



FOR LEASE

# Los Altos Crossing Shopping Center

5212-5318 Sparks Blvd, Sparks, NV 89436

**Smith Retzloff** Retail Team

**Shawn Smith**

Executive Vice President  
+1 775 846 8696  
shawn.smith@colliers.com  
LIC # NV 00046702

**Sean Retzloff**

Senior Vice President  
+1 775 870 2002  
sean.retzloff@colliers.com  
LIC # NV 0182046



**Colliers Reno**

5520 Kietzke Lane, Suite 300  
Reno, NV 89511  
Colliers.com/Reno

Eleven parcels totaling ±9.97 AC

5,751 SF Available for lease

Seven build-ready pads totaling 291,762 SF

**AREA OVERVIEW**

NEC of Sparks Blvd & Los Altos Pkwy

1/2 mile away from Sparks Crossing, Sparks Galleria, and Spanish Springs Town Center

Los Altos Crossing is on one of the main arterials running east to west through Spanish Springs



Available for Lease



**AVAILABLE SPACE**

No	Space	Square Feet
1	5212 Sparks Blvd	±3,906 SF Grease Interceptor
2	5318 Sparks Blvd	±1,845 SF End Cap

**AVAILABLE PADS FOR LEASE, BTS, OR SALE**

No	Pads	Square Feet
1	5358 Sparks Blvd.	±34,200 SF Retail Pad
2	5338 Sparks Blvd	±24,016 SF Retail Pad
3	5322 Sparks Blvd.	±31,038 SF Drive-Through Pad
4	5392 Sparks Blvd.	±34,264 SF Retail Pad
5	5388 Sparks Blvd.	±43,928 SF Retail Pad
6	5268 Sparks Blvd.	±73,798 SF Retail Pad
7	5242 Sparks Blvd.	±50,518 SF Restaurant Pad

Available for Lease



LOS ALTOS CROSSING



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**Traffic Counts**

Los Altos Pkwy	14,300 ADT
Sparks Blvd	21,600 ADT
Pyramid Way	40,000 ADT

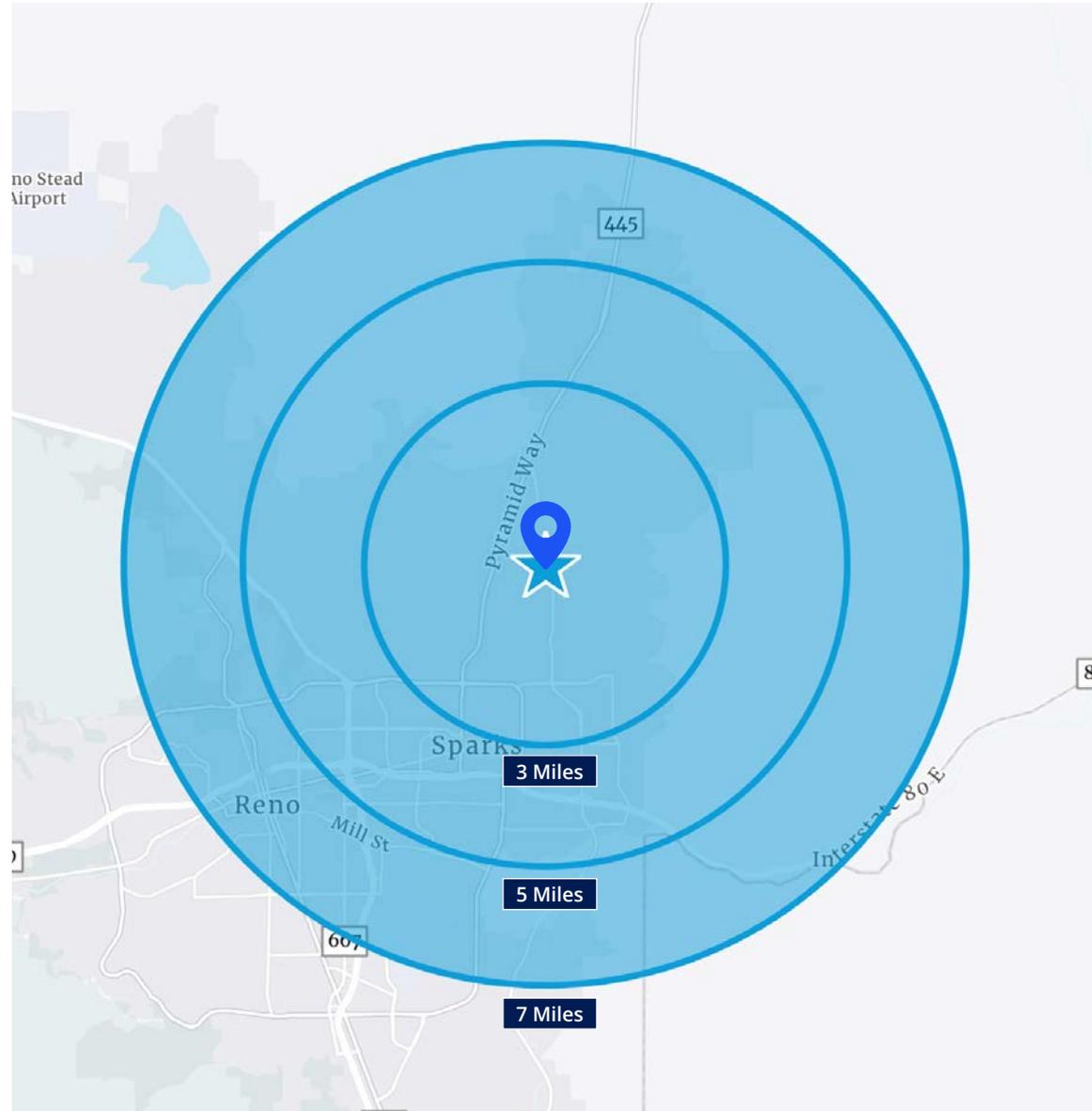
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Population	3 Miles	5 Miles	7 Miles
2025 Est. Population	78,150	173,549	247,327
2030 Proj. Population	80,081	181,427	259,918
2025 Med. Age	38.3	37.1	36.9
Daytime Population	50,226	149,342	266,812

Household Income	3 Miles	5 Miles	7 Miles
2025 Est. Avg. HH Income	\$123,815	\$107,546	\$105,090
2030 Proj. Avg. HH Income	\$139,139	\$120,632	\$118,309
2025 Est. Med. HH Income	\$101,446	\$85,544	\$81,086
2030 Proj. Med. HH Income	\$115,391	\$98,310	\$92,546
2025 Est. Per Capita Income	\$44,475	\$40,363	\$40,919

Household	3 Miles	5 Miles	7 Miles
2025 Est. HH	28,151	64,858	96,108
2030 Proj. HH	29,024	68,305	101,846
Proj. Annual Growth (2025-2030)	0.61%	1.04%	1.17%
Avg. HH Size	2.77	2.66	2.51

Consumer Expenditure	3 Miles	5 Miles	7 Miles
Annual HH Expenditure	\$105,679	\$92,837	\$90,912
Annual Retail Expenditure	\$33,988	\$29,723	\$28,991
Monthly HH Expenditure	\$8,807	\$7,736	\$7,576
Monthly Retail Expenditure	\$2,832	\$2,477	\$2,416



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# Reno-Sparks MSA Facts & Demographics

588,069  
Population

2.48  
Avg HH Size

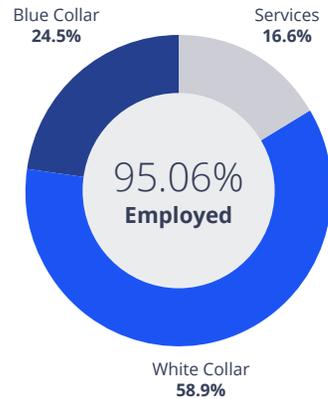
\$121,655  
Avg HH Income

39.5  
Median Age

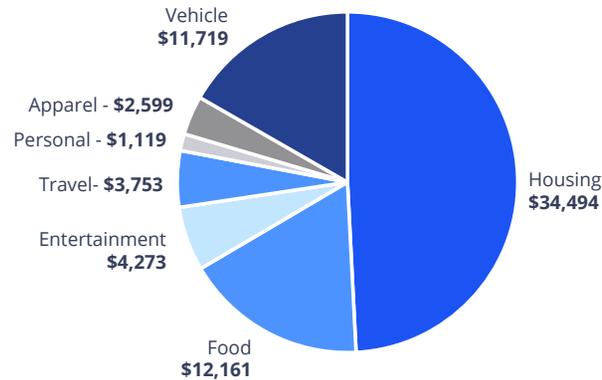
## Home Ownership (2025 Housing Units)



## Employment



## Household Spending

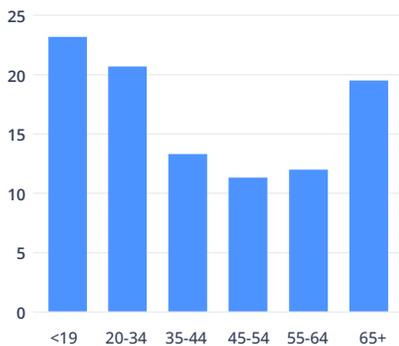


## Race & Ethnicity (2025) - % of total population

White	62.97
Black/African American	2.55
American Indian/Alaska Native	1.89
Asian	6.03
Pacific Islander	0.70
Other Race	12.12
Multiple Races	13.73
Hispanic (any race)	25.95

## Age Distribution (2025) - % of total population

50.97% Men      49.03% Women



## Education (Population Age 25+)

4.35%  
Less than 9th Grade

5.71%  
9th - 12th Grade, No Diploma

20.34%  
High School Graduate

4.36%  
GED/Alternative Credential

21.47%  
Some College, No Degree

9.77%  
Associate Degree

21.12%  
Bachelor's Degree

12.87%  
Graduate/Professional Degree



## Los Altos Crossing

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Accelerating success.

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