

For Lease

Spice Island Dr. Industrial Park



625 Spice Islands Dr.
Sparks, NV 89431

Michael Keating, SIOR
Partner
775.386.9727
mkeating@logicCRE.com
S.0174942

Michael Dorn
Senior Associate
775.453.4436
mdorn@logicCRE.com
S.0189635

Listing Snapshot



\$1.20 PSF NNN
Lease Rate



± 2,400 – 4,800 SF
Available Square Footage



\$0.25 PSF
Estimated NNN

Property Highlights

- Flex Industrial complex off of S. McCarran Blvd.
- Multiple configurations available
- Fully sprinklered
- Monument signage available
- Automotive uses possible
- Located in Sparks industrial core
- Yard space available
- Available for immediate occupancy

Demographics

	1-mile	3-mile	5-mile
2025 Population	195	77,129	211,419
2025 Average Household Income	\$64,207	\$91,082	\$92,556
2025 Total Households	61	31,086	88,495







Airports
Reno-Tahoe
International Airport

Downtown Reno

Retail
Sinclair

AVAILABLE
± 2,400 – 4,800 SF

Industrial / Office
Unique Design
Cabinet Company

Industrial / Office
DMS-ChemMark

Industrial / Office
Camping Co.

Spice Islands Dr.



Floor Plan

Demising Option Grade Level Door

Click for a Virtual Tour

Suite K

*Ability to combined with suite L for ± 4,800 SF

\$1.20 PSF
Price Per Square Foot

± 2,400 SF*
Price Per Square Foot

- One (1) 14'x10' grade-level door
- Power: 150 Amps, 240 V, 3-phase
- Clear height: 13' – 15'
- Ability to rent ± 3,800 SF yard for an additional \$1,000 Per Mo.

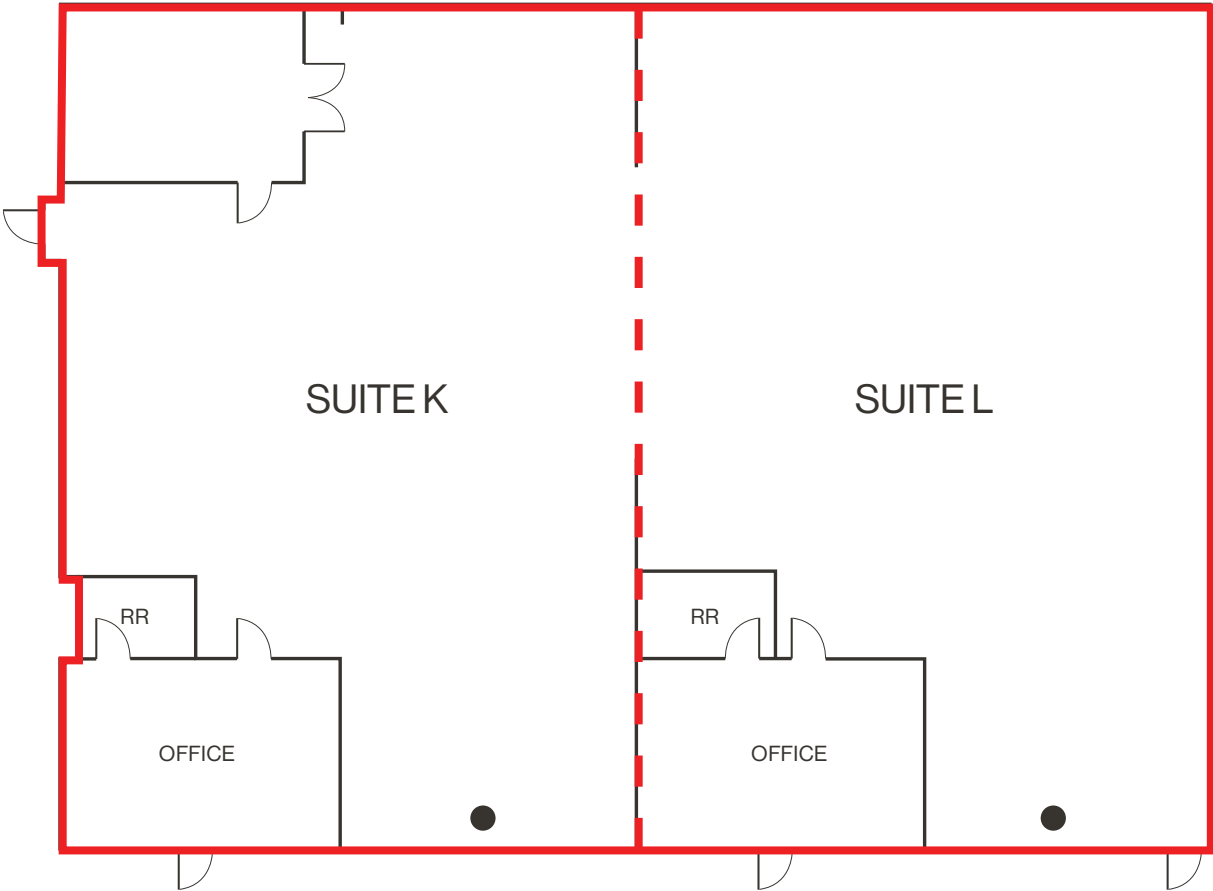
Suite L

*Ability to combined with suite K for ± 4,800 SF

\$1.20 PSF
Price Per Square Foot

± 2,400 SF*
Price Per Square Foot

- One (1) 14'x10' grade-level door
- Power: 150 Amps, 240 V, 3-phase
- Clear height: 13' – 15'
- Ability to rent ± 3,800 SF yard for an additional \$1,000 Per Mo.



Property Photos



LOGIC Commercial Real Estate

Specializing in Brokerage and Receivership Services



Join our email list and
connect with us on LinkedIn

The information herein was obtained from sources deemed reliable; however LOGIC Commercial Real Estate makes no guarantees, warranties or representation as to the completeness or accuracy thereof.

For inquiries please reach out to our team.

Michael Keating, SIOR

Partner
775.386.9727
mkeating@logicCRE.com
S.0174942

Michael Dorn

Senior Associate
775.453.4436
mdorn@logicCRE.com
S.0189635