



For Lease

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Your Sign Here

5405 Mae Anne Avenue  
Reno, NV 89523

Available Space

Suite 100: 11,997 SF

Suite 101: 7,289 SF

Can be combined for a total of 19,286 SF

Lease Rate

Call for Rate

# Office Space Available in Northwest Reno



View Virtual Tour

# For Lease

## Property Overview

Address:	5405 Mae Anne Avenue
Location:	Reno, NV 89523
Available Space:	Suite 100: 11,997 SF (Can be available 7/1/2026) Suite 101: 7,289 SF <i>Suites can be combined for a total of 19,286 SF</i>
Parking:	Lot spaces (With option to lease additional)
Zoning:	PO - Professional Office
Lease Rate:	Call for Rate
For Sale:	Entire 19,286 SF building listed for sale

## Building Comments

Professional office space available for lease at 5405 Mae Anne Avenue in Northwest Reno. This 19,286 SF freestanding building is on ±1.72 acres and features updated restrooms, new flooring. Each available suite can be occupied independently from the other portion.

Tenants benefit from ample on-site parking (4.3/1,000 SF) with overflow spaces available via a supplemental parking lease. The building offers 10G Internet connectivity (AT&T fiber and Spectrum), scenic second-floor mountain views, and several private balconies. ADA entrances on both the North and South.

Zoned Professional Office (PO) with access from both Mae Anne Avenue and W 7th Street, this location supports a wide range of professional uses.



5405 Mae Anne Ave

### Contact:

#### **Melissa Molyneaux, SIOR, CCIM**

Executive Vice President

+1 775 823 4674

Melissa.Molyneaux@colliers.com

NV Lic. BS.0144599.LLC

#### **Jason Hallahan**

Associate

+1 775 287 5610

Jason.Hallahan@colliers.com

NV Lic S.0200644

### **Colliers**

5520 Kietzke Lane, Suite 300

Reno, Nevada 89511

+1 775 823 9666

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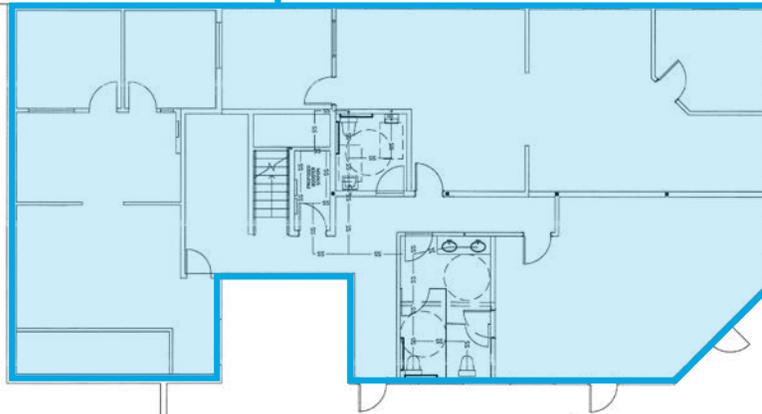
# First Floor Space



View Virtual Tour

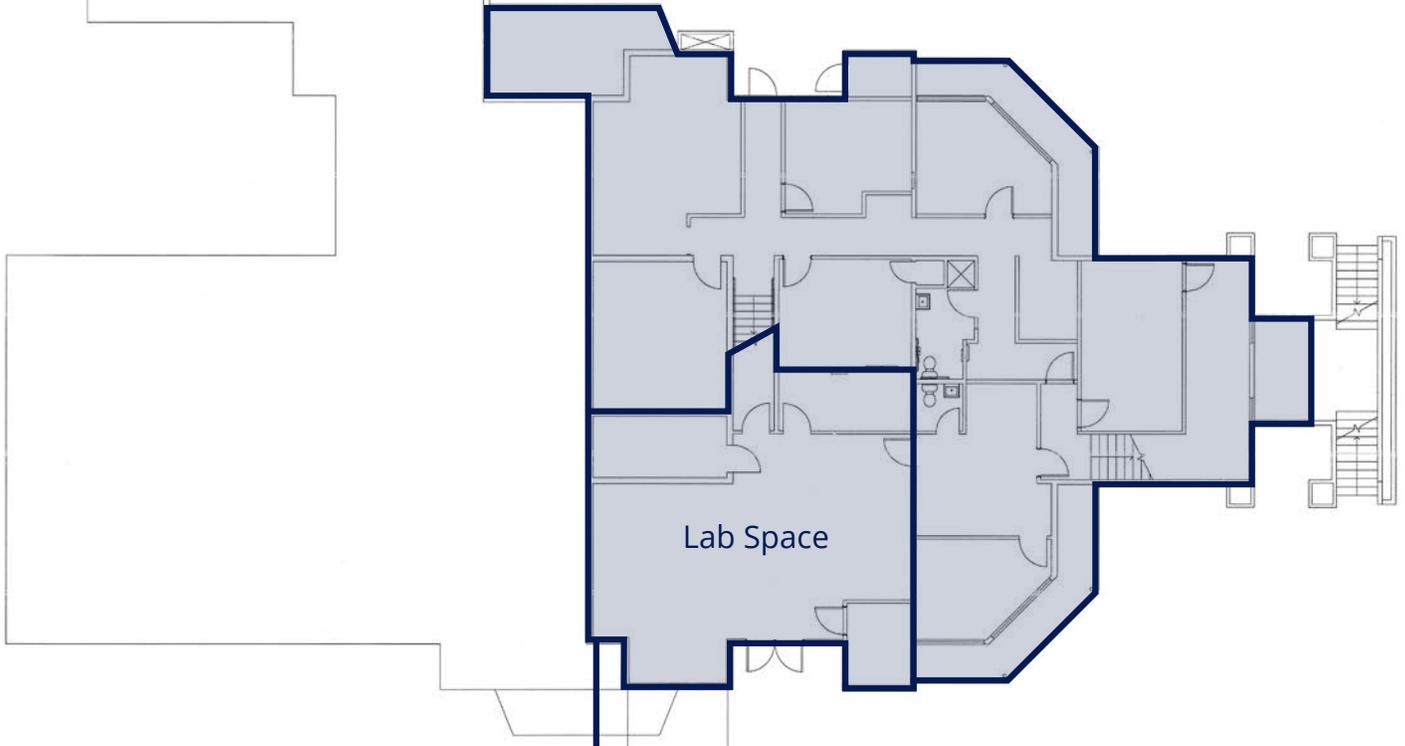


Suite 101: 7,289 SF



Lab Space

Suite 100: 11,997 SF  
Can be available  
7/1/2026



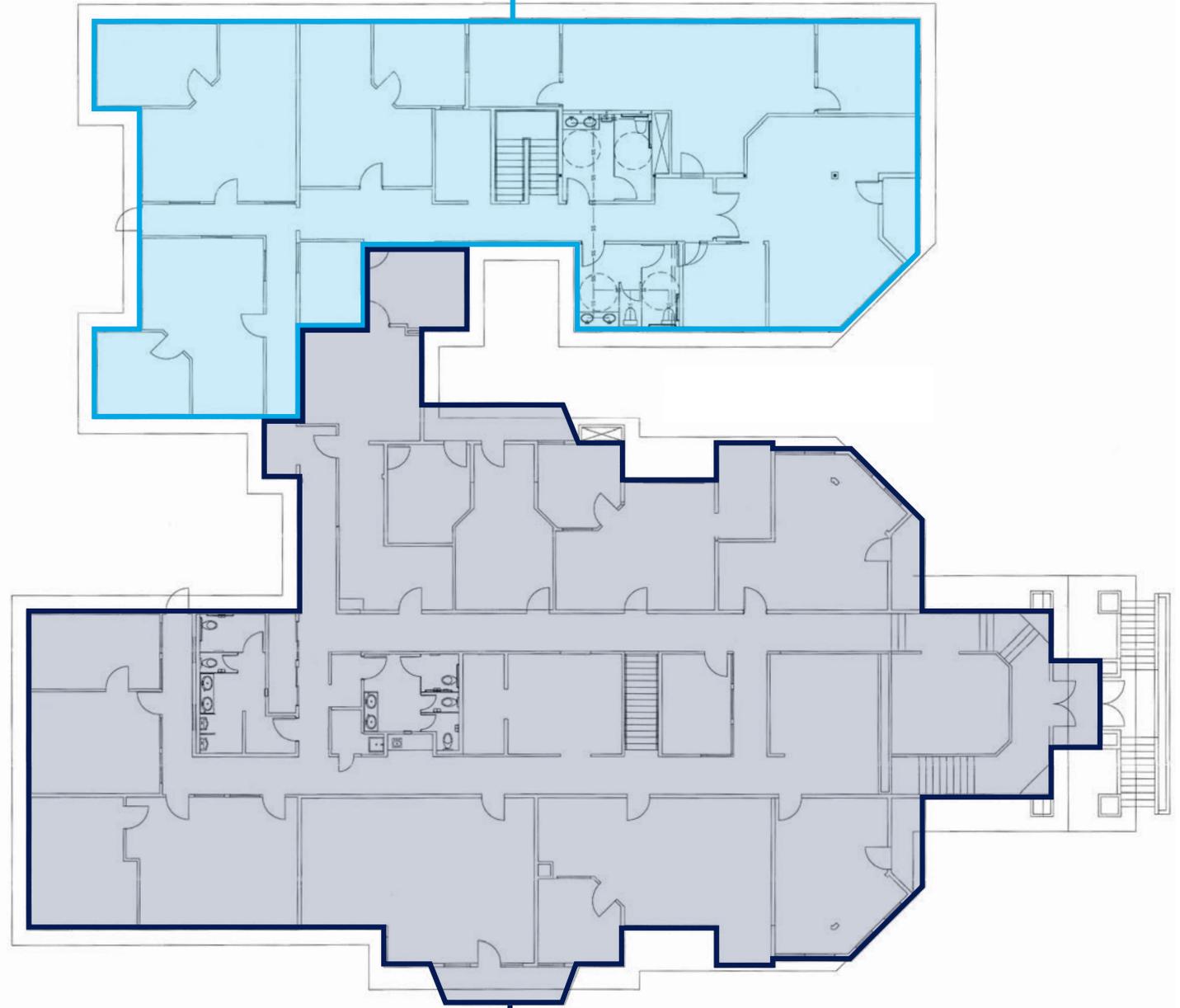
# Second Floor Space



[View Virtual Tour](#)



Suite 101: 7,289 SF



Suite 100: 11,997 SF  
Can be available  
7/1/2026

5405 Mae Anne Avenue | For Lease

# Property Photos



View Virtual Tour



# Surrounding Amenities



**SITE**

**Coit Plaza**

- Walmart
- KRAGEN
- ampm
- BURGER KING
- WELLS FARGO
- PANDA EXPRESS
- TACO BELL

**Canyon Center**

- Walgreens
- SAVE MART SUPERMARKETS
- Bank of America
- Qdoba MEXICAN GRILL
- JACK IN THE BOX
- chili's GRILL & BAR
- Pollo Loco
- CHASE
- planet fitness
- DOLLAR TREE
- STAPLES

**Ridgeview Plaza**

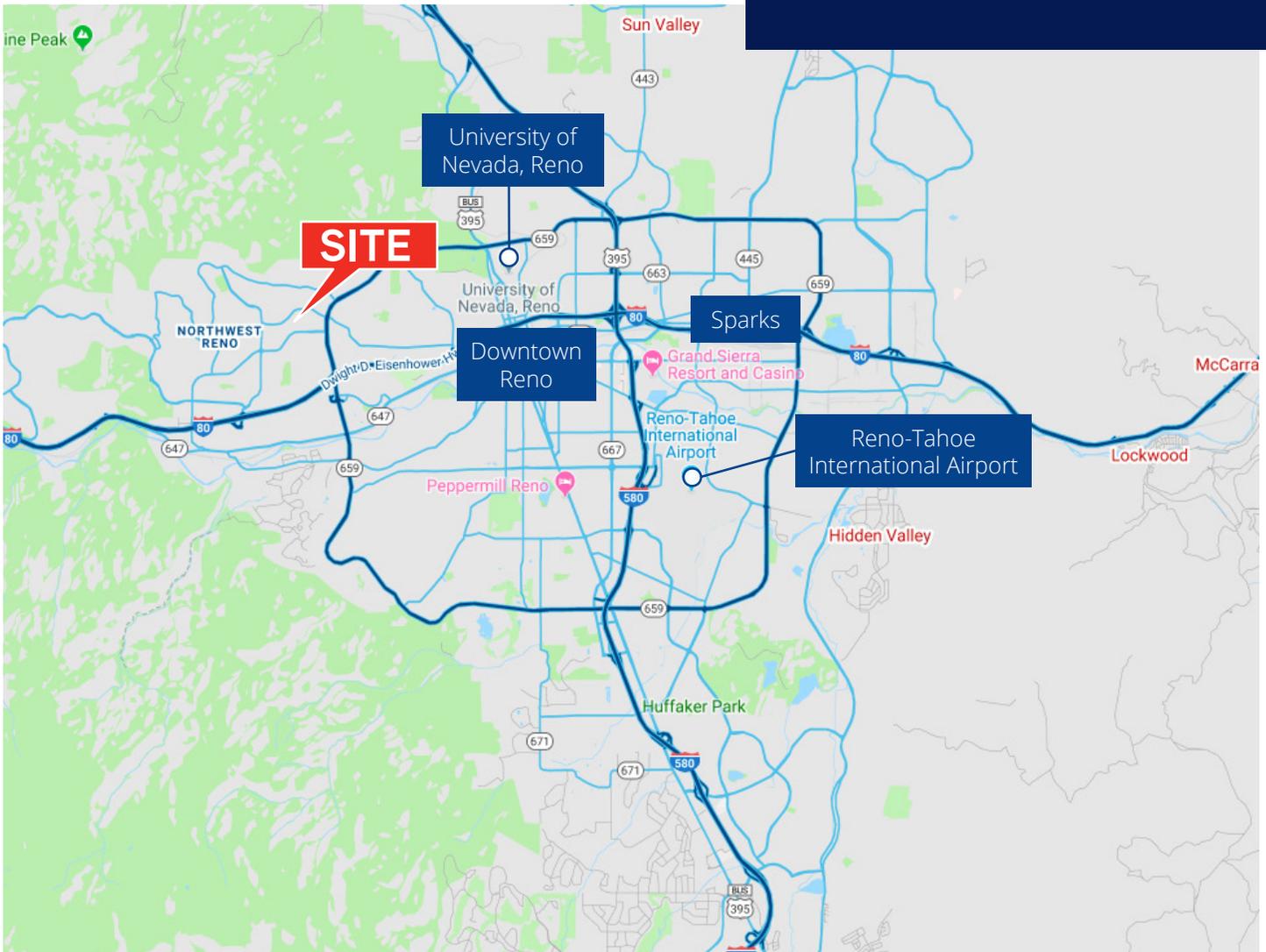
- SAFeway
- KOHL'S
- ROSS ULTRA
- PETSMART
- CHIPOTLE MEXICAN GRILL
- Dotty's
- BIG O TIRES
- Charter Spectrum
- McDonald's

**Northern Nevada MEDICAL CENTER**

- 7-ELEVEN
- IHOP RESTAURANT
- POPEYES LOUISIANA KITCHEN
- STARBUCKS COFFEE



# Location



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## Contact



**Melissa Molyneux, SIOR, CCIM**  
Executive Vice President  
+1 775 823 4674  
Melissa.Molyneux@colliers.com  
NV Lic. BS.0144599.LLC



**Jason Hallahan**  
Associate  
+1 775 333 6969  
Jason.Hallahan@colliers.com  
NV Lic S.0200644