



1.5 AC INDUSTRIAL LAND ON HWY 50 DAYTON, NV

PRICE ~~\$375,000~~
\$325,000.00

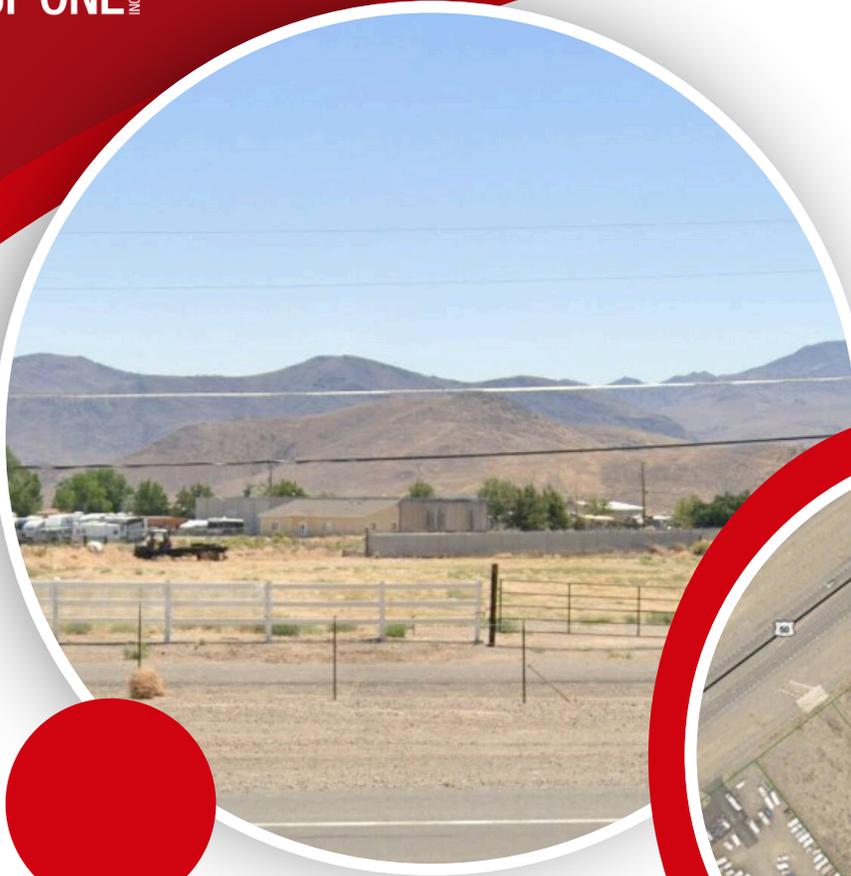


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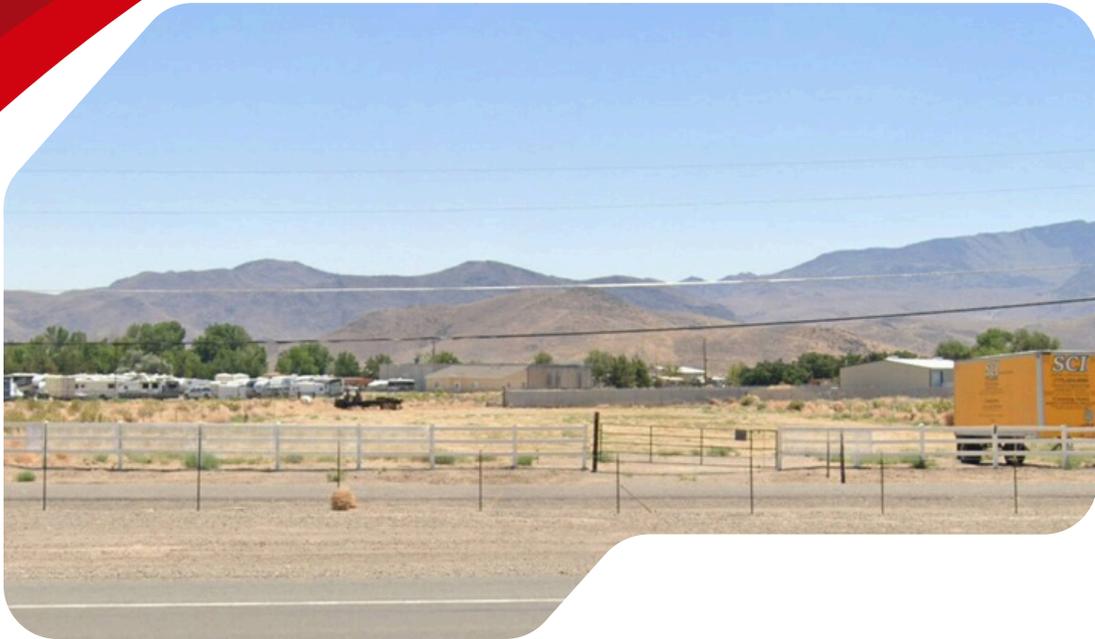
The Elkins
REAL ESTATE GROUP
CLIENT FOCUSED, RESULTS DRIVE



Property Details

This PRIME light-industrial 1.51 AC parcel is located in the rapidly growing community of Dayton, NV with frontage on East Highway 50. The parcel offers a flat topography and proximity to services, labor, and amenities.

Several new commercial and residential communities are now approved and in active development in the immediate area. The parcel is approximately 12 miles east of Carson City, 25 miles east of beautiful Lake Tahoe, 40 miles southeast of Reno, NV and only 40 miles from Tahoe Reno Industrial Center via USA Parkway.



Highlights

Features of the property



Highly Sought After Hwy 50 Frontage



Flat Topography



Active Commercial and Residential Development in Area



Proximity to Labor, Services and Amenities



Conveniently Located to

- Reno, Spars, Carson City, TRIC, and Lake Tahoe



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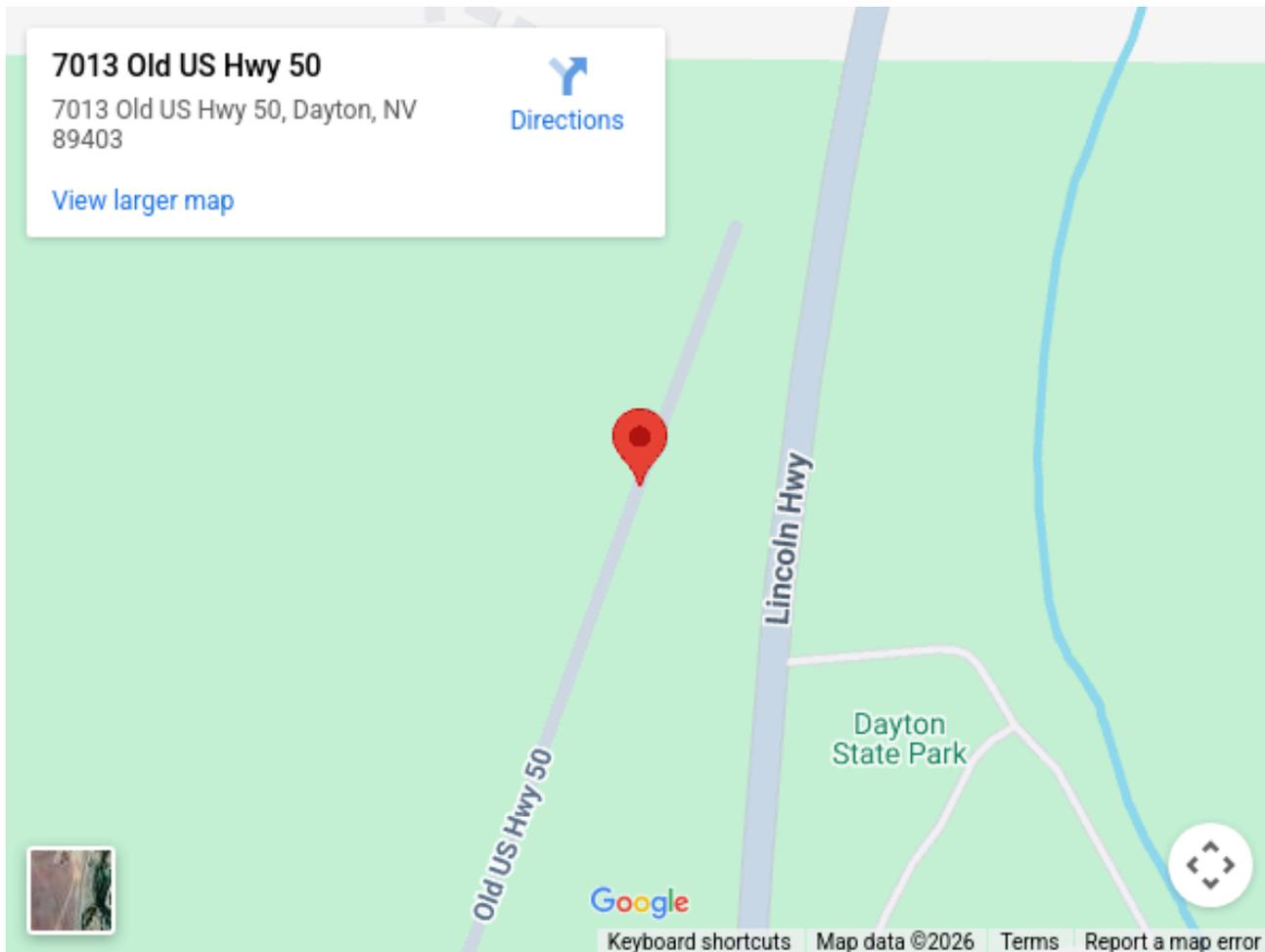


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LOCATION

7013 US Highway 50 E Dayton, NV 89403-9778



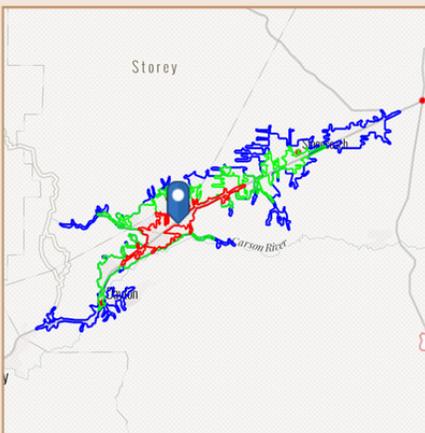


Demographics

BENCHMARK DEMOGRAPHICS

7013 US Highway 50 E, Dayton, Nevada, 89403

Drive time of 5 mins, 10 mins, & 15 mins



Based on ideas by Gary M. Ralston, CCIM, SIOR, CPM, CRE, CLS, CDP, CRX, FRICS

Source: This infographic contains data provided by Esri (2025, 2030), Esri-Data Axle (2025)

THE CCIM INSTITUTE



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AGE SEGMENTS	DRIVE TIME			GEOGRAPHY			
	5 mins	10 mins	15 mins	Counties Lyon County	CBSAs Reno, NV Metropolitan Statistical Area	States Nevada	USA
0 - 4	5.24%	5.47%	5.26%	5.41%	5.36%	5.49%	5.39%
5 - 9	5.91%	5.96%	5.75%	5.86%	5.67%	5.79%	5.75%
10 - 14	5.27%	5.79%	5.62%	6.04%	5.84%	6.04%	5.98%
15 - 19	6.26%	6.11%	5.92%	6.04%	6.32%	6.22%	6.47%
20 - 34	14.47%	15.47%	15.06%	16.37%	20.68%	20.22%	20.33%
35 - 54	23.88%	24.00%	23.87%	23.63%	24.62%	26.21%	25.20%
55 - 74	29.11%	27.84%	28.64%	26.56%	23.23%	22.37%	22.82%
75+	9.96%	9.36%	9.83%	10.07%	8.27%	7.66%	8.05%
HOUSEHOLD INCOME							
<\$15,000	5.9%	6.0%	5.3%	8.0%	6.5%	7.2%	8.3%
\$15,000-\$24,999	3.7%	4.3%	4.2%	5.0%	4.2%	5.5%	5.9%
\$25,000-\$34,999	5.3%	5.6%	6.0%	6.7%	5.6%	6.6%	6.3%
\$35,000-\$49,999	9.3%	8.7%	9.1%	11.1%	8.7%	9.7%	9.8%
\$50,000-\$74,999	18.5%	18.9%	18.3%	19.0%	16.3%	16.9%	15.6%
\$75,000-\$99,999	10.4%	12.4%	12.7%	13.7%	14.4%	13.7%	12.5%
\$100,000-\$149,999	22.1%	21.6%	23.5%	22.0%	19.8%	18.9%	17.8%
\$150,000-\$199,999	10.5%	13.0%	12.1%	8.2%	10.4%	9.4%	9.8%
\$200,000+	14.3%	9.4%	9.0%	6.2%	14.1%	12.0%	14.0%
KEY FACTS							
Population	5,242	12,668	16,395	63,699	588,069	3,303,677	339,887,819
Daytime Population	3,189	8,395	11,117	52,501	577,242	3,288,380	338,218,372
Employees	2,433	6,087	7,700	26,820	291,622	1,607,495	167,630,539
Households	2,015	4,791	6,266	24,610	234,168	1,270,466	132,422,916
Average HH Size	2.60	2.64	2.62	2.58	2.48	2.57	2.50
Median Age	45.2	43.6	44.7	43.0	39.5	39.4	39.6
HOUSING FACTS							
Median Home Value	407,674	393,446	399,377	385,096	547,066	460,995	370,578
Owner Occupied %	90.2%	85.1%	85.2%	77.2%	62.5%	60.3%	64.2%
Renter Occupied %	9.8%	14.9%	14.8%	22.8%	37.5%	39.7%	35.8%
Total Housing Units	2,054	4,955	6,532	26,217	251,774	1,370,075	146,800,552
INCOME FACTS							
Median HH Income	\$91,163	\$86,163	\$87,501	\$75,148	\$88,260	\$80,950	\$81,624
Per Capita Income	\$46,948	\$42,639	\$42,903	\$36,121	\$48,495	\$42,691	\$45,360
Median Net Worth	\$463,528	\$352,610	\$369,452	\$260,952	\$259,870	\$200,811	\$228,144

INTEREST? LET'S GET IN TOUCH

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