



LTC MEDICAL CAMPUS

BRAND NEW DEVELOPMENT



INTRODUCTORY PRICES

Presented By:

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COMMERCIAL PARTNERS, LLC

LTC MEDICAL CAMPUS

LONGLEY TOWN CENTER | RENO, NV

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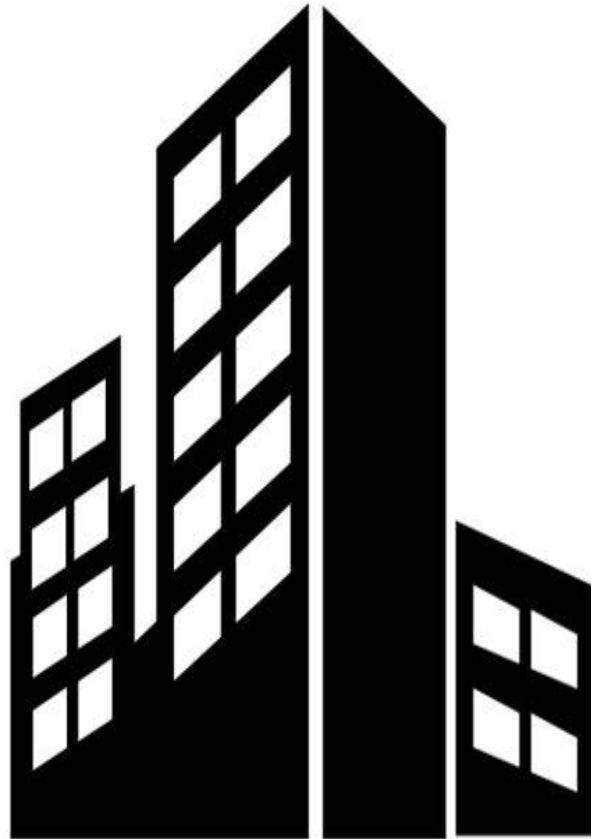


LTC MEDICAL CAMPUS | RENO

LTC Medical Campus is a brand new, state-of-the-art medical park located within the desirable Longley Town Center. This park is specifically designed for medical users and is a perfect location, adjacent to the Northern Nevada Sierra Medical Center. In addition, the buildings are situated among various other restaurant and retail amenities. Each building is customizable to the user needs, providing a tailor-made space to fit each tenant specifically.

Longley Town Center is a master planned campus with fully maintained lush landscaping and ample parking. There is also easy access to US 395, McCarran Blvd., Longley Lane, Double R, the new South Reno Corridor and Sparks.

Recent medical additions to the park as well as the immediate area include **Reno Heart and Vascular Institute, Skin Cancer & Dermatology Institute, Avance Plastic Surgery Institute, Diabetes and Endocrine Center of Nevada, Reno Tahoe Dermatology, Sierra Infectious Disease, Sassy Surgery Center, Donor Network West, Cancer Care Specialists, Nevada Advanced Pain Specialists, Sierra Stem Cell Institute, Sugar Pine Family Medicine, and Gentiva Hospice Care.**



SUMMARY

Property Type	One to 5 Buildings Build to Suit Opportunities
Building Sizes	4,200 Sq. Ft. Each or Up to 20,000 Sq. Ft.
Introductory Pricing	Call for Details

LTC OVERVIEW

Longley Town Center



LONGLEY LANE

MC CARRAN BLVD

SITE PLAN



THE PROJECT

DISCLOSURE: This property is being offered in an "as-is/where-is" condition by Seller. The data and other information contained herein is provided for informational purposes only to assist interested parties in making their own independent evaluation of the property. Each recipient hereof agrees that it shall not rely on such information and will conduct its own due diligence. There shall be no binding obligation to sell the property unless and until both parties execute a purchase and sale agreement. Seller reserves the right to negotiate with one or more prospective buyers at any given time and, without notice, to withdraw the property from the market.



ARTISTS RENDERING



THE PROJECT



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OVERVIEW AERIAL



OVERVIEW

NORTHERN NEVADA SIERRA MEDICAL CENTER



Reno now has its first new full-service hospital in more than a century as Northern Nevada Health System officially open.

The Northern Nevada Sierra Medical Center boasts 350,000 square feet of state-of-the-art hospital space, as well as 260 patient beds. The new hospital campus is located on Double R Boulevard and Longley Lane and employs 1,000 new healthcare workers.