

Colliers

Sublease

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WHITE HOUSE | BLACK MARKET

Sierra | Sotheby's  
INTERNATIONAL REALTY

J. Jill

13945 S Virginia Street  
Reno, Nevada

Sublease

Suite 606: 2,216 SF

Lease Rate

Call For Pricing

Well Located Class A Office Space  
at The Summit in South Reno



Class A  
Office Option



Master Lease  
Expiration:  
December 31, 2029



Furniture may  
be available

Accelerating success.

# For Sublease

## Property Overview

|                    |                         |
|--------------------|-------------------------|
| Address:           | 13945 S Virginia Street |
| Location:          | Reno, NV 89521          |
| Available Space:   | Suite 606: 2,216 SF     |
| Parking:           | Lot spaces              |
| Asking Lease Rate: | Call for Pricing        |

## Sublease Comments

Sublease available in The Summit regional mall ideal for office or quasi-office use. The sublandlord is a high-end residential real estate firm. The layout includes a reception area and waiting room, open office space for cubicles, a conference room that can open into the open space if additional seating is needed, 6 private offices, server room, storage room, break room with sink and separate men's and women's restrooms. The finishes are high-end with ample use of glass and furniture may be available. Space has use of the outdoor patio area. Master lease expiration date is December 31, 2029.

## Shayden Summit

Shayden Summit (formerly known as The Summit Sierra or The Summit Reno) is an upscale open-air lifestyle center located in South Reno at the junction of I-580 and the Mount Rose Highway.

### Key Features

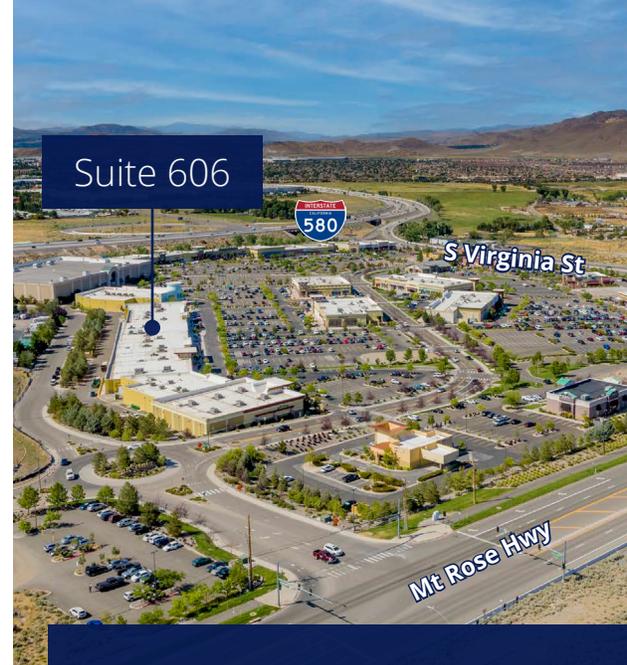
**Design & Atmosphere:** The center features beautifully landscaped walkways, outdoor fountains, and fire pits. It offers views of the Sierra Nevada foothills and is pet-friendly.

**Major Retailers:** It is home to over 65 stores, including the region's only Dillard's, as well as Apple, Pottery Barn, Sephora, Lululemon, and Williams-Sonoma.

**Dining:** Popular restaurants include Land Ocean, Skipolini's Italian, BJ's Restaurant & Brewhouse, and Miguel's Mexican Food.

**Entertainment:** The center includes the Century Summit Sierra movie theater, which features power recliners and assigned seating.

**Recent Additions:** Notable new arrivals for 2025 and 2026 include Trader Joe's, Dave & Buster's, and X Golf.



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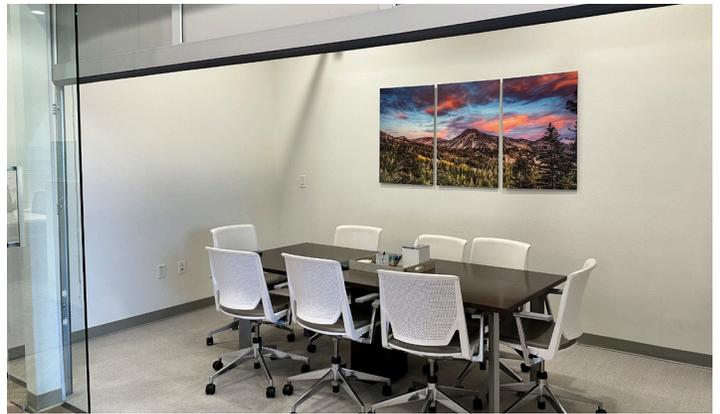
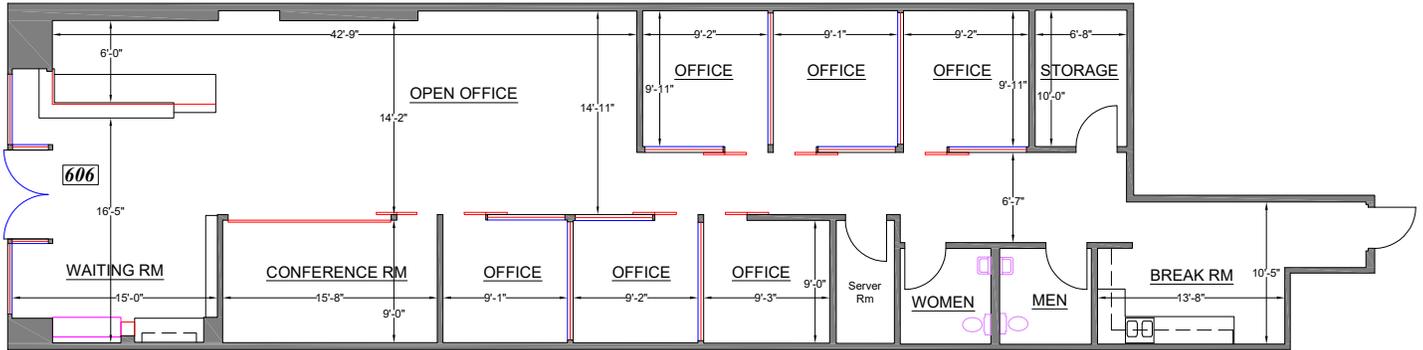
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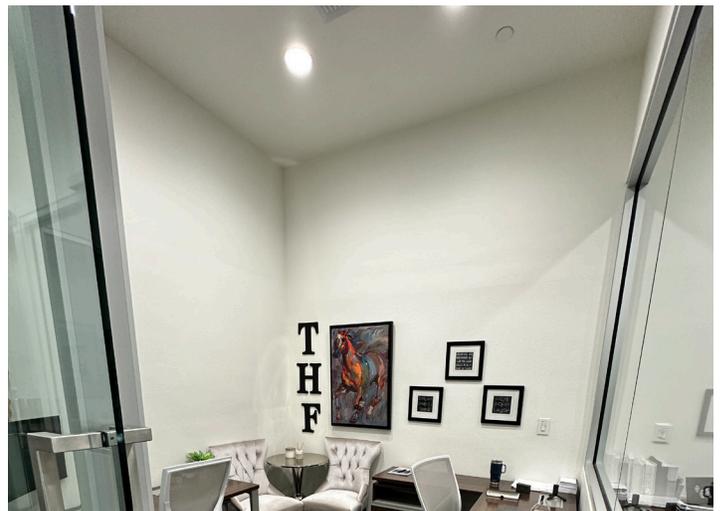
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5520 Kietzke Lane, Suite 300  
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colliers.com/reno

# Suite 606 – 2,216 SF



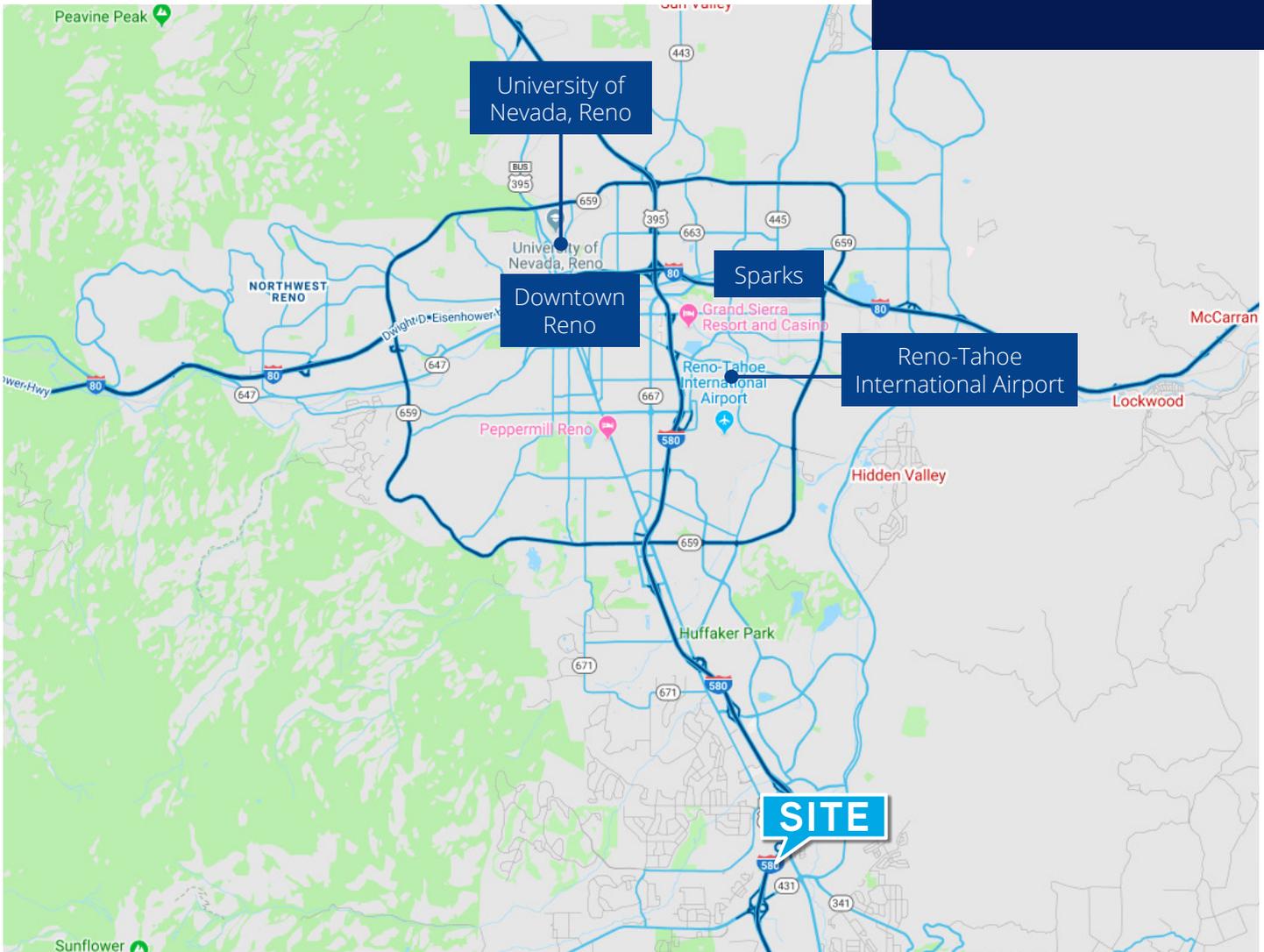
# Suite 606 Photography



# The Summit Tenants



# Location



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