



170 N Lake Blvd

170 N Lake Blvd, Tahoe City, CA 96145

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170 N Lake Blvd

\$34.50 /SF/YR

This property is a prime location as you enter beautiful Tahoe City. The property boasts up to 22 parking spaces. Building is being freshly painted interior and exterior. Brand new ADA approved bathroom. This property has a blank canvas for business owner to put their vision to work. Triple net lease....

- This property has a clean slate for tenant to make their own. Ready to build out.
- Mostly open floor plan with separate office space.
- Heavy foot and car traffic from busy retail street.
- Located right as you enter Tahoe City.
- Plenty of parking on site, up to 22 total.
- ADA approved bathroom.

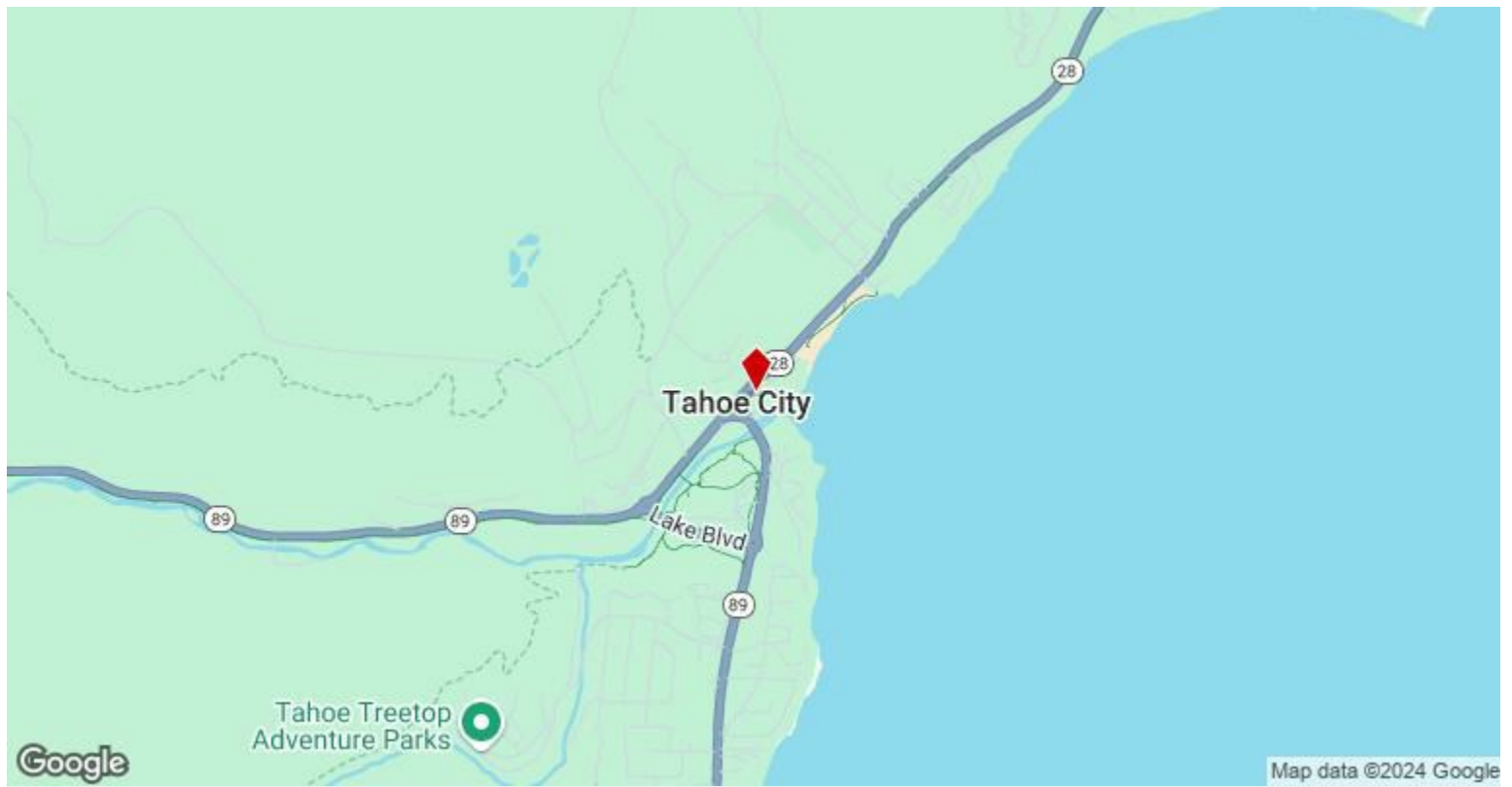


Rental Rate:	\$34.50 /SF/YR
Property Type:	Retail
Property Subtype:	Storefront
Gross Leasable Area:	2,783 SF
Year Built:	1959
Walk Score ®:	58 (Somewhat Walkable)
Rental Rate Mo:	\$2.88 /SF/MO

1st Floor

Space Available	2,783 SF
Rental Rate	\$34.50 /SF/YR
Date Available	30 Days
Service Type	Triple Net (NNN)
Built Out As	Standard Office
Space Type	Relet
Space Use	Office/Retail
Lease Term	Negotiable

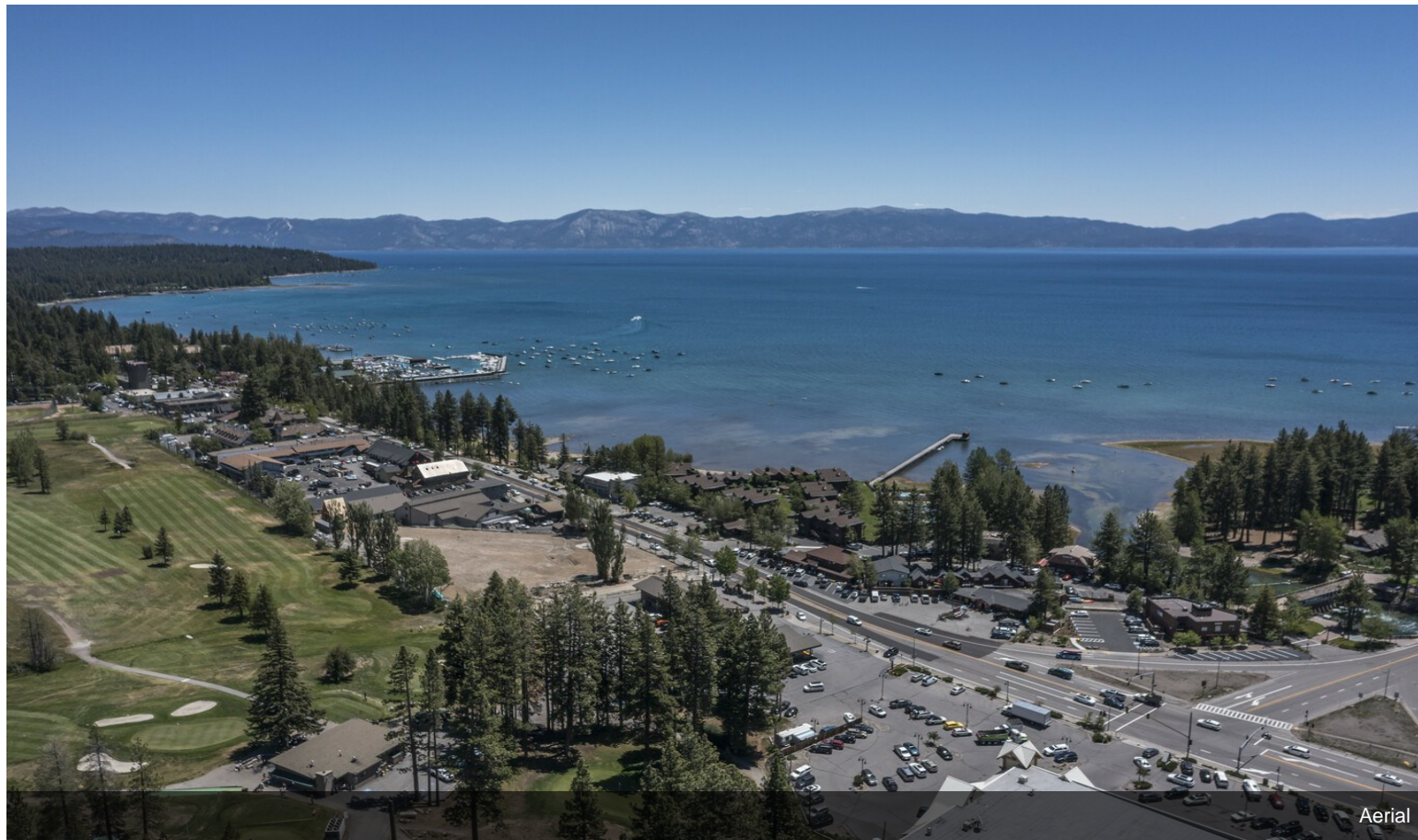
Additional 800 sq ft covered storage Fully remodeled ADA bathroom Fresh paint interior and exterior High interior ceilings



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Property Photos



Property Photos



Aerial



Building Photo

Property Photos

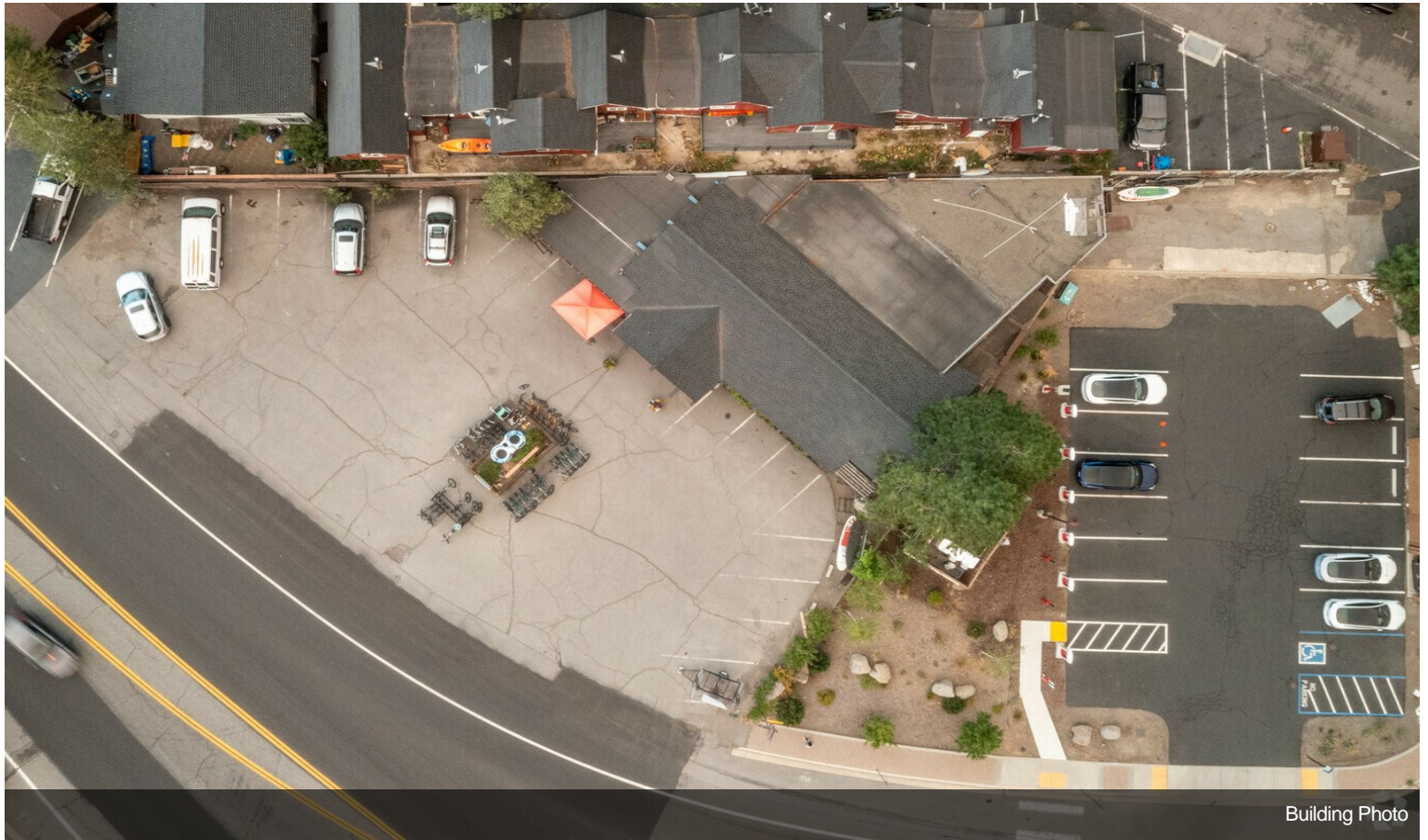


Building Photo

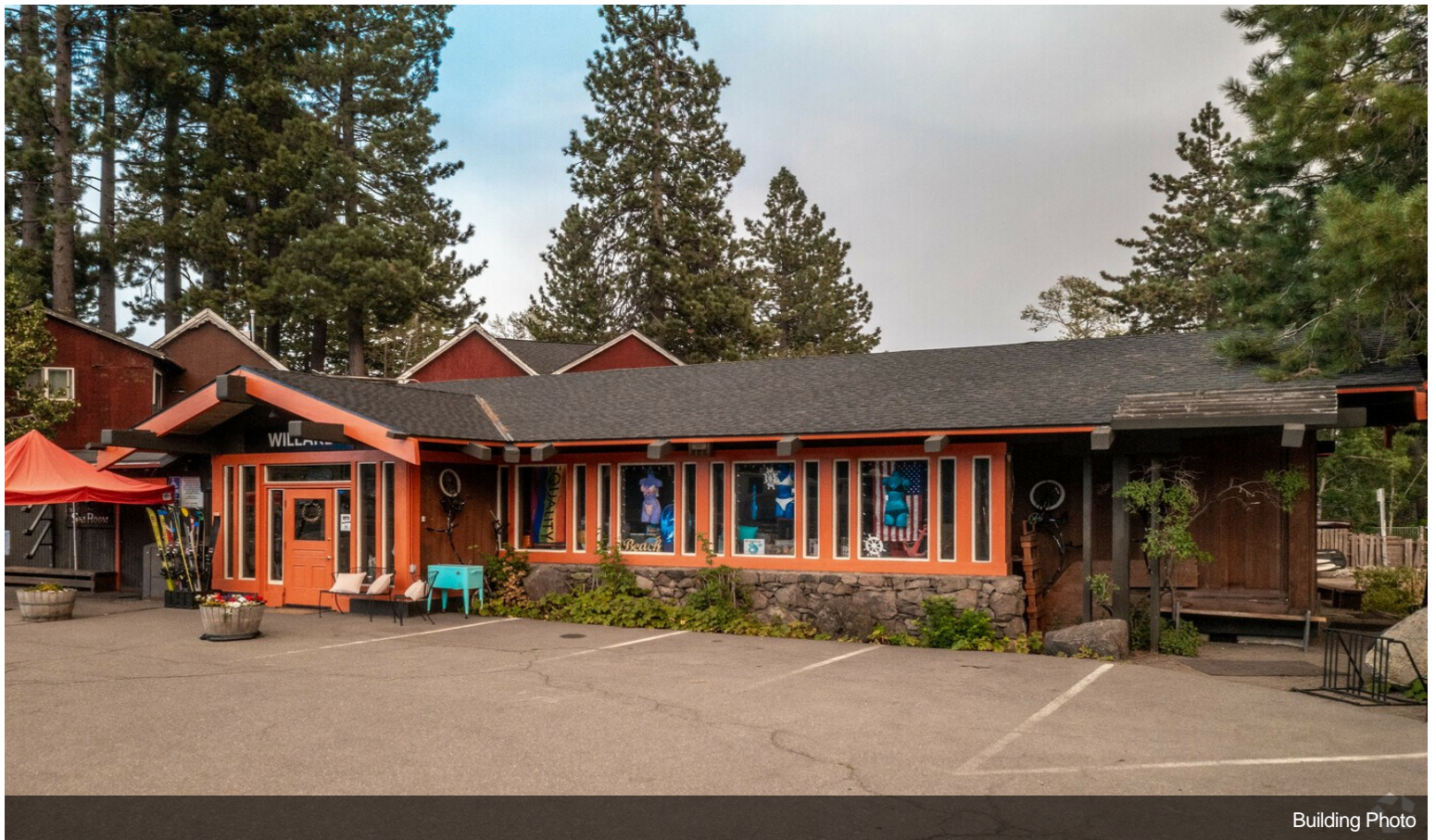


Building Photo

Property Photos



Building Photo



Building Photo

Property Photos



Building Photo



Interior Photo

Property Photos



Building Photo



Interior Photo

Property Photos



Interior Photo



Building Photo

Property Photos

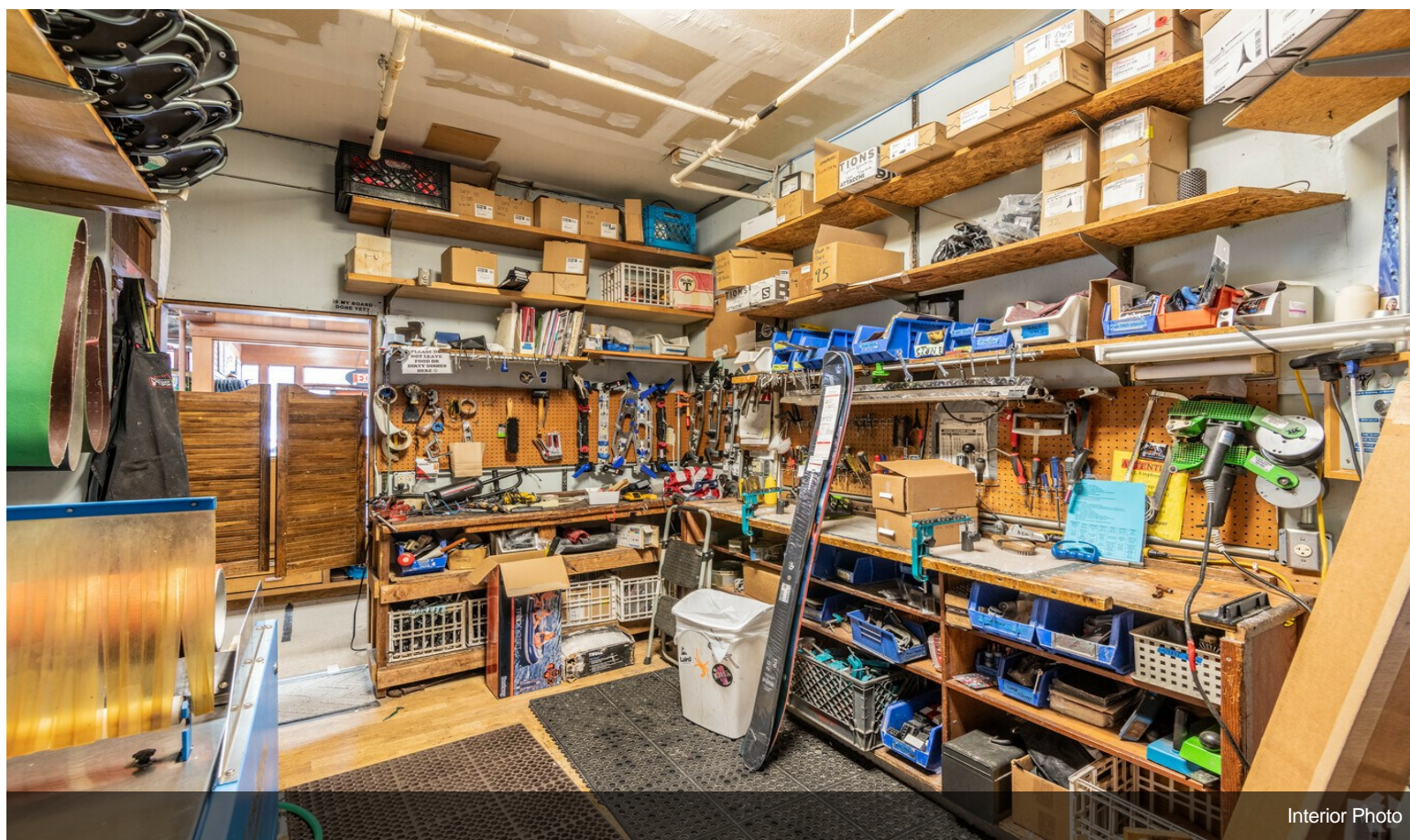


Building Photo



Interior Photo

Property Photos

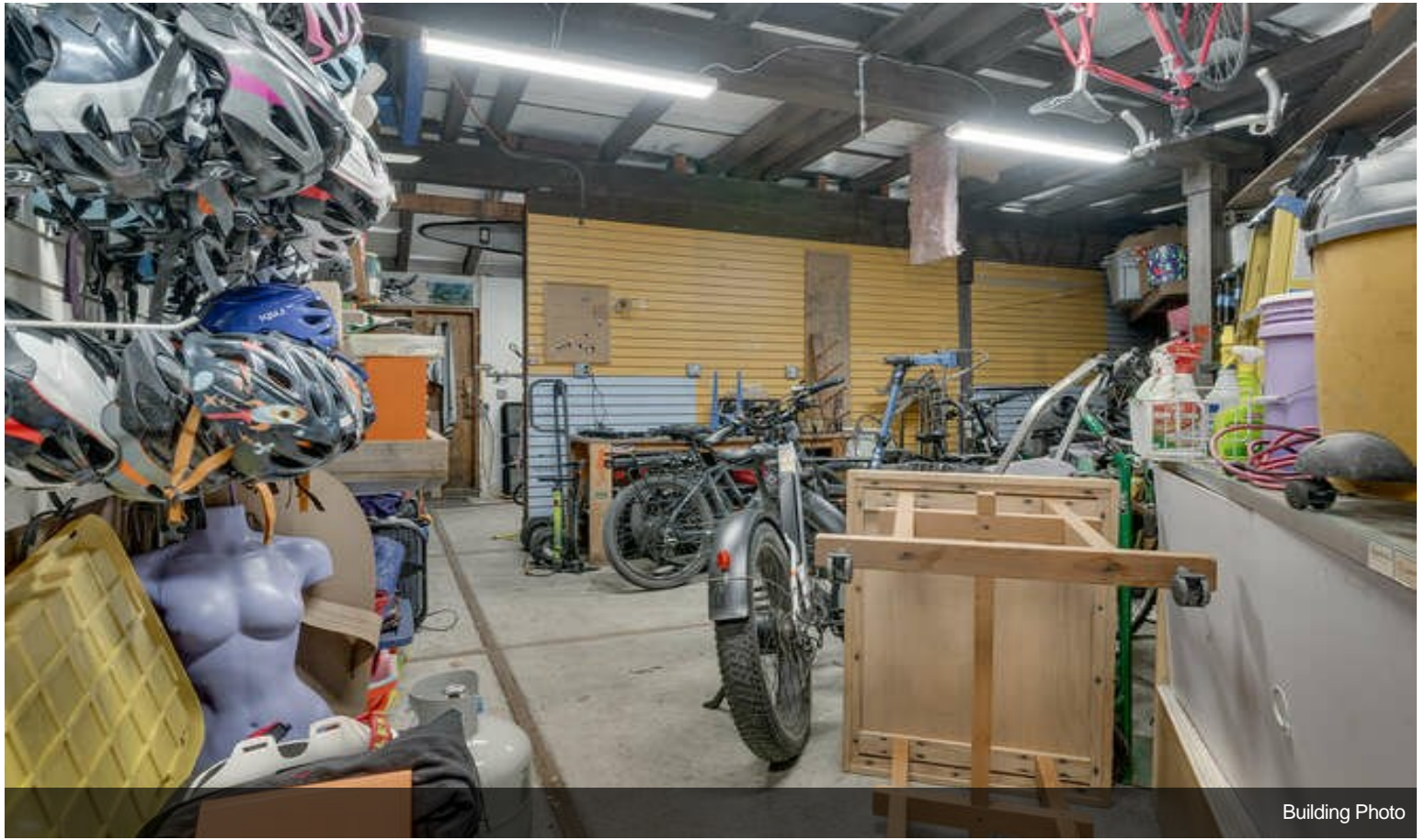


Interior Photo



Building Photo

Property Photos



Building Photo



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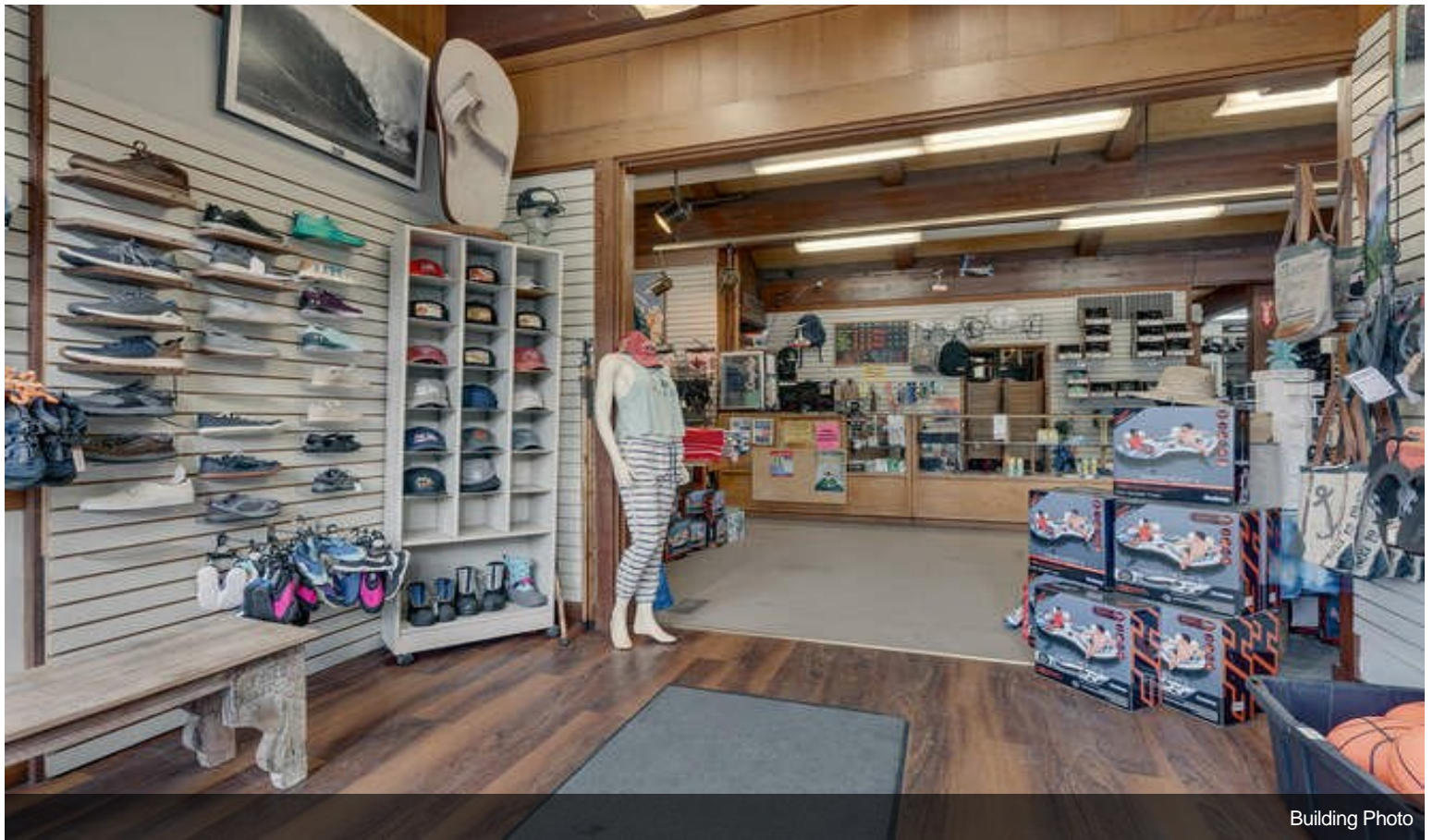


Building Photo

Property Photos



Interior Photo



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Building Photo



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