



South Virginia Plaza

1501-1599 S Virginia St, Reno, NV 89502

Fred Desiderio

DFJ LLC Properties

6232 N 7th St, Suite 100, Phoenix, AZ 85014

desi3@prodigy.net

(775) 825-5311



South Virginia Plaza

\$21.00 /SF/YR

South Virginia Plaza offers a unique mix of tenants. With a variety of restaurants and shops, to an athletic club, South Virginia Plaza has something for everyone. Located in Reno, Nevada. Property sits on Reno's main thoroughfare in the heart of Midtown. Midtown is known for its many fine restaurants and entertainment hot spots....

- In Midtown Reno-Entertainment District



Rental Rate:	\$21.00 /SF/YR
Total Space Available:	3,000 SF
Max. Contiguous:	1,000 SF
Property Type:	Shopping Center
Center Type:	Community Center
Stores:	26
Center Properties:	3
Frontage:	440' on Lakeside Dr
Gross Leasable Area:	151,176 SF
Walk Score ®:	70 (Moderately friendly)
Transit Score ®:	50 (Fairly friendly)
Taxes:	\$0.07 USD/SF/MO
Operating Expenses:	\$0.14 USD/SF/MO
Rental Rate Mo:	\$1.75 /SF/MO

1st Floor Ste 1561

Space Available	1,000 SF
Rental Rate	\$21.00 /SF/YR
Date Available	September 09, 2026
Service Type	Triple Net (NNN)
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	3 - 5 Years

Store front with bathroom and storage

1st Floor Ste 1563

Space Available	1,000 SF
Rental Rate	\$21.00 /SF/YR
Date Available	September 09, 2026
Service Type	Full Service
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	3 - 5 Years

Store front with bathroom and private office wash area 3 compartment sink.

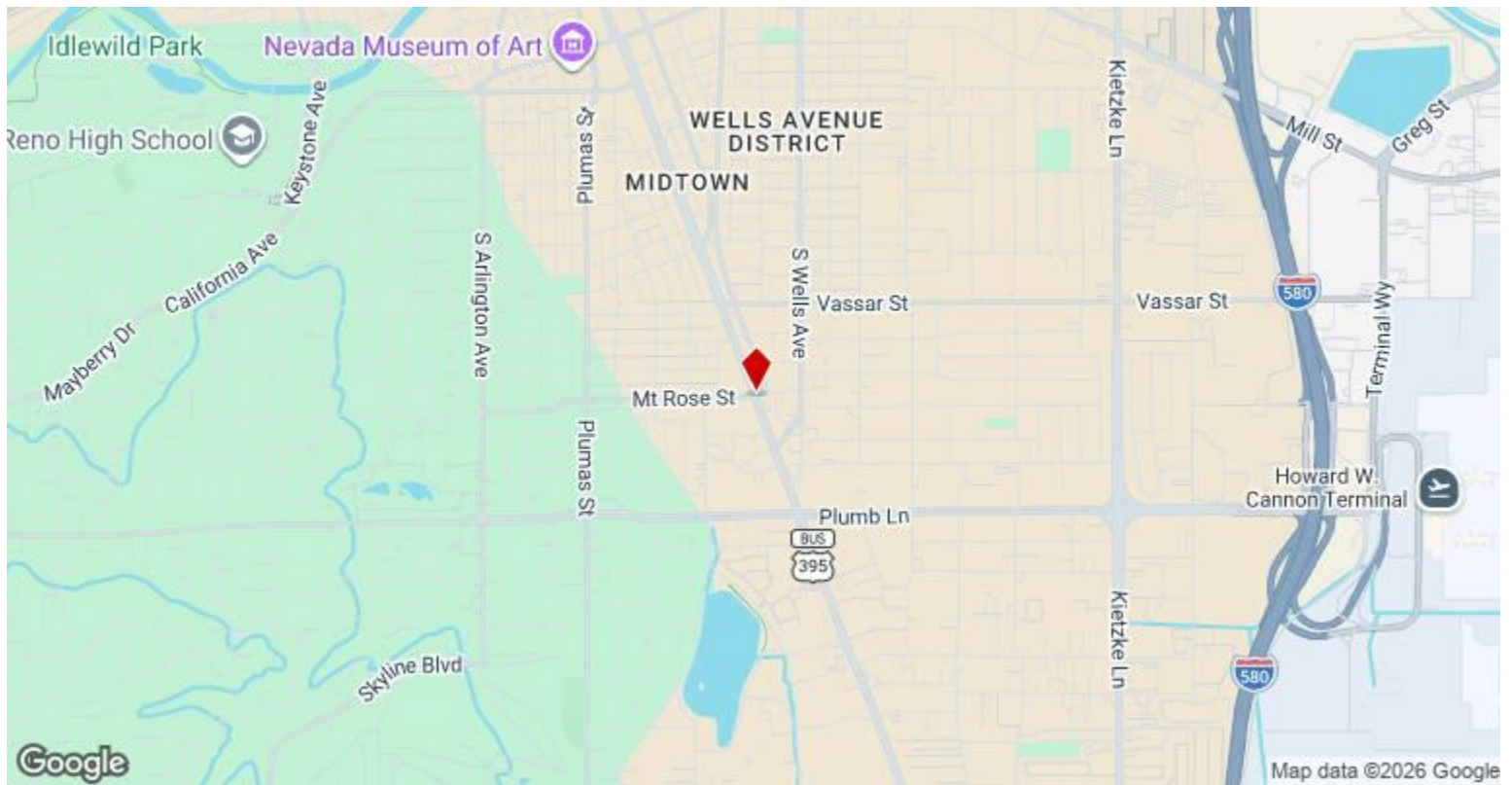
1st Floor Ste 1569

Space Available	1,000 SF
Rental Rate	\$21.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	3 - 5 Years

Located in midtown with exposed high ceilings, polished concrete floors and custom-built concrete bar

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Fedex Office Print & Ship Ctr	5,168	
Sports West Athletic Club	30,000	



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Property Photos



Property Photos



IMG_2229



IMG_2231

Property Photos



Property Photos



Property Photos



Provided By:
South Virginia Plaza, LLC
4600 Kietzke Lane Ste. G-170
Reno, Nevada 89502
(775) 825-5311

(2) Existing Fire
Hydrant

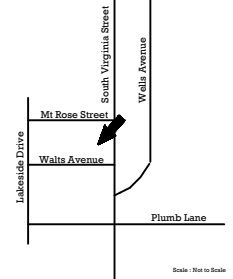
Existing Fire
Hydrant

Mount Rose Street

Lakeside Drive

South Virginia Street

Walts Lane



Site Plan

Scale: Not to Scale

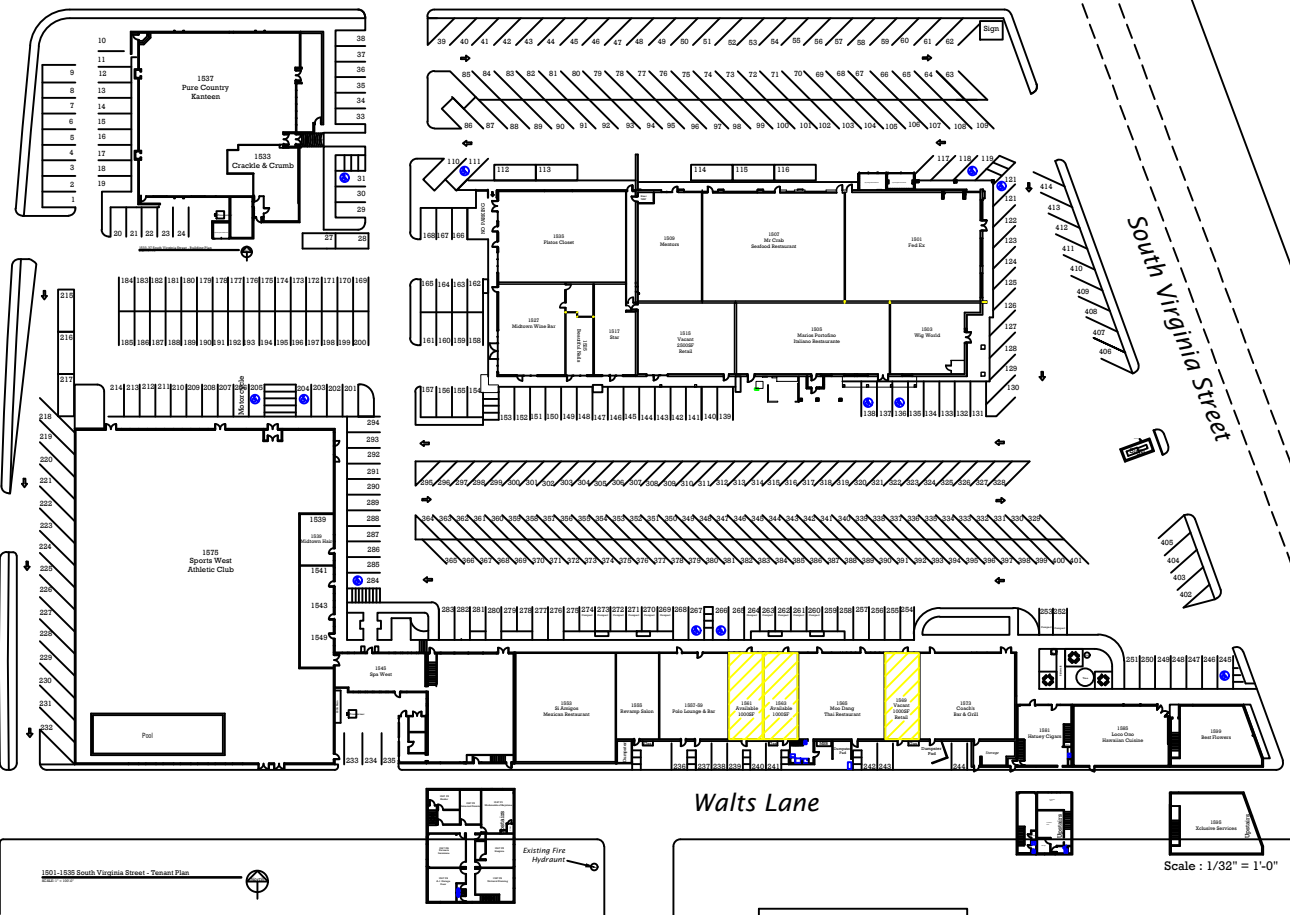
Buildings - 96,638 sq. ft.
Land - 278,290 sq. ft.
Parcel - #14-231-21
Zoning - Gen Commercial
Required Parking - 311 spaces
Parking Provided - 414 spaces
Handi-cap - 9 spaces
Van Accessible - 4

South Virginia Plaza Site Plan
1501 - 1599 South Virginia Street - Reno, Nevada

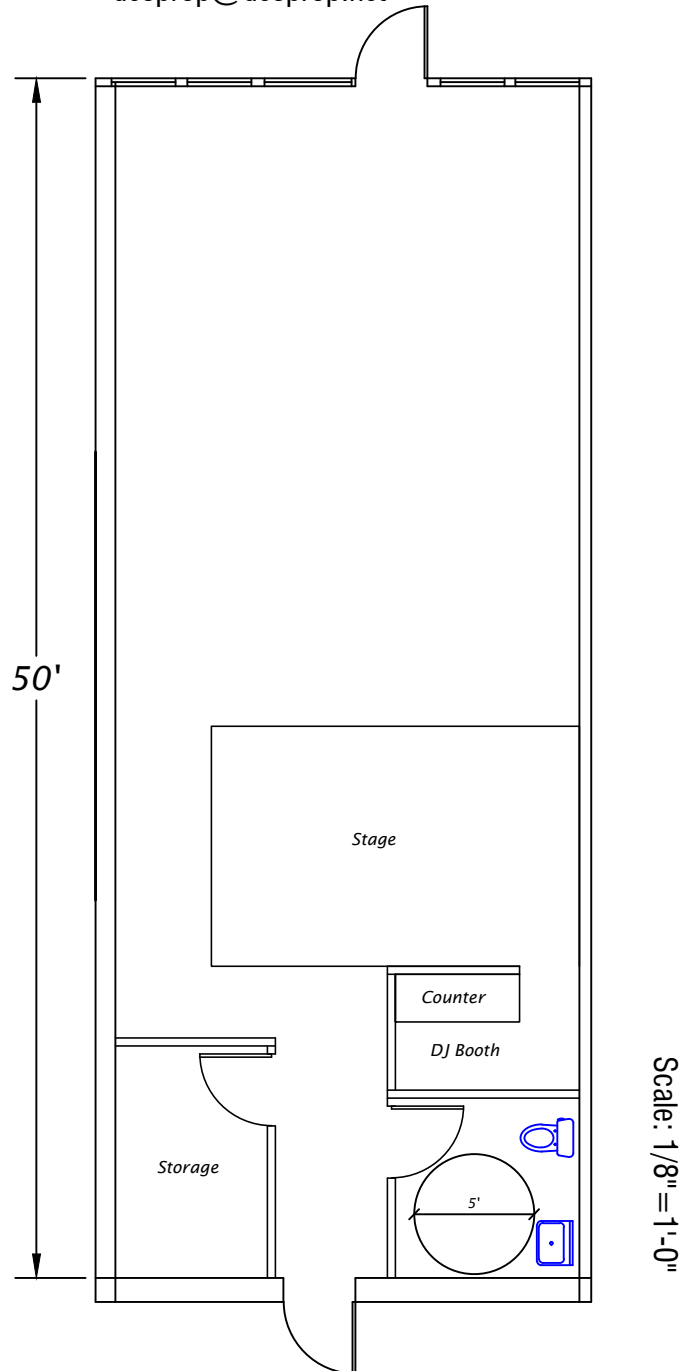
Contact Info:
Fred Desiderio
(775) 825-5311
fred@desprop.com



- AVAILABLE SPACE

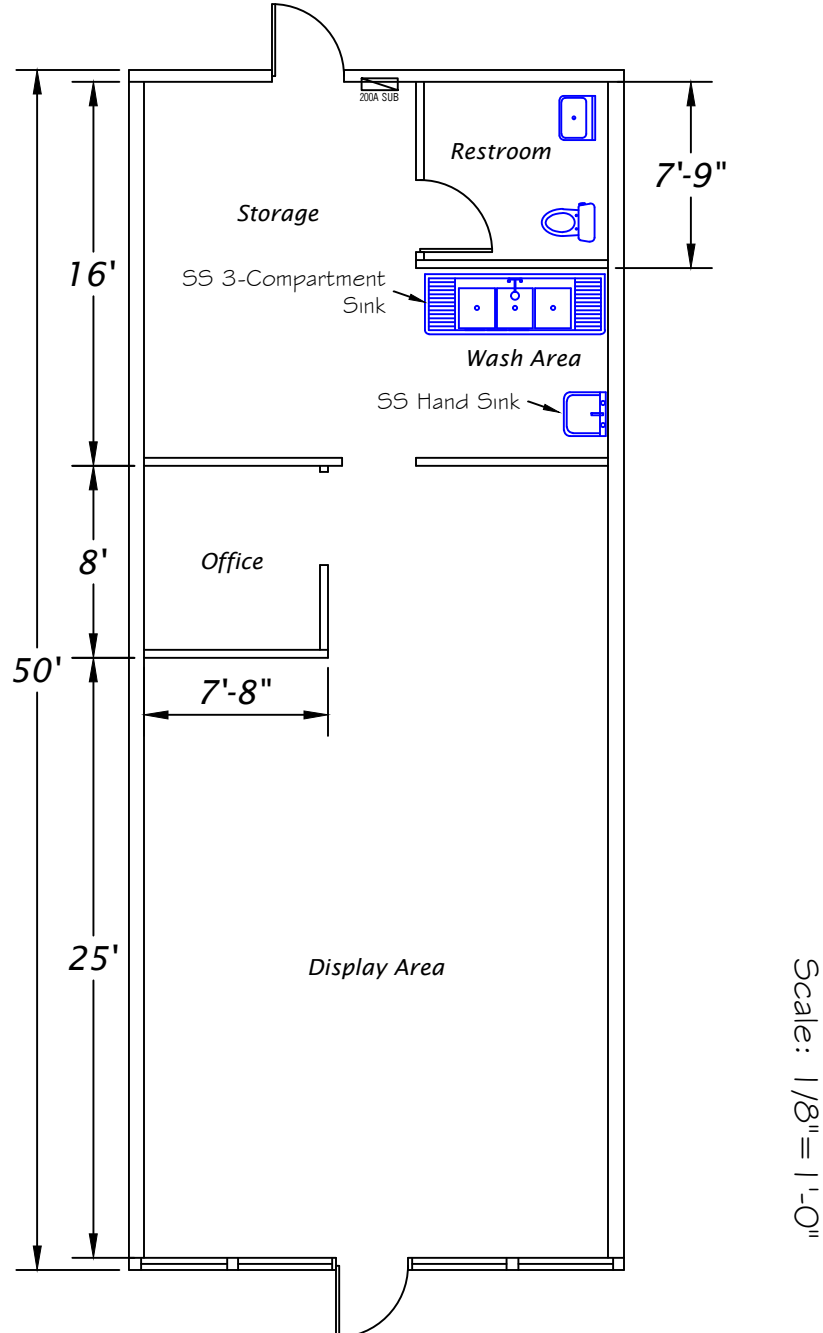


CONTACT INFO:
South Virginia Plaza, LLC
4600 Kietzke Lane G-170
Reno, Nevada 89502
(775) 825-5311
(775) 825-5396 fax
desprop@desprop.net



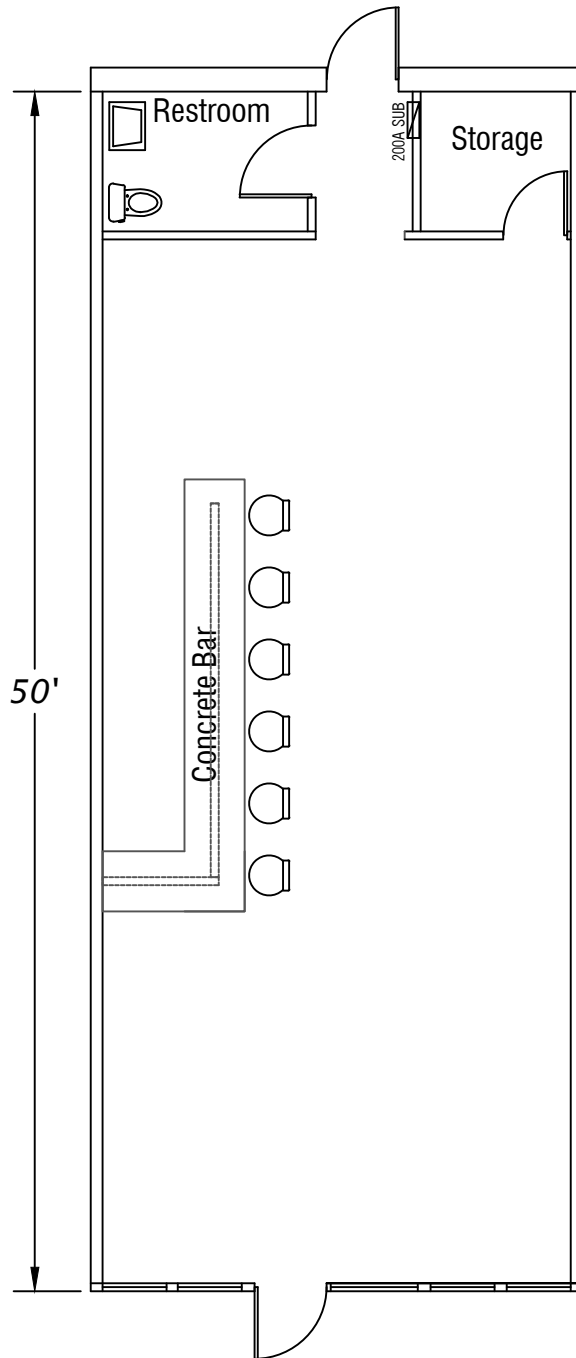
South Virginia Plaza
1561 South Virginia Street
Reno, Nevada 89402
1000 SF

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South Virginia Plaza, LLC
4600 Kietzke Lane G-170
Reno, Nevada 89502
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Reno, Nevada
1000 SF

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Upgrades to Space

- Located in Midtown
- Exposed High Ceiling
- Polish Concrete Floors
- Custom Built Concrete Bar

Scale: 1/8" = 1'-0"

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1569 South Virginia Street
1000 SF