

For Lease

# Hwy. 50 Flex Industrial



5120-5248 US Hwy. 50 E.  
Carson City, NV 89701

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Listing Snapshot



**\$0.85 PSF**  
Lease Rate



**± 2,500 SF**  
Available Square Footage



**\$0.18 PSF**  
NNN Expenses



**Negotiable**  
Terms

Property Highlights

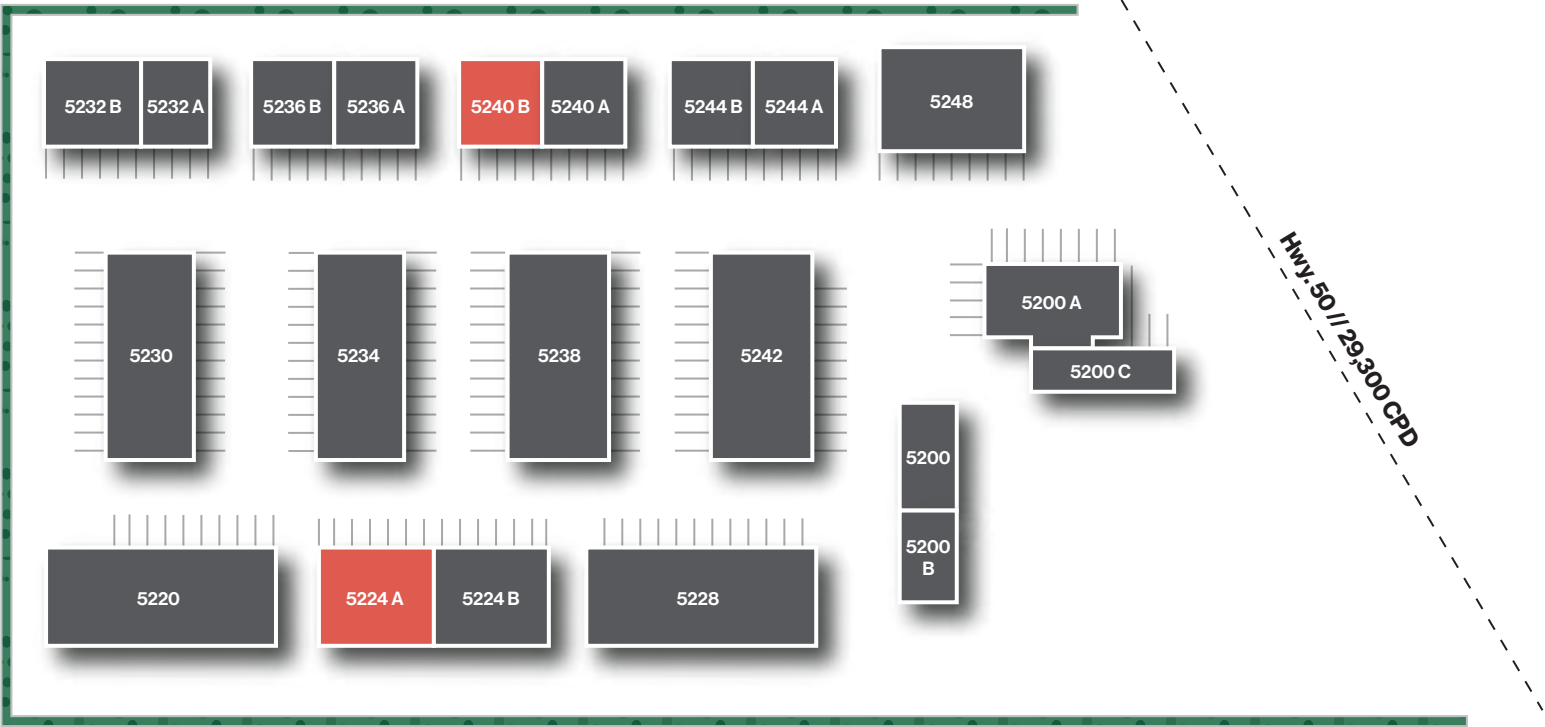
- ± 2,500 SF Spaces Available
- Grade level and dock doors in unit
- Prime US 50 connectivity
- Private parking per unit
- 16' clear height

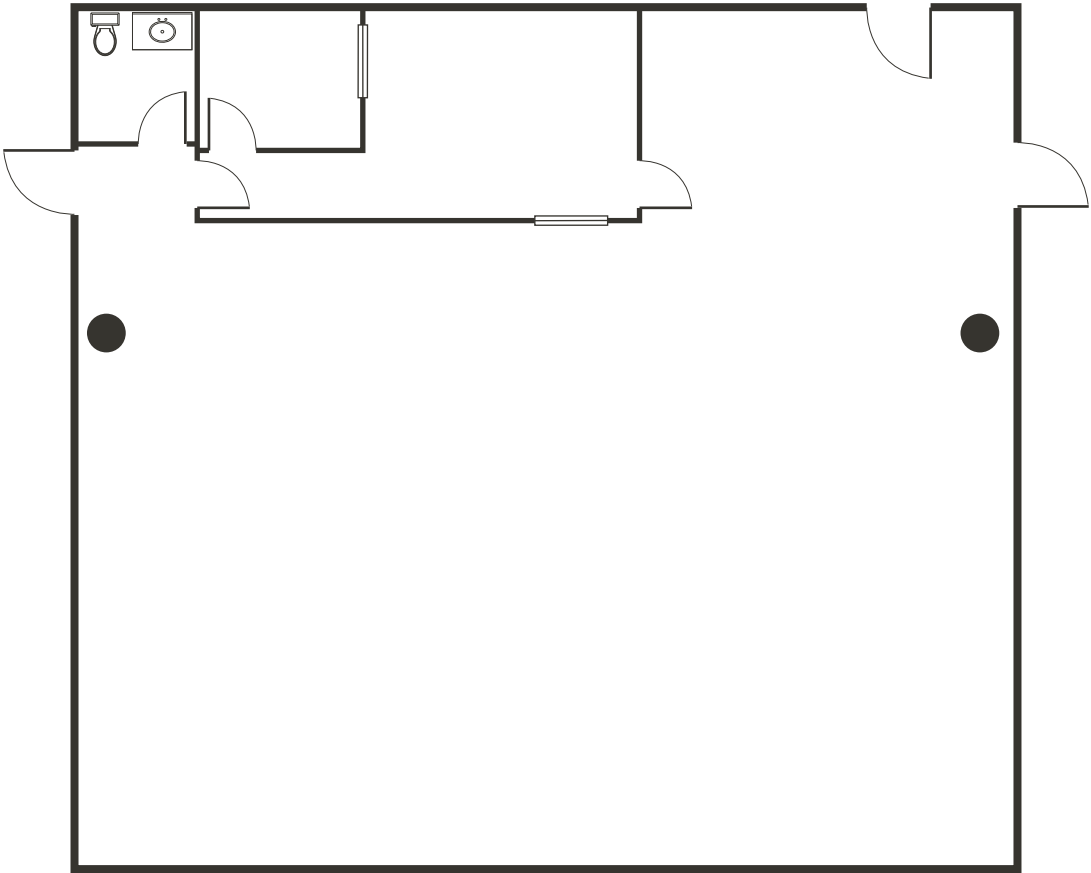
Demographics

|                               | 1-mile    | 3-mile   | 5-mile   |
|-------------------------------|-----------|----------|----------|
| 2026 Population               | 2,203     | 26,150   | 55,633   |
| 2026 Average Household Income | \$103,523 | \$87,161 | \$96,701 |
| 2026 Total Households         | 831       | 10,198   | 23,357   |

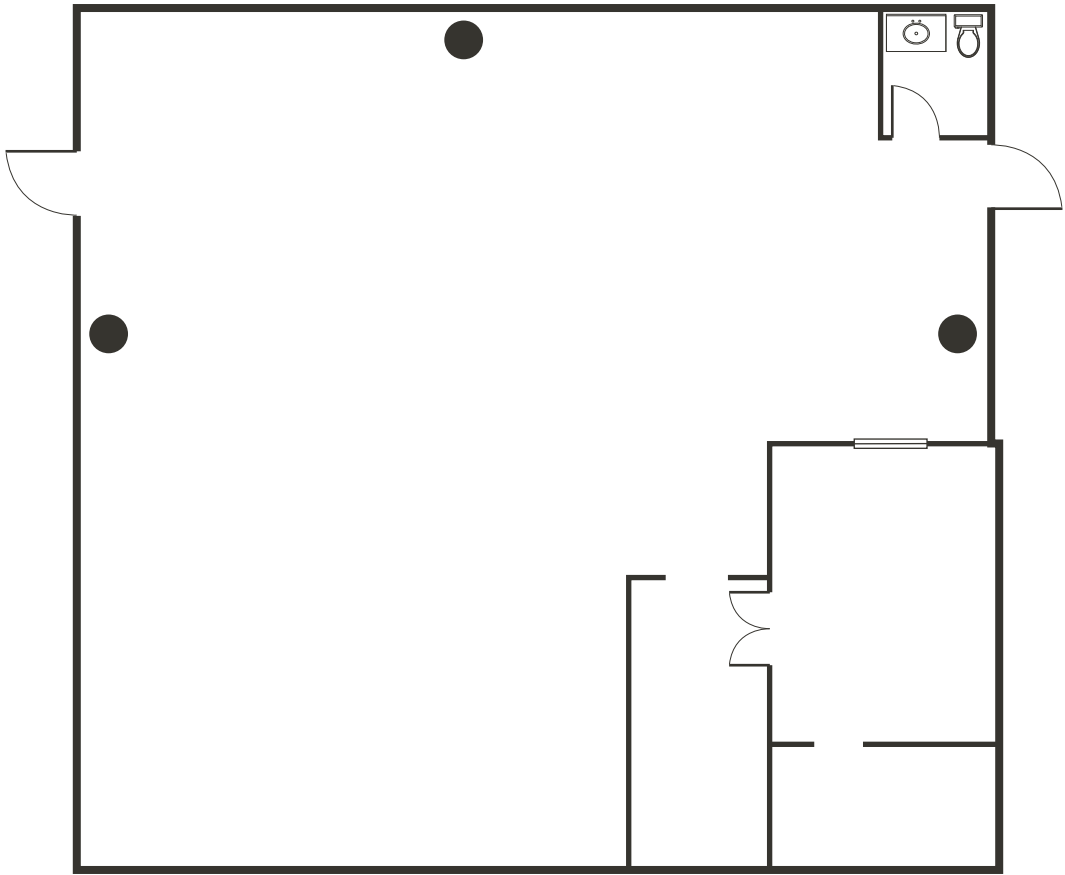








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Property Photos



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For inquiries please reach out to our team.

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