

Lockwood Development Land

10705 Lockwood, Sparks, NV 89434



Presented By:
Sky West Real Estate Services



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Property Details

Amazing visibility with 1,000 ft. of frontage to I-80. Level topography across site with immediate access to I-80 at Lockwood exit via Canyon Drive. Located only miles from RENO / Vista Blvd on/off ramp in Sparks and less than 10 miles to Tahoe Reno Industrial Center (TRIC). Potential for rail spur. This 5.65-acre vacant industrial parcel boasts excellent potential for development, featuring about 3.3 acres of buildable land, unaffected by the flood plain/flood zone.

Price: \$2,400,000

- Property runs along Union Pacific Railroad with opportunity to add a rail spur
- Immediate access to I-80 at Lockwood exit

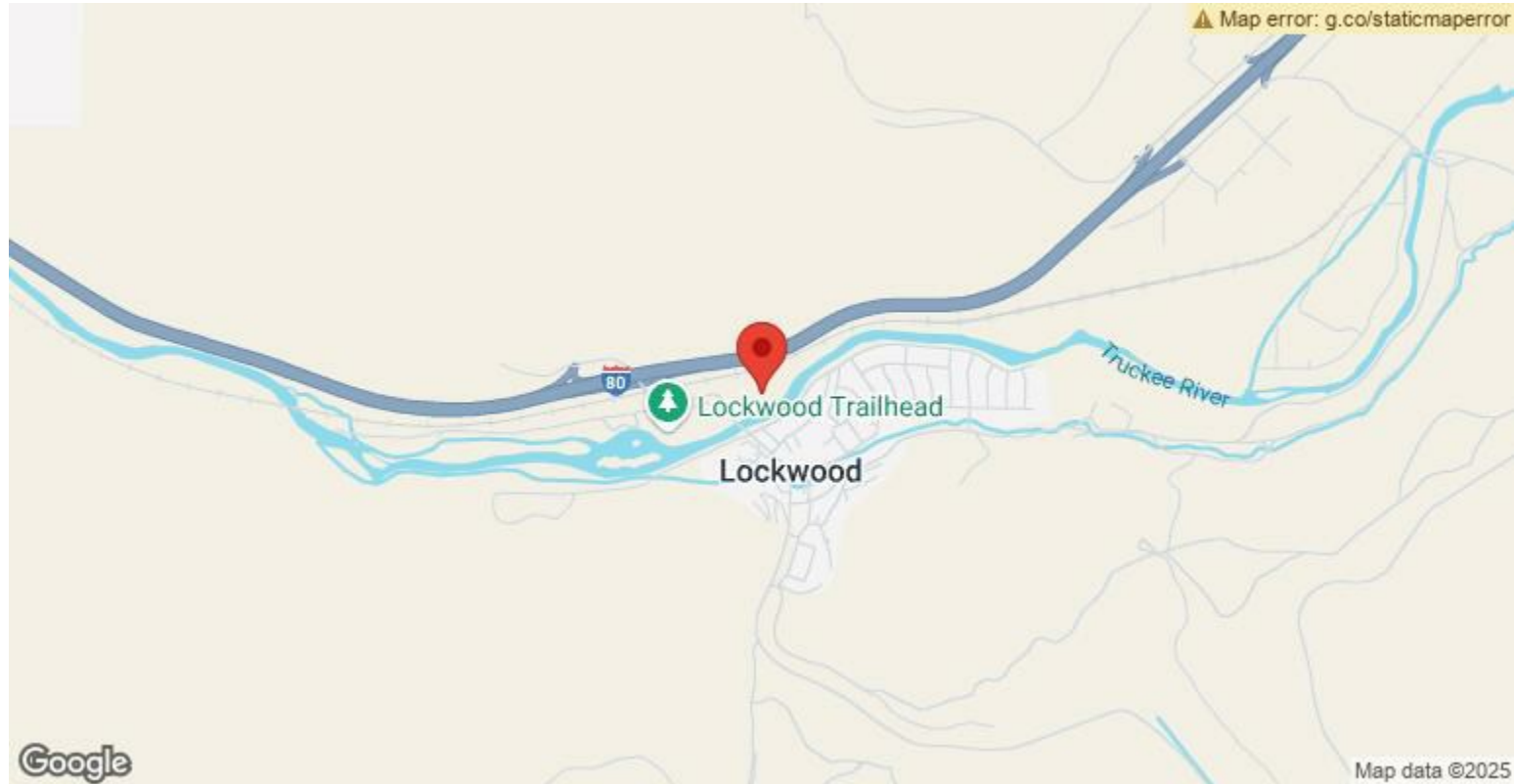
View the full listing here: <https://www.loopnet.com/Listing/10705-Lockwood-Sparks-NV/28887136/>

Price:	\$2,400,000
Property Type:	Land
Property Subtype:	Industrial
Proposed Use:	Industrial
Sale Type:	Investment or Owner User
Total Lot Size:	5.65 AC
Sale Conditions:	Build to Suit
No. Lots:	1
Zoning Description:	Industrial
APN / Parcel ID:	084-080-15

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Location



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Property Photos



Aerial View



Lockwood with Flood Plain

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Property Photos



Primary Photo



Building Photo

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Property Photos



Building Photo



Building Photo

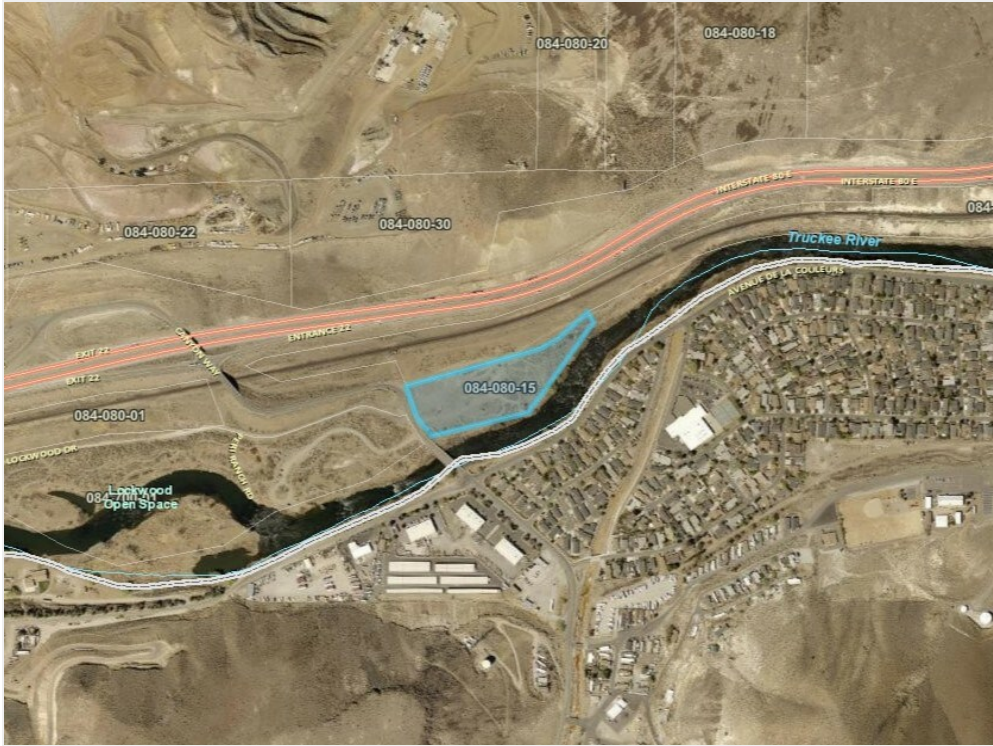
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Property Photos



Building Photo



Building Photo

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