

Property Summary



Property Description

Office Spaces Available in High Traffic Area!

Property Highlights

- Great Visibility & High Traffic Counts
- Second Floor is Serviced by Elevator
- Located on US Hwy 395 N, in the Heart of
- Carson City
- No CAM Fees
- Tenant Improvements Negotiable

Utilities Included In Upstairs Office Space

Offering Summary

Lease Rate:	\$1.35/MO
Lease Type:	FULL SERVICE
Available SF:	225 - 600 SF
Building Size:	21,272 SF

Demographics	1 Mile	5 Miles	10 Miles
Total Households	6,515	23,488	31,585
Total Population	14,527	57,786	77,509
Average HH Income	\$88,375	\$101,806	\$107,241

Offices For Lease | 106 E Adams, Carson City, NV 89701

Lease Spaces



Lease Information

Lease Type:	Full Service	Lease Term:	Negotiable
Total Space:	225 - 600 SF	Lease Rate:	\$1.35 SF/MO

Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
106 E. Adams St. - 206	Available	275 SF	Full Service	\$1.35 SF/month	No Janitorial
106 E. Adams St. - 207	Available	460 SF	Full Service	\$1.35 SF/month	No Janitorial
106 E. Adams St. - 209	Available	250 SF	Full Service	\$1.35 SF/month	No Janitorial
106 E. Adams St. - 210	Available	600 SF	Full Service	\$1.35 SF/month	No Janitorial
106 E. Adams St. - 212	Available	225 SF	Full Service	\$1.35 SF/month	No Janitorial

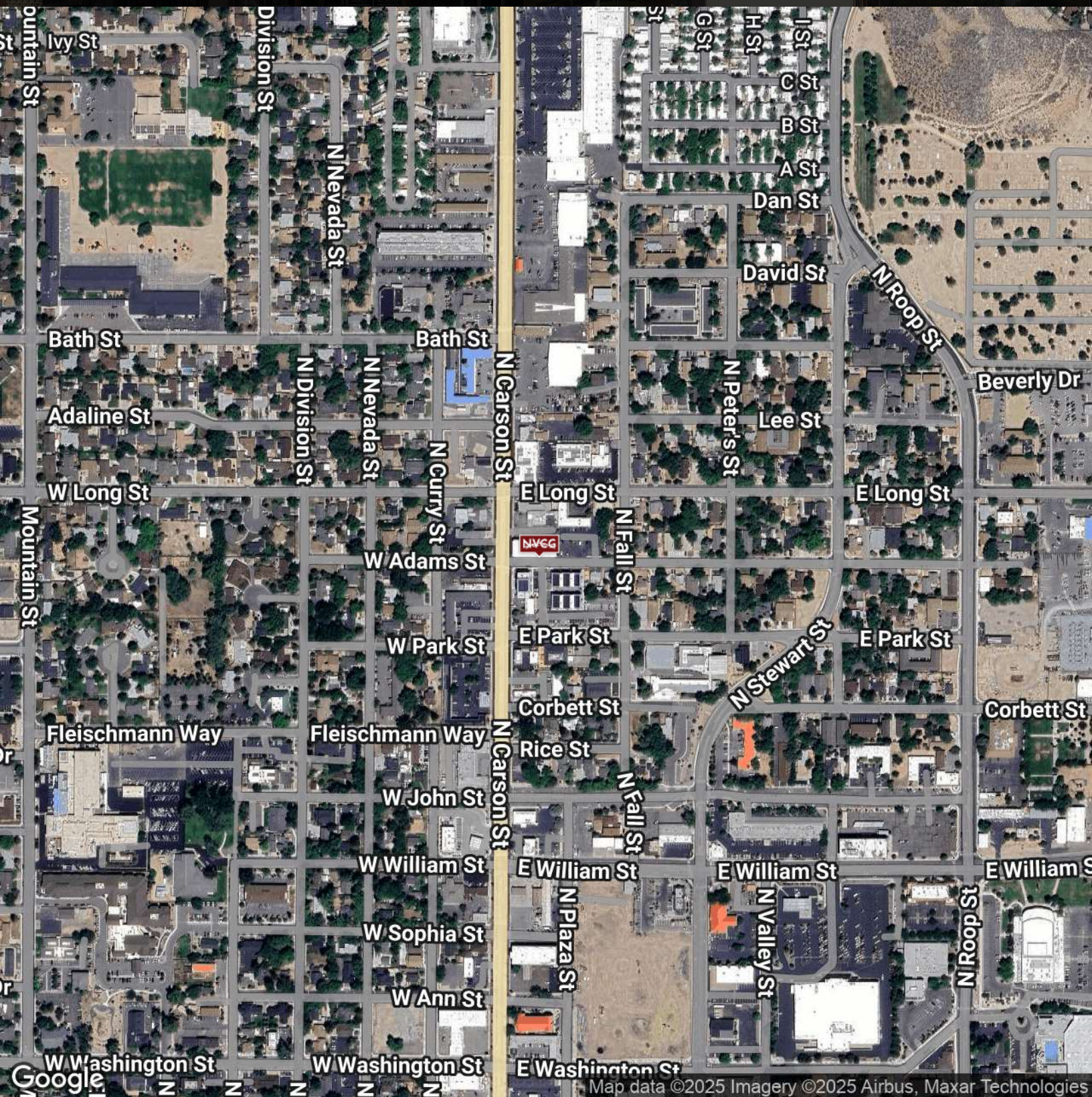
John Uhart, CCIM Sr. Advisor | NV #B0003534LLC | 775.741.3015 | John@NVCG.us

Nevada Commercial Group LLC | www.nvcg.us | 301 West Washington Street, Carson City, NV 89703 | 775.884.1896



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Location Map

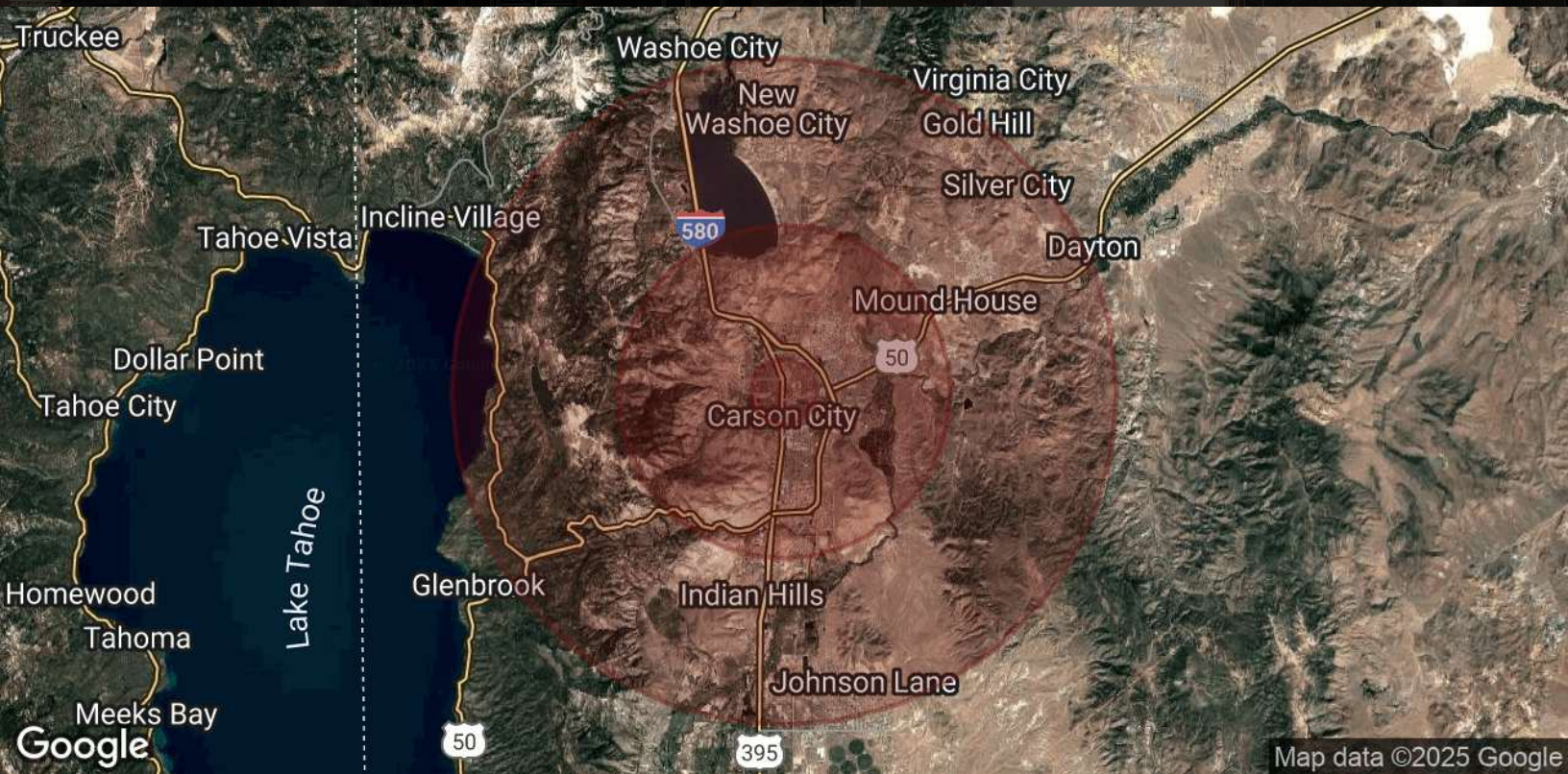


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Demographics Map & Report



Population	1 Mile	5 Miles	10 Miles
Total Population	14,527	57,786	77,509
Average Age	43	44	45
Average Age (Male)	42	43	44
Average Age (Female)	44	45	46
Households & Income	1 Mile	5 Miles	10 Miles
Total Households	6,515	23,488	31,585
# of Persons per HH	2.2	2.5	2.5
Average HH Income	\$88,375	\$101,806	\$107,241
Average House Value	\$396,370	\$444,747	\$498,989

Demographics data derived from AlphaMap