



The Ribeiro Companies

# INDUSTRIAL FLEX SPACE FOR LEASE



## 75 BANK STREET SPARKS, NV 89431

THE RIBEIRO COMPANIES HAVE SPECIALIZED IN COMMERCIAL PROPERTIES FOR OVER 50 YEARS.

**EXCLUSIVELY LISTED  
LEASE OPPORTUNITY**

**EDWARD G. YUILL B.0018931.LLC**  
ED.YUILL@RIBEIROCORP.COM

**CALL US TODAY AT  
775.825.7979**



The Ribeiro Companies

6490 S. McCarran Blvd., Bldg. E  
Reno, NV 89509

[www.ribeirocorp.com](http://www.ribeirocorp.com)

**OFFICE HOURS:**  
Monday-Friday  
8:00 AM—5:00 PM

*This information has been secured from sources we believe to be reliable, however, we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies. © 2014 The Ribeiro Companies [www.ribeirocorp.com](http://www.ribeirocorp.com)*

**Project Mgt./Brokerage: Edward G. Yuill**

**Design/Development: Johnny A. Ribeiro**



The Ribeiro Companies

# PROPERTY INFORMATION

## 75 BANK STREET • SPARKS, NV 89431

Suite(s):	1	2	7, 26, 27	23
Asking Rent:	\$755.00 Per Month (\$1.35 psf)	\$755.00 Per Month (\$1.35 psf)	\$4,065.00 Per Month (\$1.35 psf)	\$1,195.00 Per Month (\$1.39 psf)
Estimated CAM:	\$227.00 Per Month (\$0.406 psf)	\$227.00 Per Month (\$0.406 psf)	\$1,222.00 Per Month (\$0.406 psf)	\$349.00 Per Month (\$0.406 psf)
Property Type:	Industrial (I)			
Lease Type:	NNN			
Tenancy:	Multi			
Square Footage:	559 sq. ft.	559 sq. ft.	3,011 sq. ft.	
Available:	Now	Now	September 2025	Within 30 days
Layout:	Office only unit with street frontage and a private restroom.	Office only unit with street frontage and a private restroom.	Office and warehouse unit. (431 sf of office and 2,500 sf of warehouse) Evaporative cooled warehouse with standard heating. 3 private restrooms and 2 grade level roll up doors.	Small warehouse unit with a private restroom and grade level roll up door.
Year Built:	1976	1976	1976	1976
Broker:	3%	3%	3%	3%

**THE RIBEIRO COMPANIES HAVE SPECIALIZED IN COMMERCIAL PROPERTIES FOR OVER 50 YEARS.**

**EXCLUSIVELY LISTED  
LEASE OPPORTUNITY**

**EDWARD G. YUILL B.0018931.LLC**  
ED.YUILL@RIBEIROCORP.COM

**CALL US TODAY AT  
775.825.7979**



**OFFICE HOURS:**  
Monday-Friday  
**8:00 AM—5:00 PM**

6490 S. McCarran Blvd., Bldg. E  
Reno, NV 89509

**www.ribeirocorp.com**

This information has been secured from sources we believe to be reliable, however, we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies. © 2014 The Ribeiro Companies  
www.ribeirocorp.com

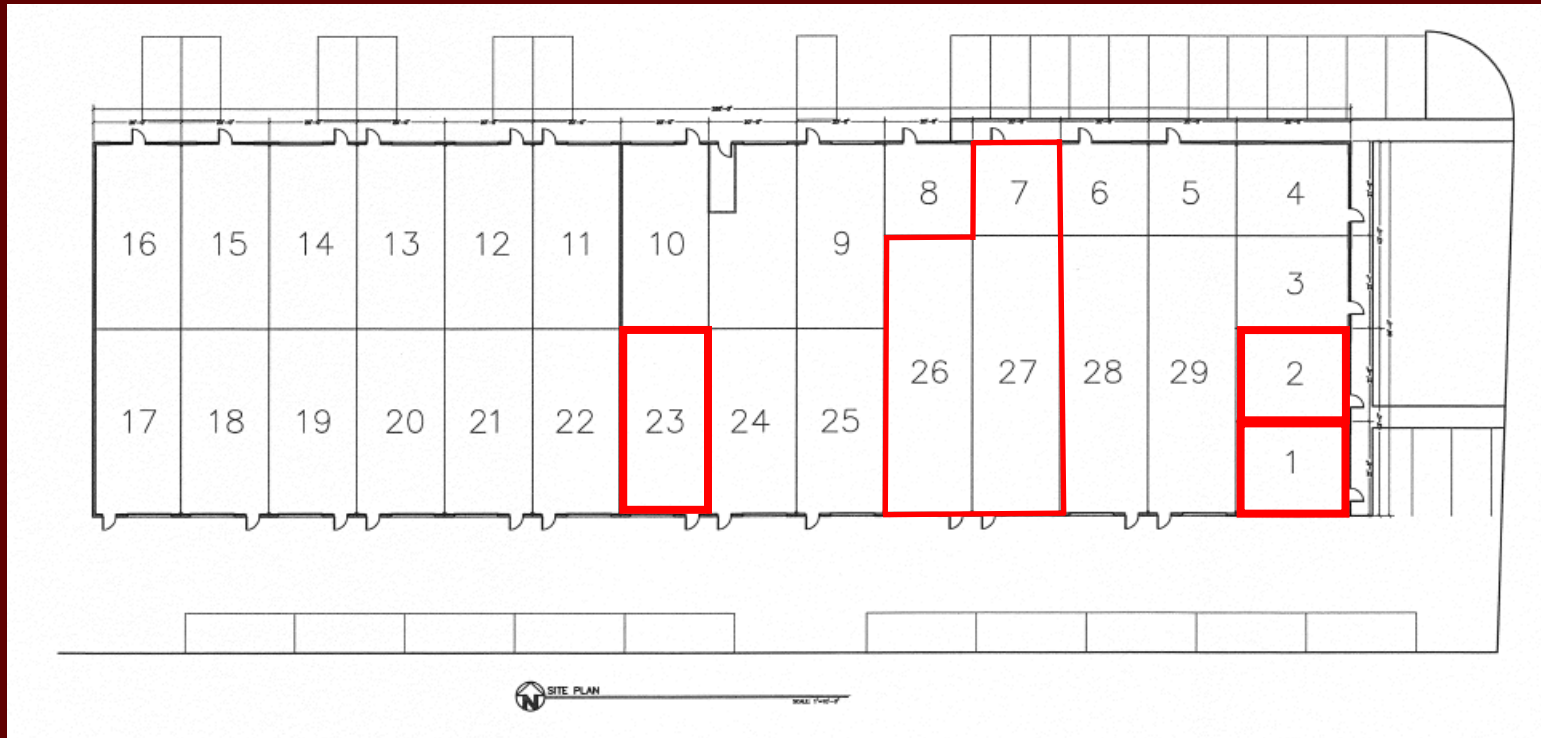
**Project Mgt./Brokerage: Edward G. Yuill**

**Design/Development: Johnny A. Ribeiro**



The Ribeiro Companies

# 75 BANK STREET • SPARKS, NV 89431



**THE RIBEIRO COMPANIES HAVE SPECIALIZED IN COMMERCIAL PROPERTIES FOR OVER 50 YEARS.**

**EXCLUSIVELY LISTED  
LEASE OPPORTUNITY**

**EDWARD G. YUILL B.0018931.LLC**  
ED.YUILL@RIBEIROCORP.COM

**CALL US TODAY AT  
775.825.7979**



The Ribeiro Companies

6490 S. McCarran Blvd., Bldg. E  
Reno, NV 89509

**www.ribeirocorp.com**

**OFFICE HOURS:**  
Monday-Friday  
8:00 AM—5:00 PM

This information has been secured from sources we believe to be reliable, however, we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies. © 2014 The Ribeiro Companies  
www.ribeirocorp.com

**Project Mgt./Brokerage: Edward G. Yuill**

**Design/Development: Johnny A. Ribeiro**