

For Lease

Retail Development Coming Soon



2027 S. Virginia St.
Reno, NV 89502

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Listing Snapshot



Negotiable
Lease Rate



± 1,400 - 5,500 SF
Available Square Footage



NNN
Lease Type

Property Highlights

- New construction with estimated completion Q1 2026, with Jersey Mike's occupying the end cap space
- Located directly across from the newly developed Reno Experience District and redeveloped Reno Public Market
- Easy access into MidTown/downtown via S. Virginia St. and to I-580 via E. Plumb Ln.
- High population with over 6,400 residents within a 0.5-mile radius
- Surrounding area sees an average of 3 million visitors per year
- Daytime population over 20,000 with 1,414 businesses within a 1-mile radius
- Building signage available with ample parking along West and North sides of the building
- Frontage along S. Virginia St. with traffic counts over 11,200 CPD and 18,000 CPD along E. Plumb Ln.

Demographics

	1-mile	3-mile	5-mile
2025 Population	27,756	118,551	236,617
2025 Average Household Income	\$77,405	\$97,212	\$101,320
2025 Total Households	12,578	52,521	100,901







Retail

Reno Public Market

STAPLES IHOP
Smart & Final. Party of Subs
McDonald's CVS
SPROUTS FARMERS MARKET



Hotels / Casinos

GSR

Hotels / Casinos

Nugget

E. Plumb Ln. // 18,000 CPD

S. Virginia St. // 11,200 CPD

Retail

RED
RENO AIRPORT DISTRICT

SUBJECT
±1,400 - 5,500 SF
of New Construction

Alamo Square Way

Site Plan

Available NAP



Property Photos



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For inquiries please reach out to our team.

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