

For Lease



MCINTYRE
REAL ESTATE SERVICES

798 E. Glendale Ave

SPARKS NEVADA 89431



± 12,170 SF AVAILABLE | LEASE RATE: \$0.89/SF/Mo.* + NNN



PROPERTY FEATURES

- ± 1,760 SF Office/Showroom
- ± 12'x14' Drive in Door
- 2 Dock Doors
- 22' Clear Height
- 200 amps / 280v 3 Phase
- Fire Sprinkler .33/3000 g.p.m.
- Signage on Glendale Avenue
- Retail and Showroom Uses

* FOR APPROVED LOI's UNTIL JUNE 30, 2024

FOR MORE INFORMATION

Bryan Gardner, SIOR

bgardner@renoprop.com

NV LIC # S.0041084

775.336.1653

McIntyre Real Estate Services

1575 Delucchi Lane, Suite 224

Reno, Nevada 89502

All information should be verified by tenant, buyer, and its advisors prior to a purchase or lease.

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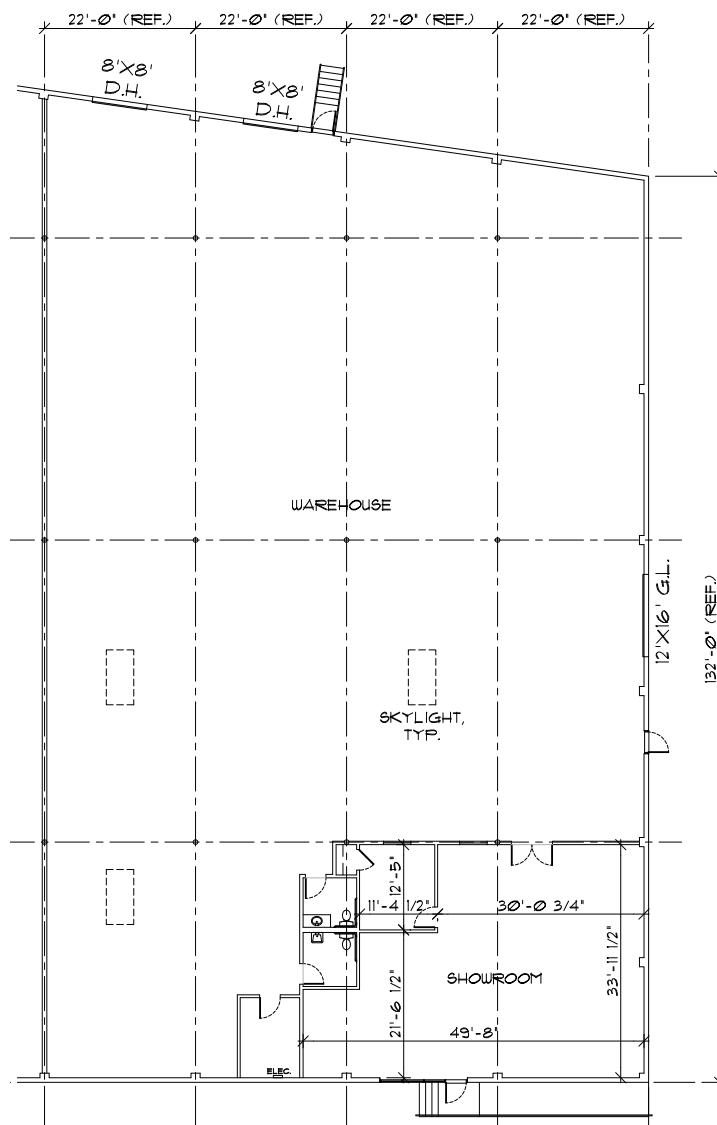
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WAREHOUSE



OFFICE/SHOWROOM



As-Built Floor Plan



SHOWROOM AREA APPROX. 1,162 SQ.FT.

WAREHOUSE AREA APPROX. 10,408 SQ.FT.

TOTAL AREA APPROX. 12,170 SQ.FT.

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The information contained herein has been provided to us by sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified by tenant, buyer, and its advisors prior to a purchase or lease.