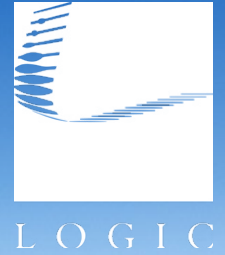


For Sale or Lease

# Flex Space in Minden, NV



**Seller Financing Available**

2222 Park Place, 2A & 2B  
Minden, NV 89423

**Chase Houston, SIOR**  
Senior Vice President  
775.848.6007  
chouston@logicCRE.com  
S.0174274

**Option 1**  
Whole Building



**\$1,100,000**  
Sale Price



**\$172 PSF**  
Price Per Square Foot



**± 6,400 SF**  
Total Square Footage

**Option 2**  
Suite A



**\$650,000**  
Sale Price



**\$203 PSF**  
Price Per Square Foot



**± 3,200 SF**  
Suite A Square Footage

**Option 3**  
Suite B



**\$500,000**  
Sale Price



**\$156 PSF**  
Price Per Square Foot



**± 3,200 SF**  
Suite B Square Footage

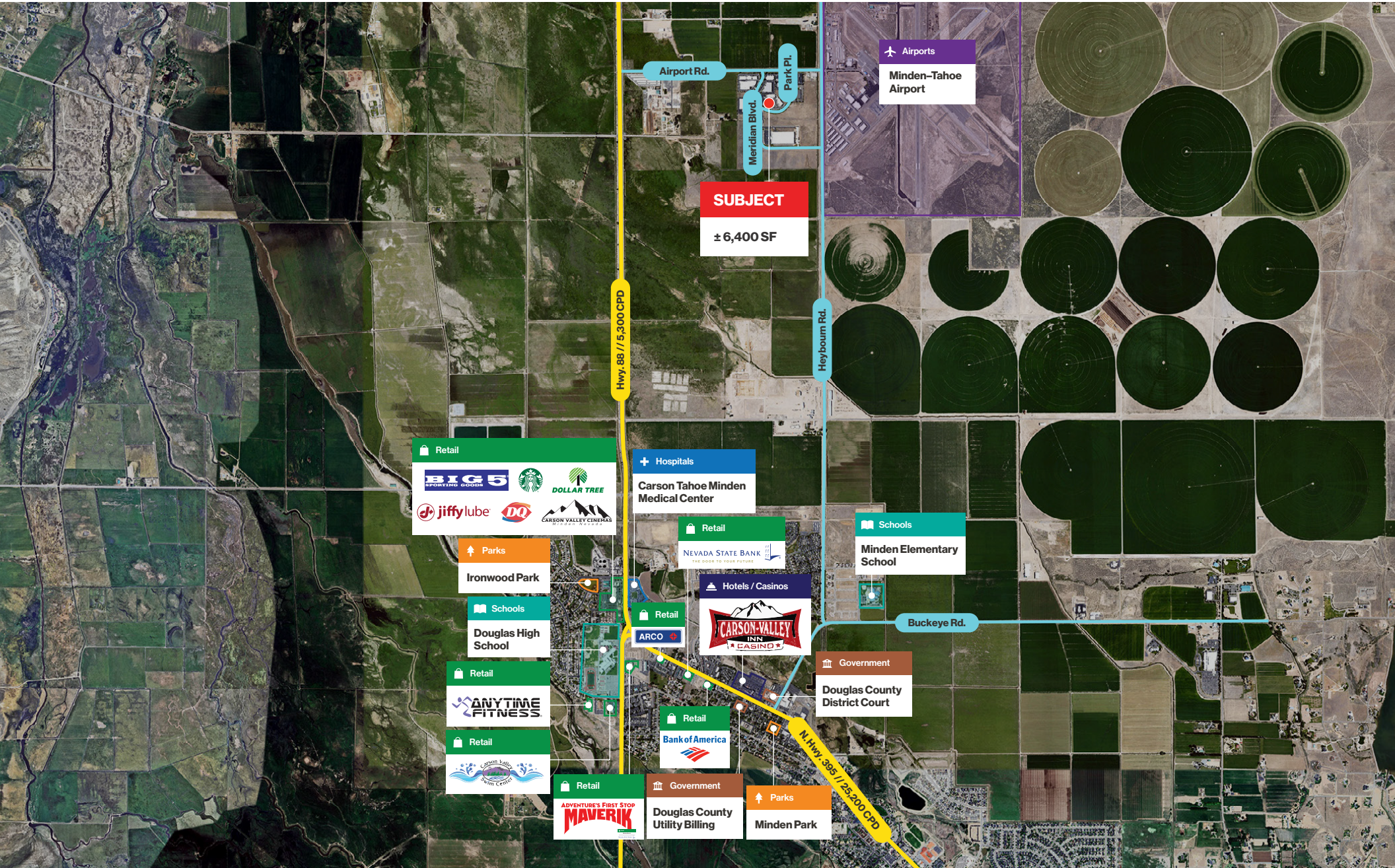
**Property Highlights**

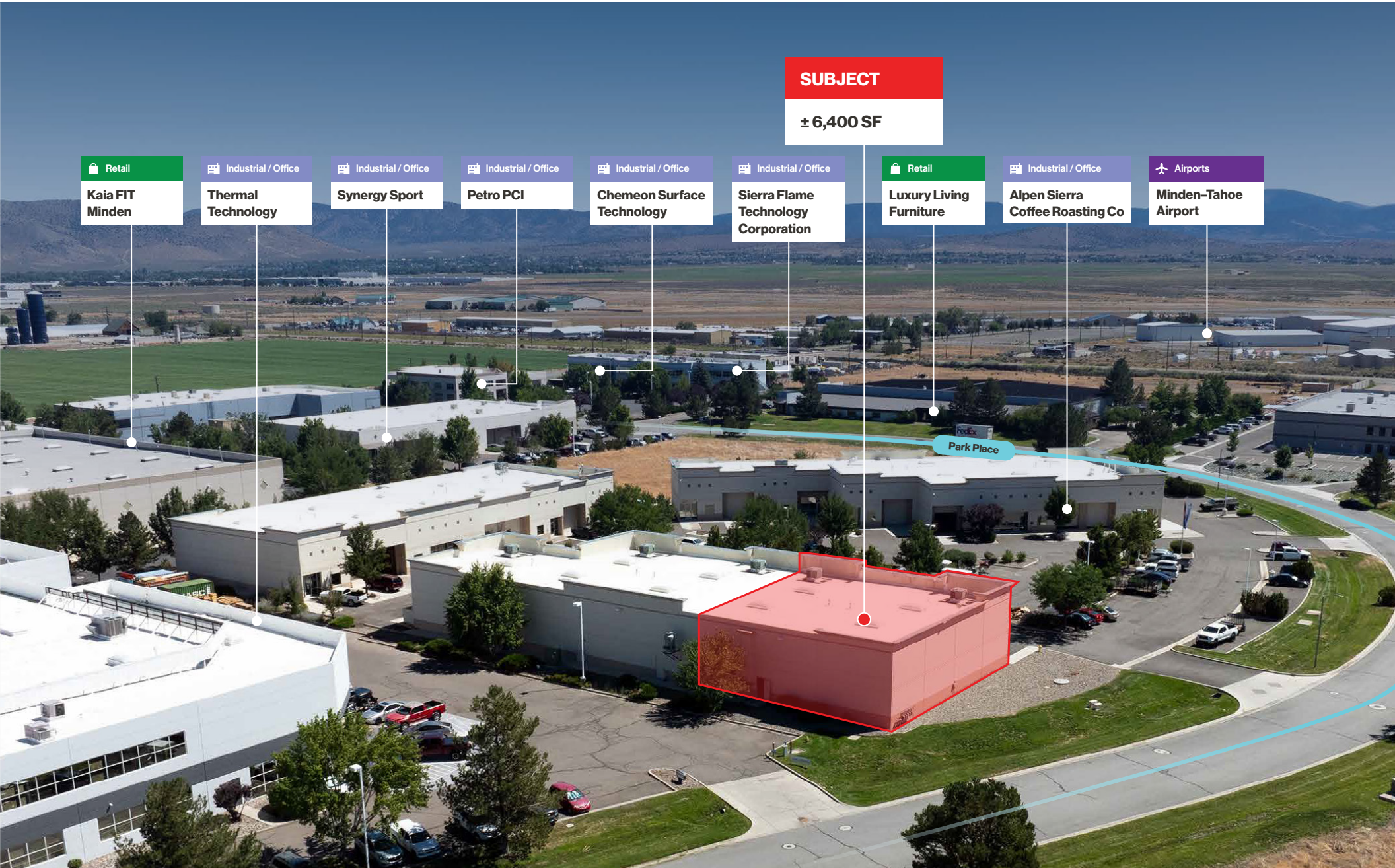
- Class A, flex-industrial space
- Less than 1-mile away from the Minden-Tahoe airport
- ± 522 SF of dedicated office space
- Two (2) 12'x14' drive-in doors
- 480V, 3-phase power
- Two (2) ± 3,200 SF units - demising option available
- \$0.25 estimated NNN
- Lease Price: \$1.15/SF NNN

**Demographics**

	1-mile	3-mile	5-mile
2024 Population	7	4,322	18,493
2024 Average Household Income	\$157,179	\$122,689	\$133,314
2024 Total Households	2	1,953	8,196







**SUBJECT**  
**± 6,400 SF**

Retail  
**Kaia FIT  
Minden**

Industrial / Office  
**Thermal  
Technology**

Industrial / Office  
**Synergy Sport**

Industrial / Office  
**Petro PCI**

Industrial / Office  
**CHEMEON Surface  
Technology**

Industrial / Office  
**Sierra Flame  
Technology  
Corporation**

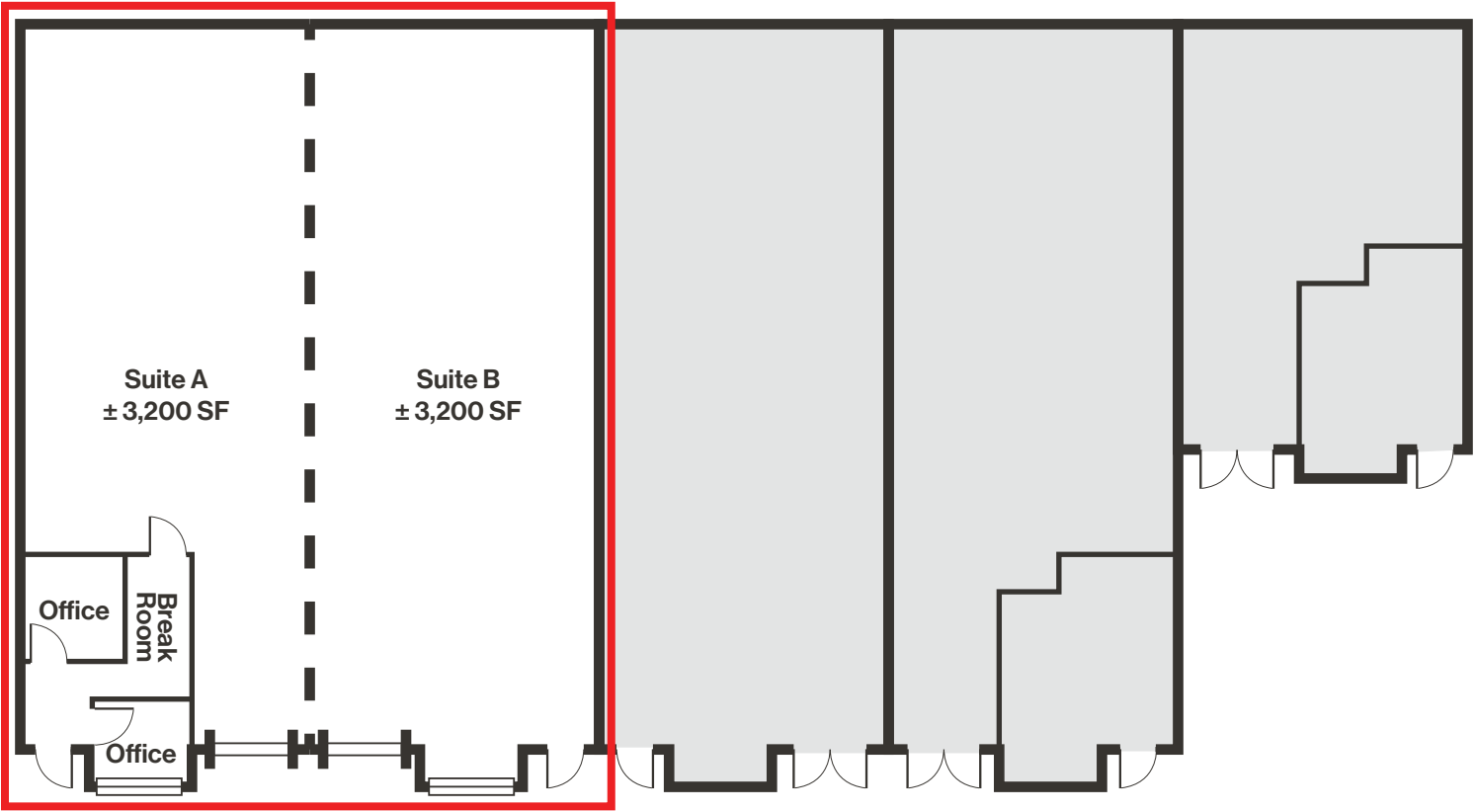
Retail  
**Luxury Living  
Furniture**

Industrial / Office  
**Alpen Sierra  
Coffee Roasting Co**

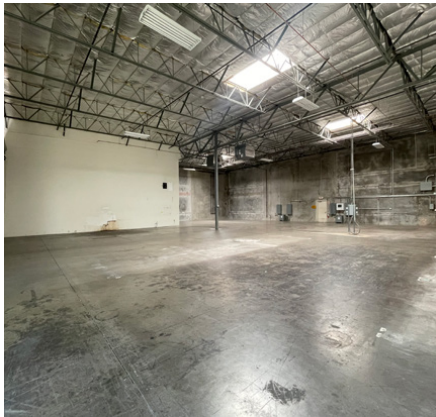
Airports  
**Minden-Tahoe  
Airport**

Park Place





# Property Photos



# LOGIC Commercial Real Estate

## Specializing in Brokerage and Receivership Services



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For inquiries please reach out to our team.

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