

For Lease

880 SF | \$2.25 SF/month
Office Space



124 Mcfaul Way

124 Mcfaul Way

Zephyr Cove, Nevada 89448

Property Highlights

- ±880 SF second-floor office suite
- Direct ADA access from the upper parking lot
- High-quality, recently renovated interior
- In-suite sink with flexible layout for professional or medical uses
- Individually metered gas and electricity
- Modified gross lease; tenant pays gas, electricity, and internet
- Located in the Round Hill Shopping Center near Safeway, Wells Fargo, USPS, restaurants, and other amenities
- Ample on-site parking
- Professional office environment

Offering Summary

Lease Rate:	\$2.25 SF/month (MG)
Building Size:	4,062 SF
Available SF:	880 SF
Lot Size:	0.15 Acres

Demographics

	8 Miles	80 Miles	180 Miles
Total Households	14,036	763,576	5,314,469
Total Population	31,134	2,016,843	15,064,566
Average HH Income	\$117,308	\$123,576	\$150,208

For More Information

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BROCHURE

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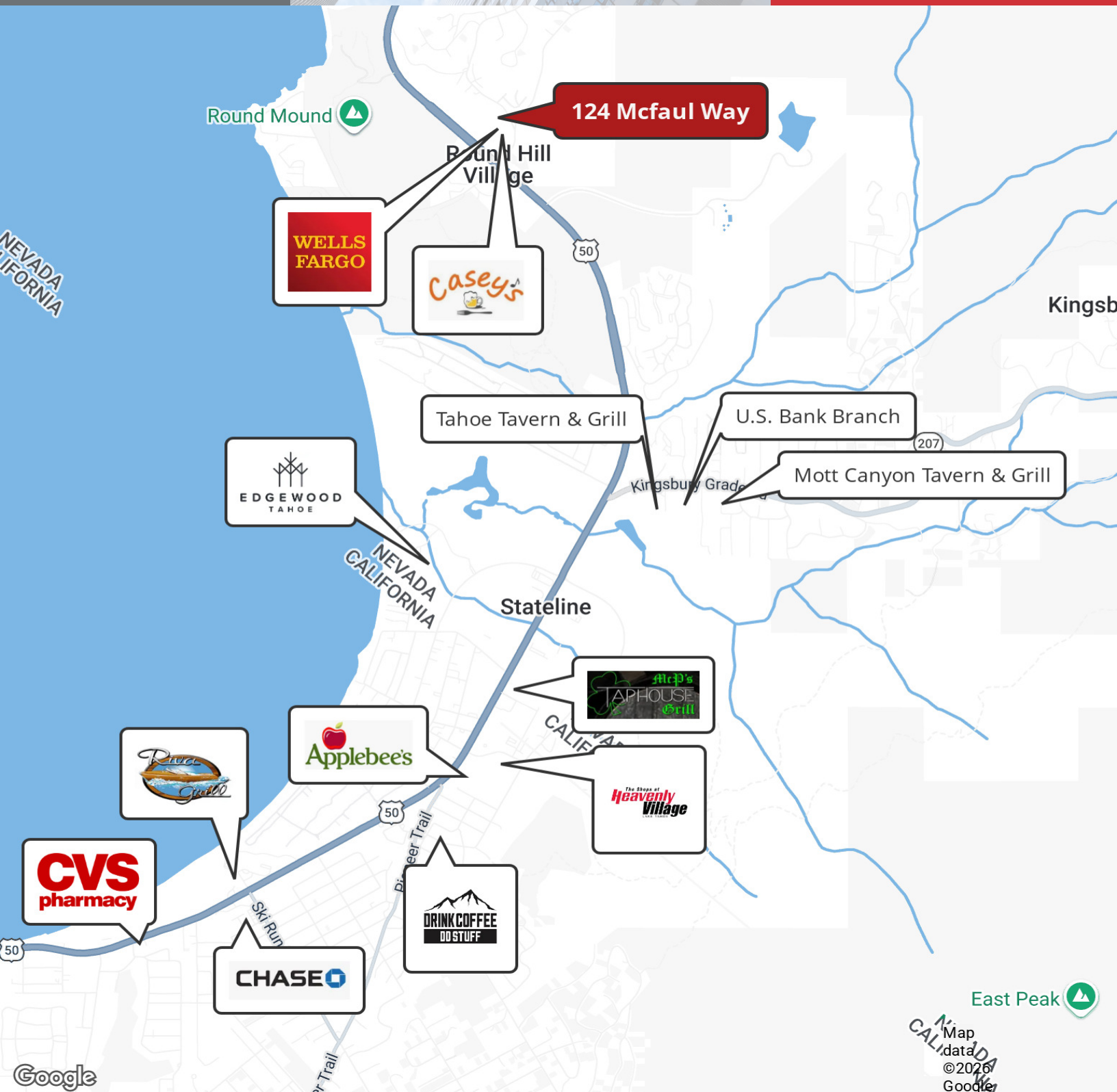
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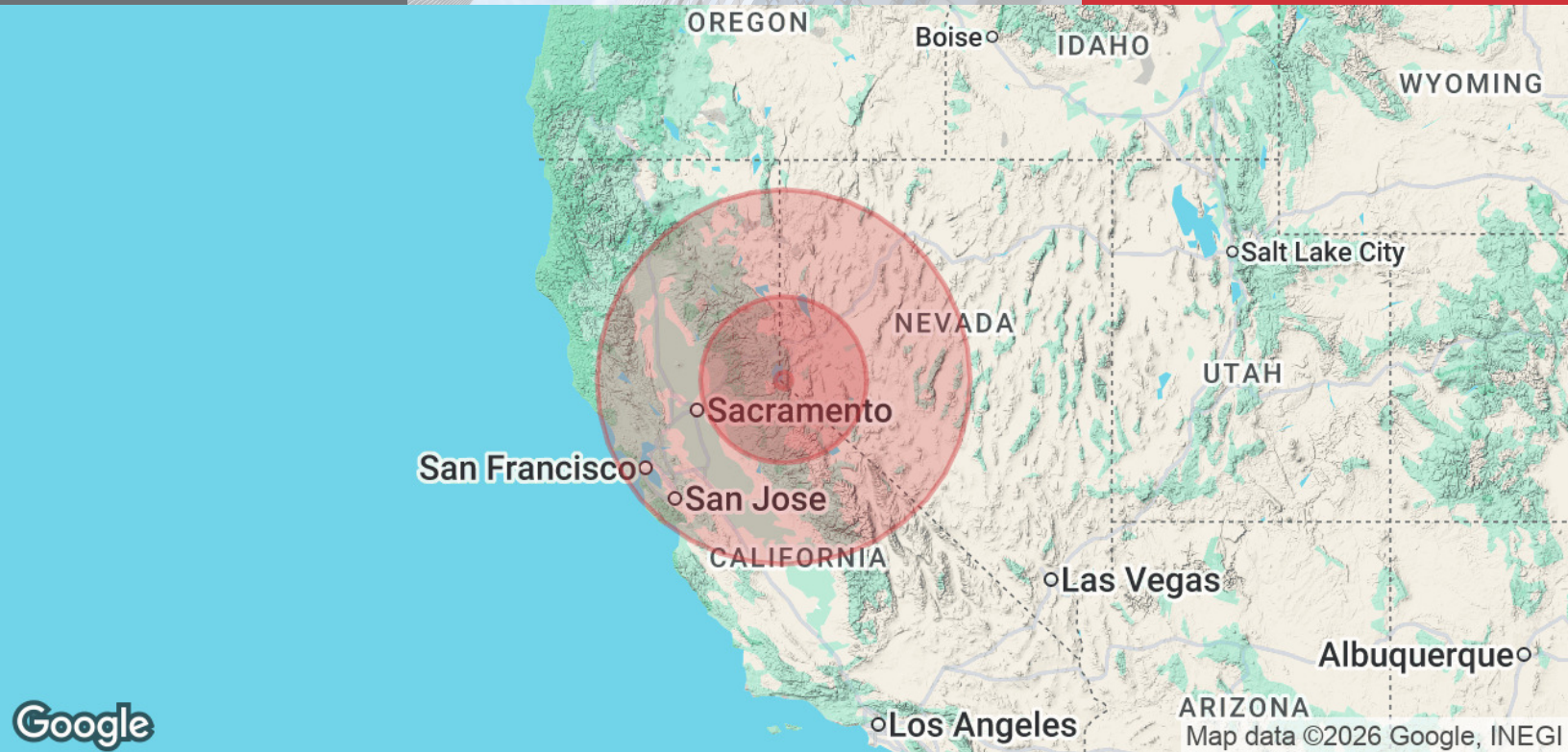
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Population

8 Miles

80 Miles

180 Miles

Total Population

31,134

2,016,843

15,064,566

Average Age

44

42

40

Average Age (Male)

44

42

39

Average Age (Female)

44

43

41

Households & Income

8 Miles

80 Miles

180 Miles

Total Households

14,036

763,576

5,314,469

of Persons per HH

2.2

2.6

2.8

Average HH Income

\$117,308

\$123,576

\$150,208

Average House Value

\$874,499

\$624,050

\$897,375

2020 American Community Survey (ACS)

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