

Dunlap Drive - Offices (Old Coke Bldg.)

2048-2050 Dunlap Drive
South Lake Tahoe, California 96150

Property Highlights

- Located at the busy "Y" Intersection in Lake Tahoe
- Walking Distance to Numerous Restaurants and Shops (Raley's Shopping Center, TJ Maxx Center, The Crossing, etc.)
- In Close Proximity to Bike Paths and Other Outdoor Adventures Including Beaches, Skiing, Golf, Boating and Hiking (All Within a Short Driving Distance)
- Ample Parking & Common Restrooms w/ Indoor Access

Offering Summary

Lease Rate:	\$2.00 - 2.25 SF/month (MG)
Building Size:	22,422 SF
Available SF:	300 - 700 SF
Lot Size:	0.67 Acres

For More Information

Scott Fair

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BROCHURE

2048-2050 Dunlap Drive, South Lake Tahoe, CA 96150

NAI Tahoe Sierra

For Lease

300 - 700 SF | \$2.00 -
2.25 SF/month
Office Space



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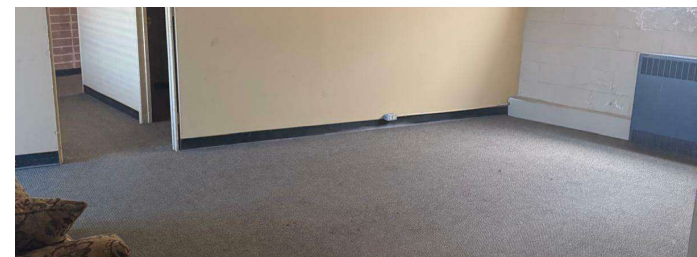
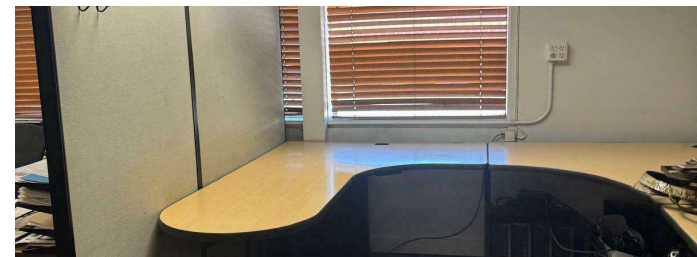
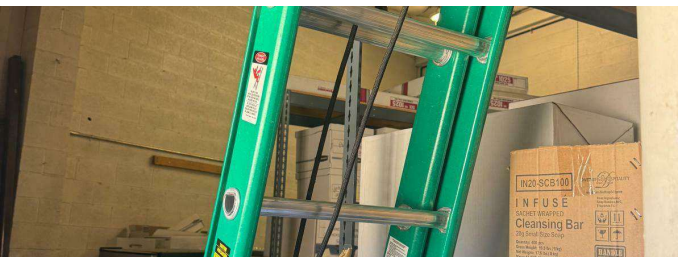
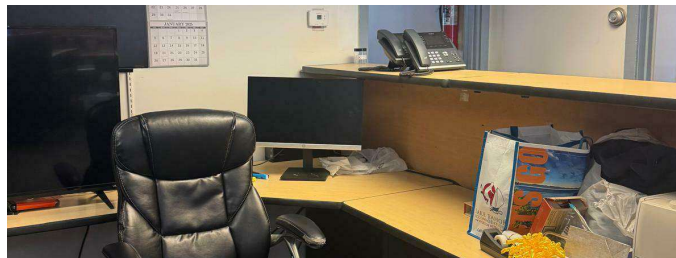
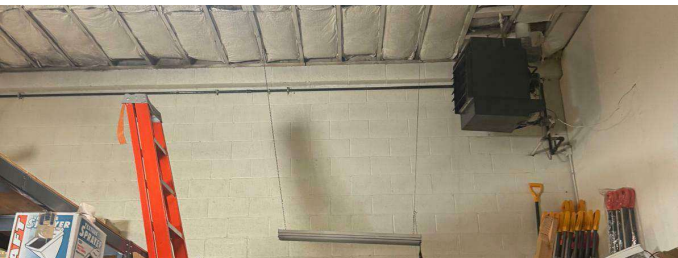
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NATTahoe Sierra

For Lease

300 - 700 SF | \$2.00 -
2.25 SF/month
Office Space



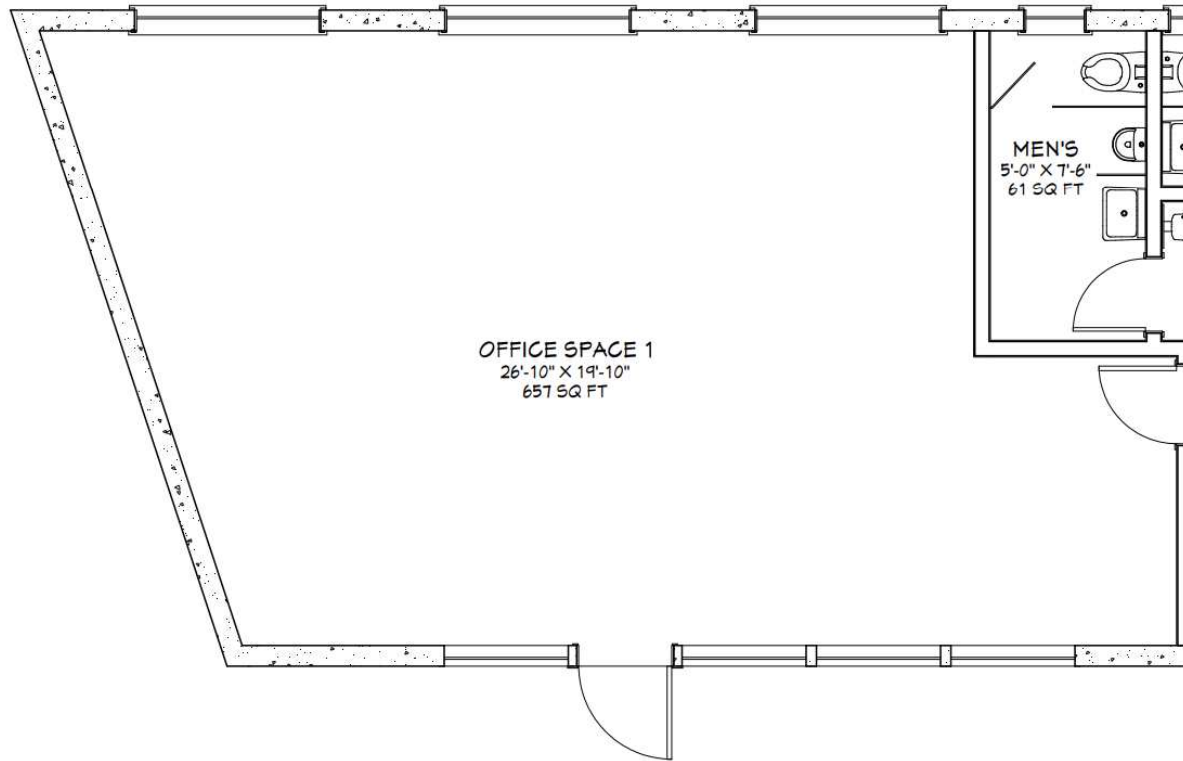
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Office Space 1

300 - 700 SF | \$2.00 -
2.25 SF/month
Office Space



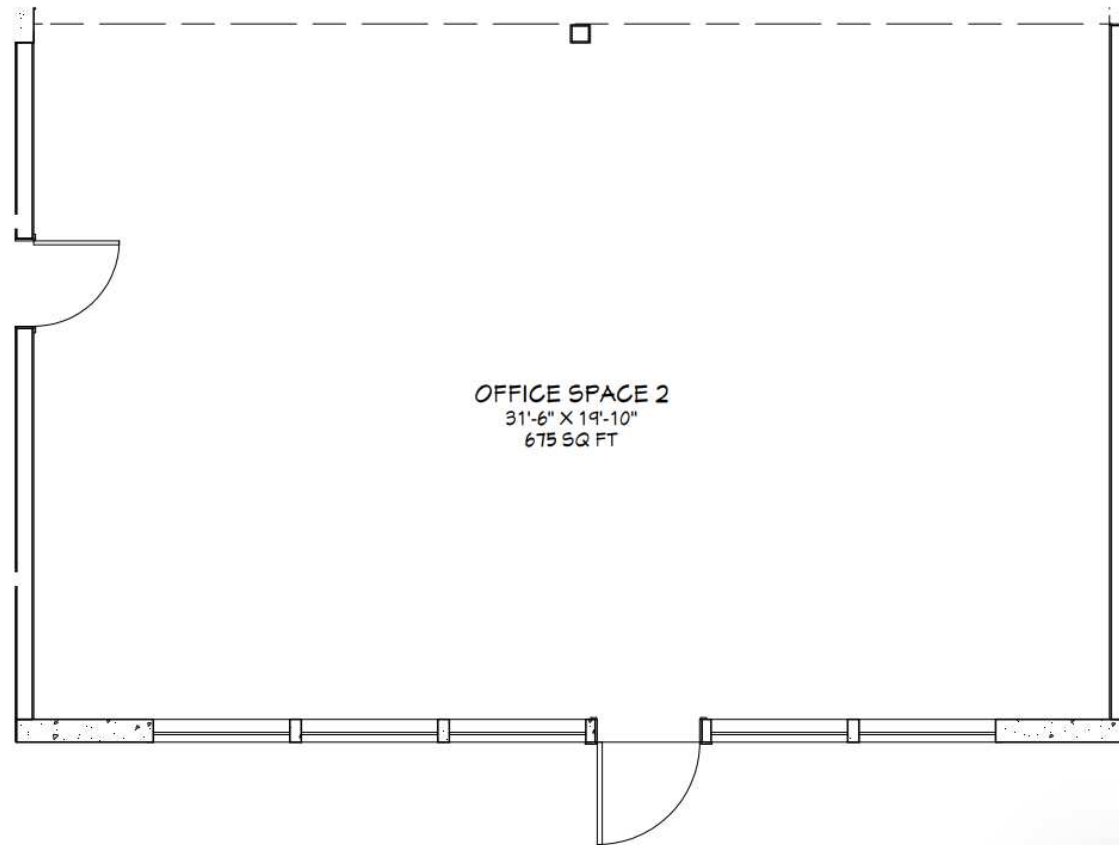
1ST FLOOR

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Office Space 2

300 - 700 SF | \$2.00 -
2.25 SF/month
Office Space



1ST FLOOR

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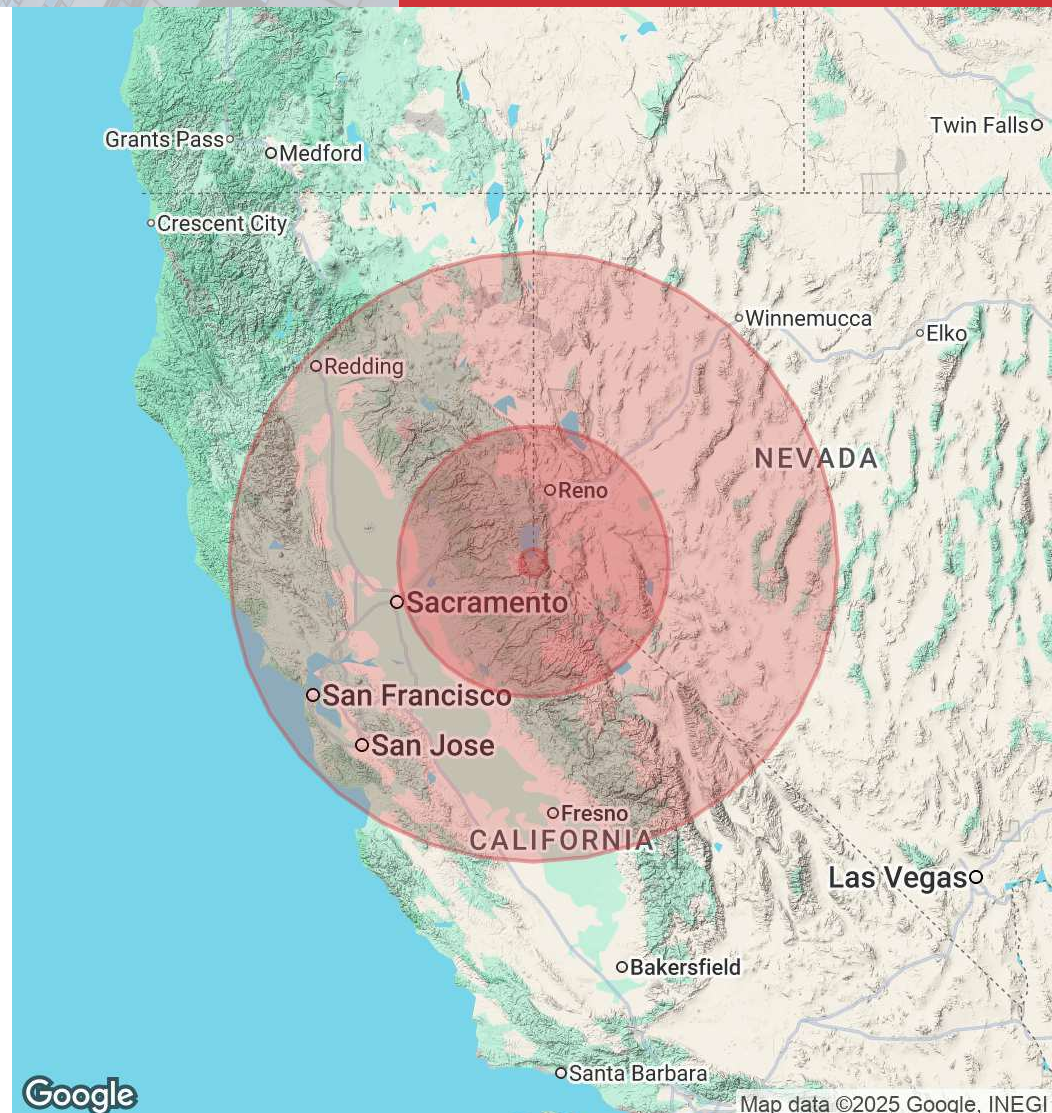
Population

	8 Miles	80 Miles	180 Miles
Total Population	33,944	2,035,263	15,064,566
Average Age	43	43	40
Average Age (Male)	43	42	39
Average Age (Female)	43	43	41

Households & Income

	8 Miles	80 Miles	180 Miles
Total Households	15,075	771,312	5,314,469
# of Persons per HH	2.3	2.6	2.8
Average HH Income	\$120,246	\$123,539	\$150,208
Average House Value	\$827,479	\$625,040	\$897,375

Demographics data derived from AlphaMap



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