

FOR LEASE

MOANA WEST ANNEX

901-973 W MOANA LN | RENO, NV



MOANA WEST ANNEX

PROPERTY HIGHLIGHTS

Strong residential location with diverse demographics

Highly Visible pylon signage available

Synergistic tenant mix with national brands and local favorites catering to the specific demands of the local customer

TI Allowance and rent concessions will be offered to all qualified prospectivetenants

Moana Ln (100ft E of Lakeside Dr) 12,600 ADT

Lakeside Dr (250ft S of Moana Ln) 11,300 ADT

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SHAWN SMITH

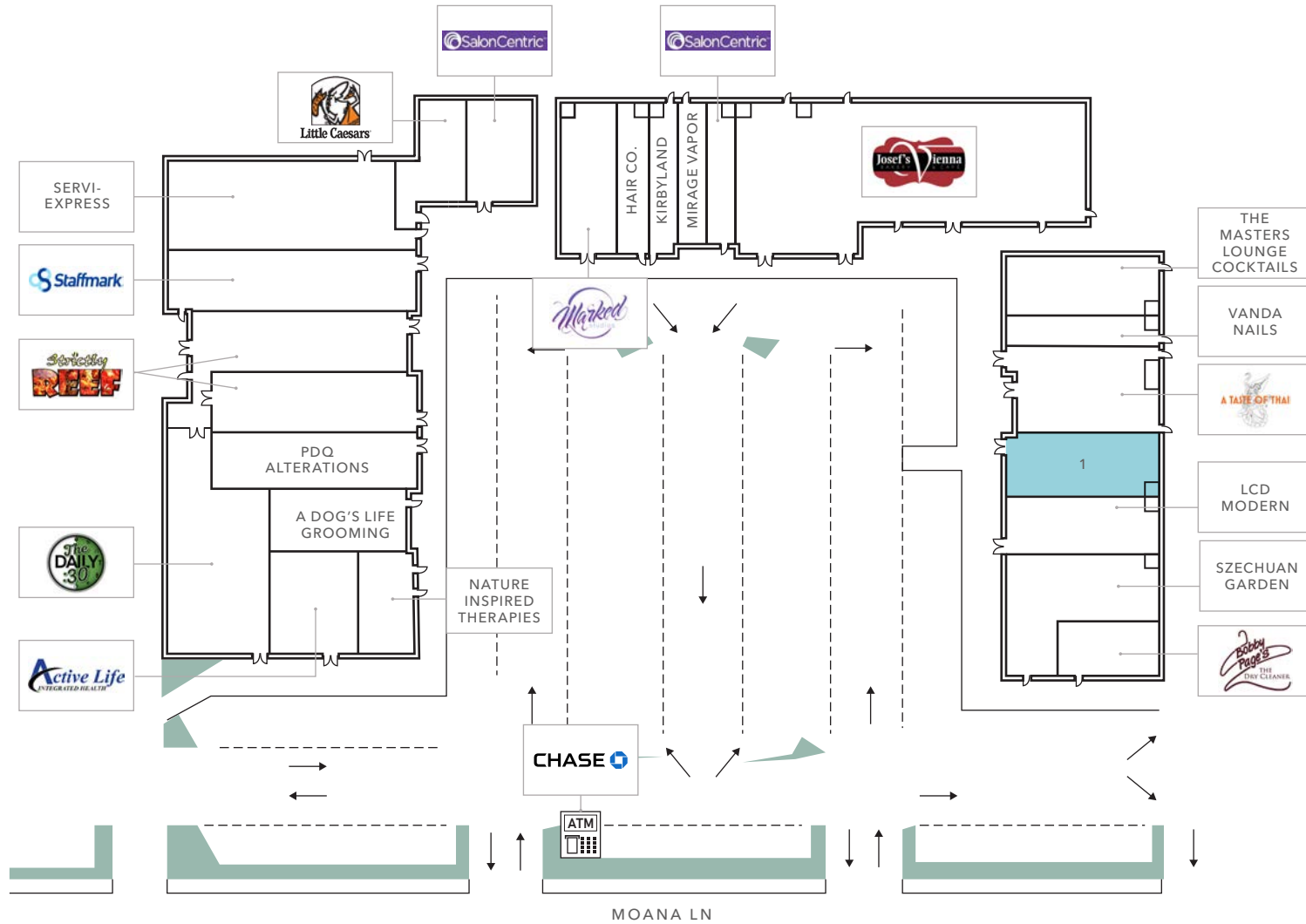
775.470.8878

shawn.smith@kidder.com

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SITE PLAN



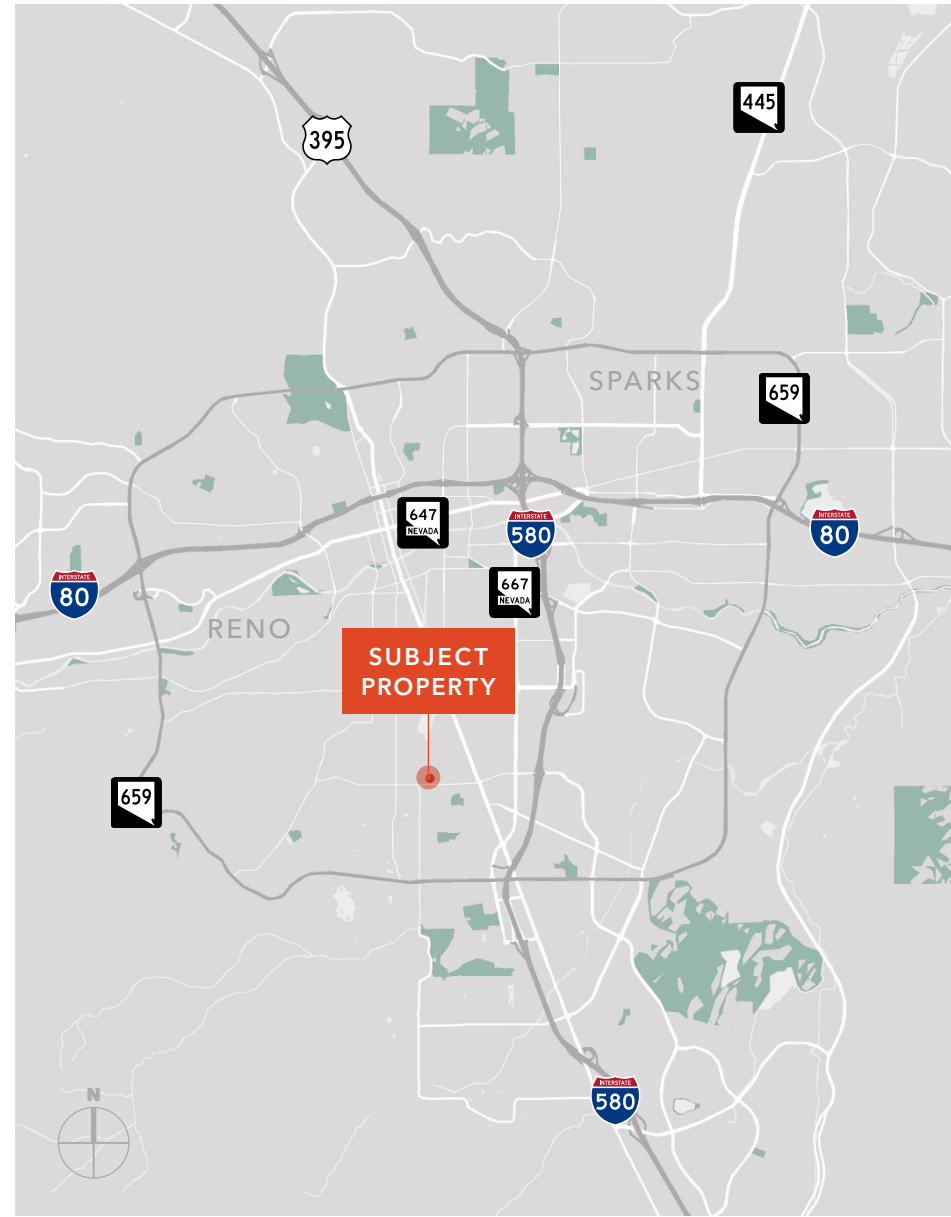
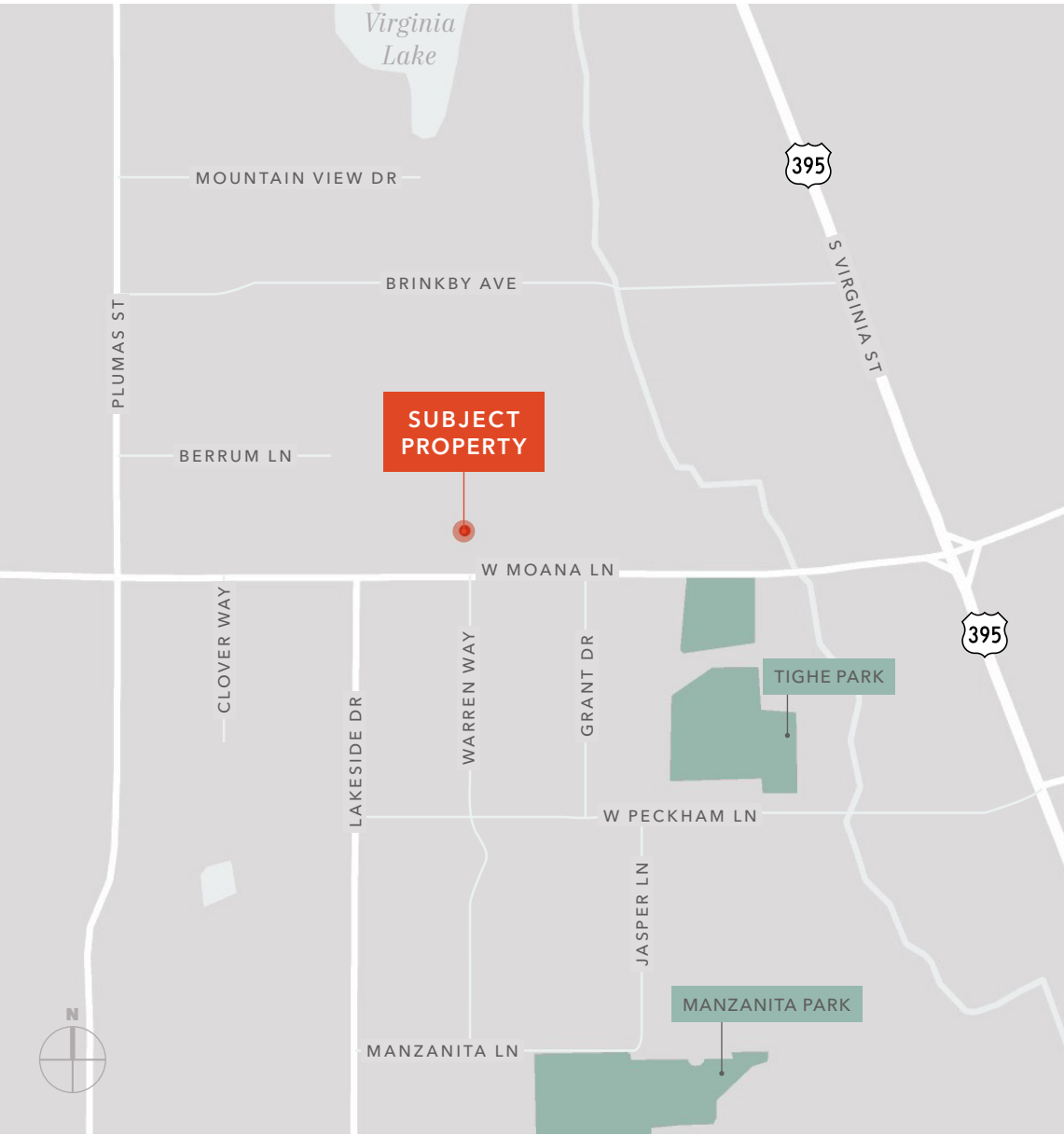
AVAILABILITIES

#	Suite	SF	Available
1	911	±1,449	Now

MOANA WEST ANNEX



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DEMOGRAPHICS

POPULATION

	5 Min	7 Min	10 Min
2024 EST. POPULATION	37,877	55,487	87,902
2029 PROJ. POPULATION	37,791	55,895	88,487
2024 MED. AGE	37.3	38.2	39.7
DAYTIME POPULATION	35,092	56,550	107,340

HOUSEHOLD INCOME

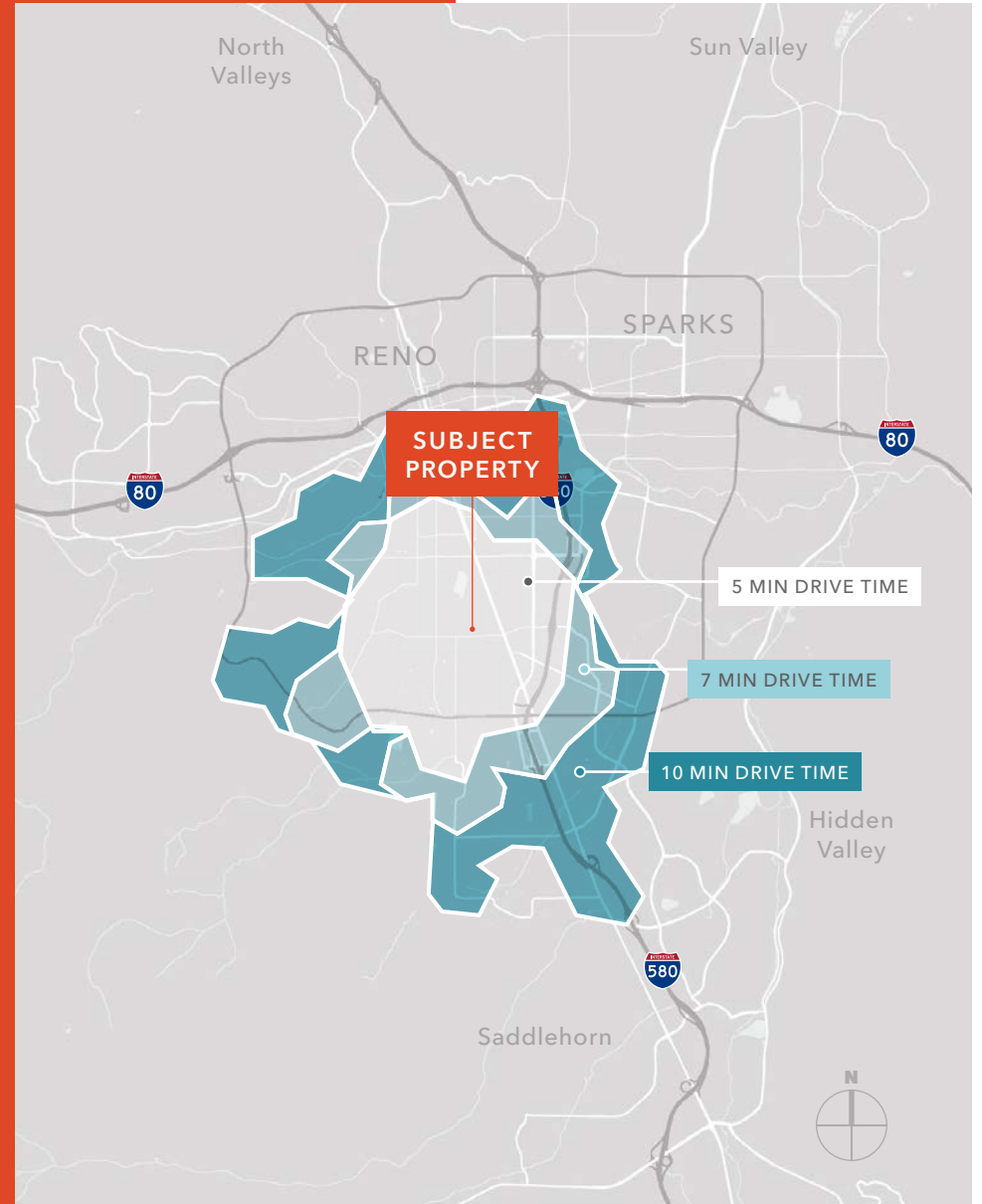
	5 Min	7 Min	10 Min
2024 EST. AVG. HH INCOME	\$97,206	\$102,892	\$106,132
PROJ. AVG. HH INCOME (2024-2029)	\$100,162	\$105,430	\$108,536
2024 EST. MED. HH INCOME	\$70,974	\$74,145	\$75,809
2029 PROJ. MED. HH INCOME	\$72,207	\$75,109	\$76,238
2024 EST. PER CAPITA INCOME	\$43,735	\$46,637	\$50,001

HOUSEHOLD

	5 Min	7 Min	10 Min
2024 EST. HH	17,013	25,107	41,271
2029 PROJ. HH	16,971	25,328	41,702
PROJ. ANNUAL GROWTH (2024-2029)	-41	221	431
AVG. HH SIZE	3.2	3.2	3.2

CONSUMER EXPENDITURE

	5 Min	7 Min	10 Min
ANNUAL HH EXPENDITURE	35,092	56,550	107,340
ANNUAL RETAIL EXPENDITURE	\$532.74 M	\$832.4 M	\$1.38 B
MONTHLY HH EXPENDITURE	\$5,579	\$5,905	\$5,962
MONTHLY RETAIL EXPENDITURE	\$2,610	\$2,763	\$2,785



RENO-SPARKS MSA SNAPSHOT

Source: ESRI

511,527

2023 EST.
POPULATION

2.5

2023 AVG
HH SIZE

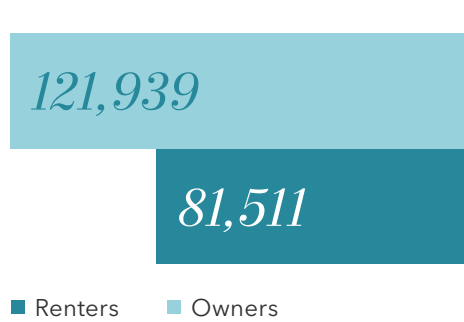
\$110,796

2023 AVG
HH INCOME

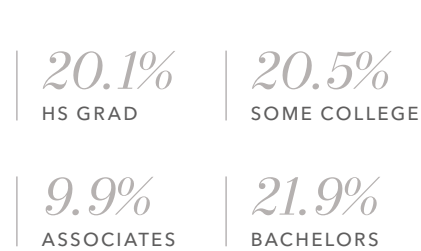
38.6

2023 EST.
MEDIAN AGE

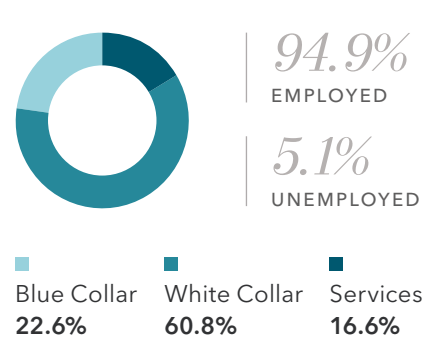
Home Ownership



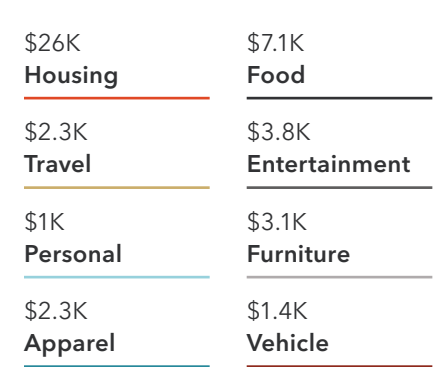
Education



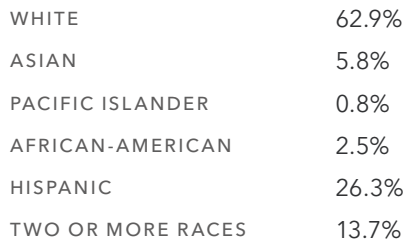
Employment



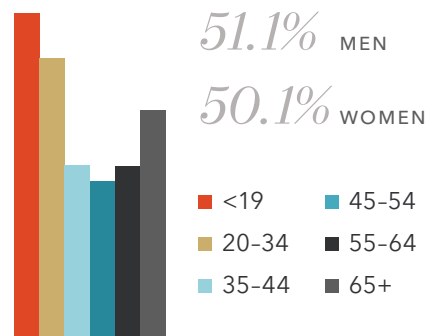
Household Spending



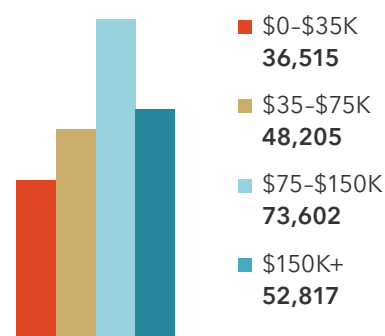
Race & Ethnicity



Gender & Age



Income by Household





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