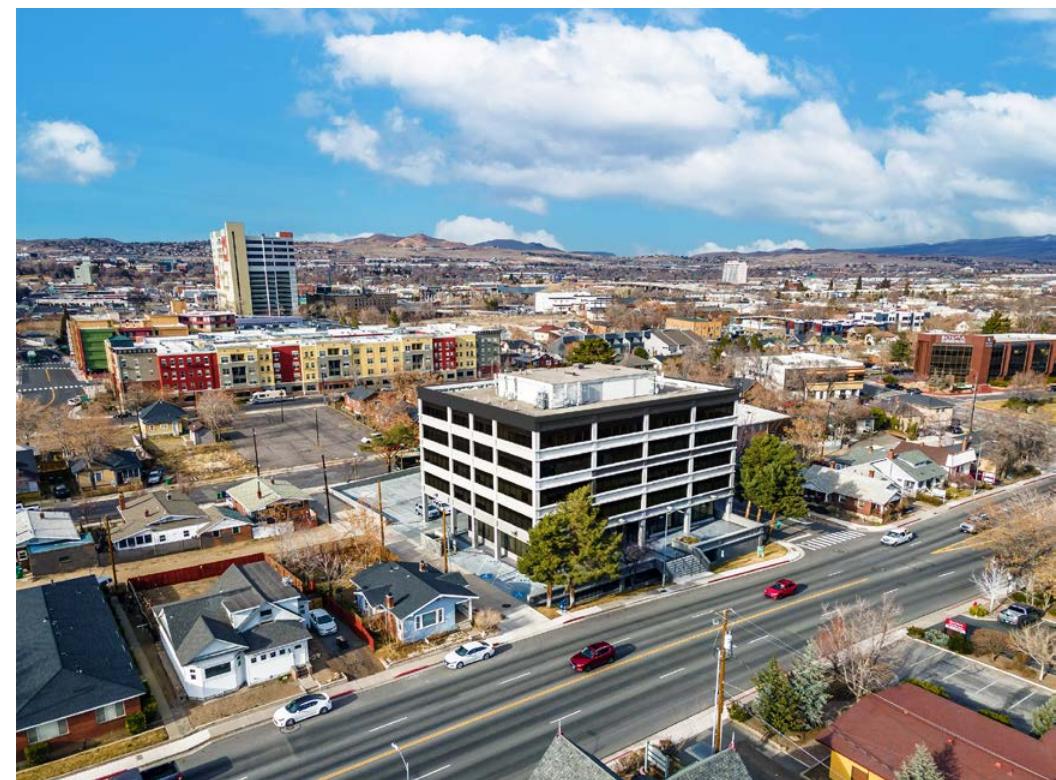
Total Square Footage

Property Highlights

- Extensive interior and exterior renovation recently completed
- On-site parking with underground garage and surface parking deck
- Newly completed turn-key suites available see floor plans
- Excellent street visibility
- Fiber internet available throughout all suites

Demographics

	1-mile	3-mile	5-mile
2025 Population	20,701	140,201	251,037
2025 Average Household Income	\$82,222	\$87,584	\$100,091
2025 Total Households	11,596	60,996	105,376



Aerial

Government

Venues

Hospitals

Communities

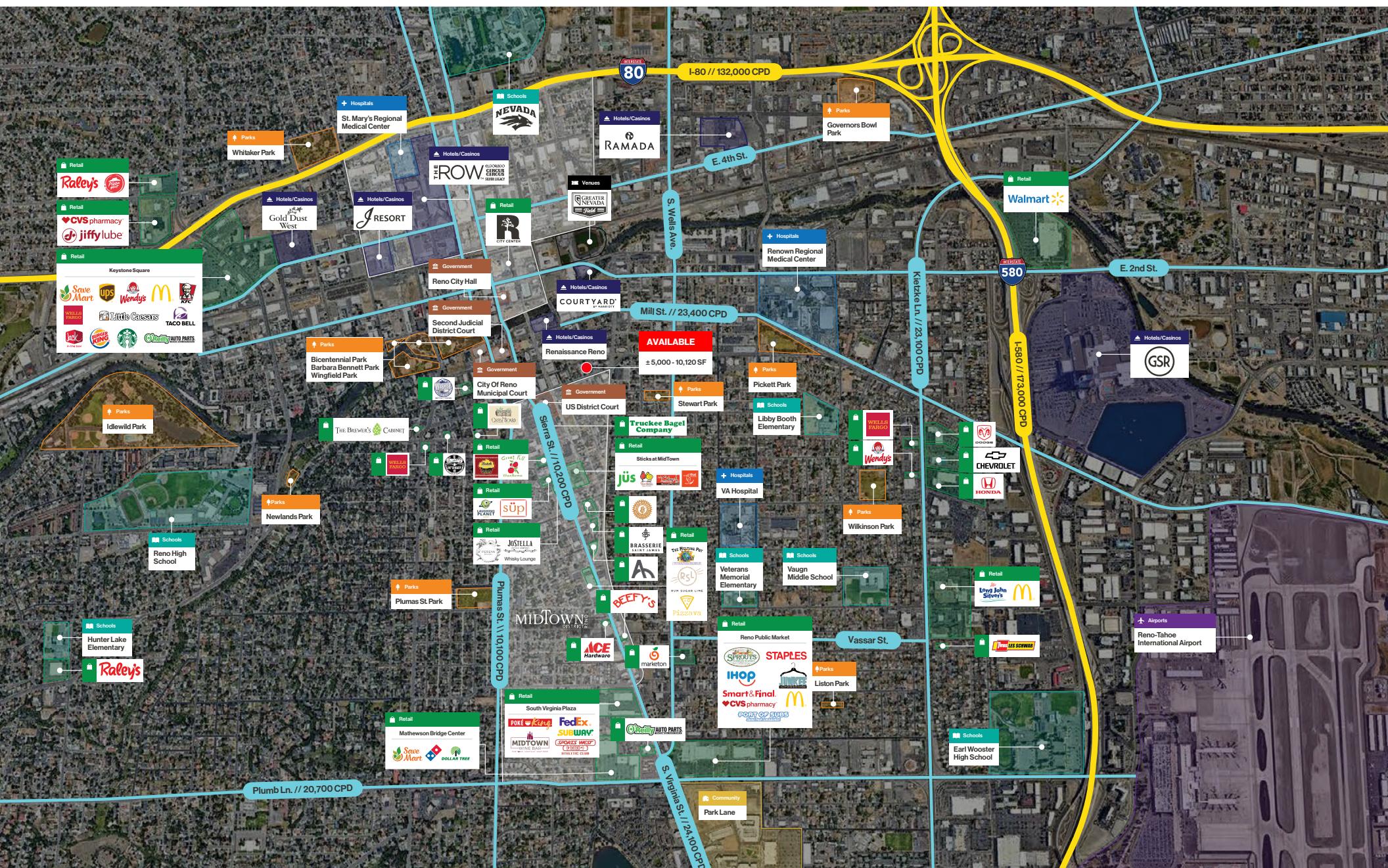
Airports

Parks

Schools

Hotels / Casinos

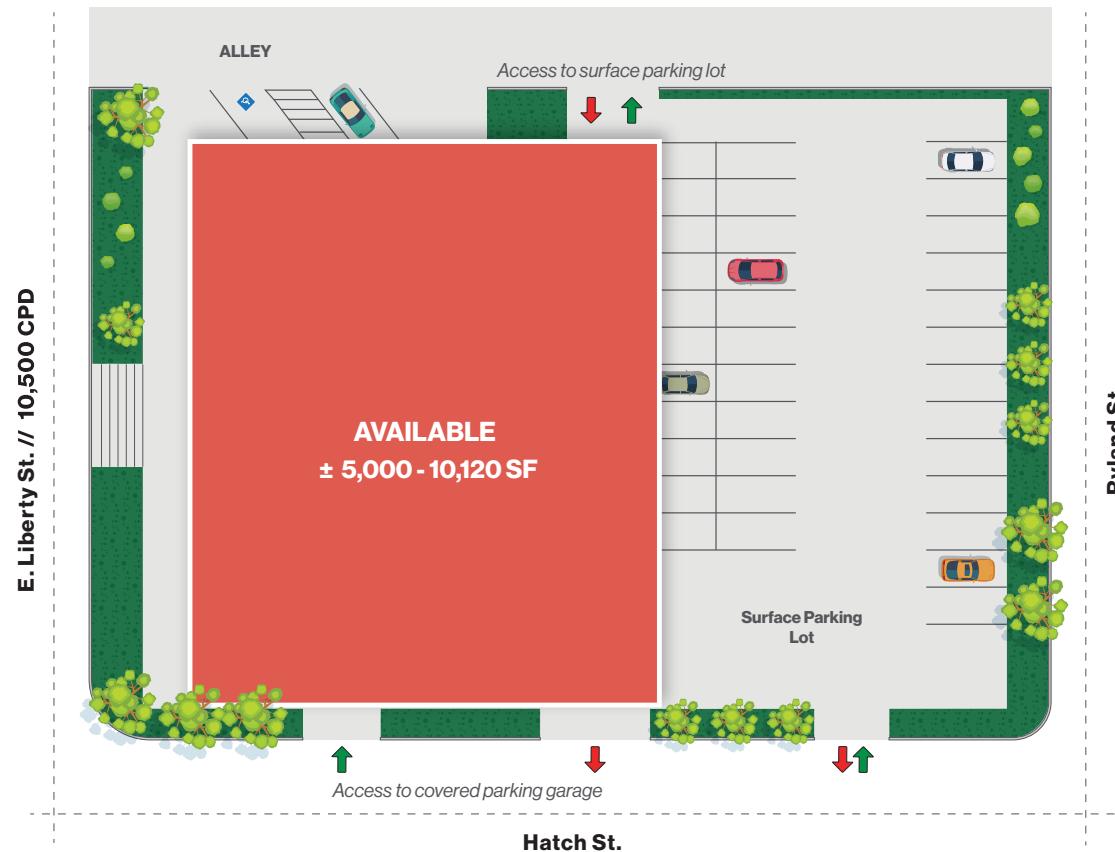
Retail





Site Plan

Available



Floor Plan | Third Floor Suite 300

Demise
Option 1
 Demise
Option 2



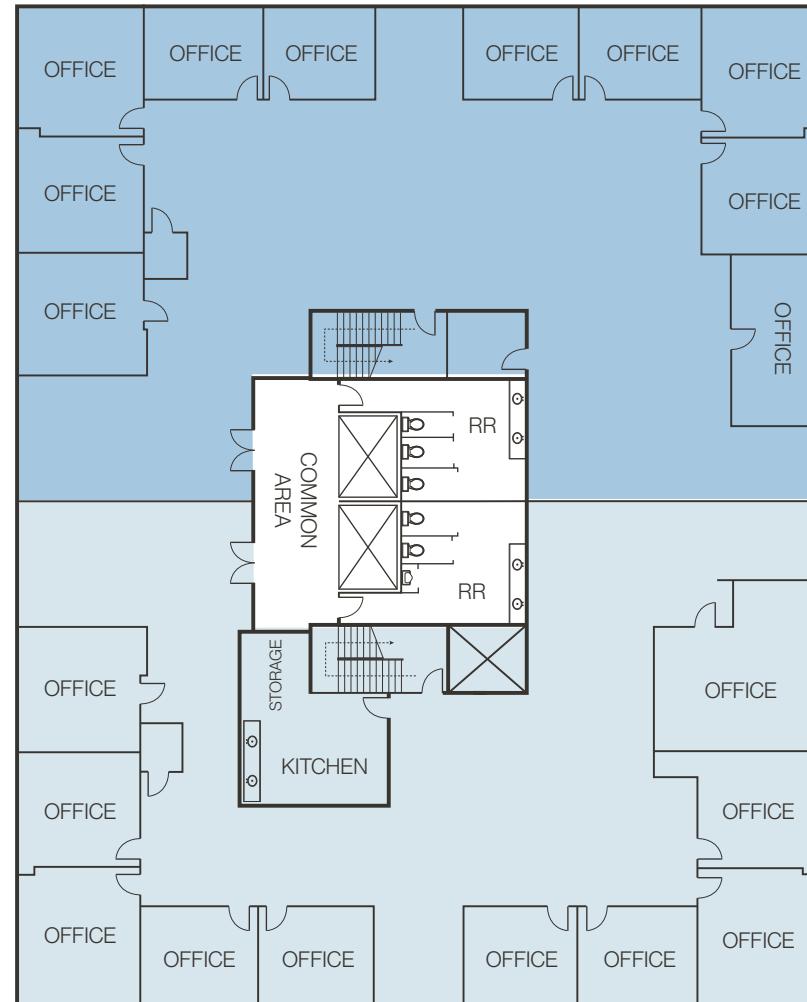
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- Proposed floor plan can be demised into two (2) ± 5,000 SF spaces
- Newly renovated to shell condition for new tenant design
- Currently in warm shell condition, ready for new tenant design
- Large open space
- Large bullpen area
- Multi-stall restrooms
- Two (2) common elevators
- Break room



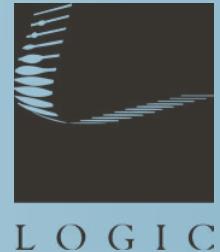
Potential Demising Option - Contact Broker for Details

Property Photos



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