

# 350 LILLARD DR *FOR LEASE*

SPARKS, NV



*NEGT*

LEASE RATE

*\$0.13*

ESTIMATED NNN

*±155,250*

SF AVAILABLE (DIVISIBLE  
TO 77,281 SF)

*±3,396*

SQUARE FEET OFFICE

*1*

DRIVE-IN DOORS

*10*

DOCK HIGH DOORS

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

*For more leasing  
information contact*

STEVE KUCERA, SIOR, CCIM

775.470.8866

steve.kucera@kidder.com

LIC N° S.0172550

OWNED BY

**Dalfen**  
INDUSTRIAL

[KIDDER.COM](http://KIDDER.COM)

**km** Kidder  
Mathews

## Property Highlights

Negotiable lease rate

±155,250 SF available (divisible to ±77,281 SF)

±3,398 SF office

10 dock-high doors

1 drive-in door

24' clear height

.60/2,500 sprinkler rating system

40'x 50' column spacing

Power 400A, 480V, 3-phase power

Front loading

Centrally located in Sparks sub-market

Easy access to freeways & public transportation close by

Large labor force in surrounding areas

Zoned industrial (I)

