

For Lease

# Trademark Dr. & Double Diamond Pkwy.



885 Trademark Dr.  
Reno, NV 89521

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## Listing Snapshot



**Negotiable**  
Lease Rate



**± 1,908 - 37,055 SF**  
Available Square Footage



**163-102-14**  
Parcel Number (APN)

## Property Highlights

- Class A office building
- 5 parking spots per 1,000 SF
- Close proximity to the majority of South Reno's industrial and distribution hubs
- Zoning allows for a variety of uses
- Multiple configurations available
- Lots of natural light

## Demographics

	1-mile	3-mile	5-mile
2024 Population	8,466	62,274	126,526
2024 Average Household Income	\$112,458	\$132,821	\$126,272
2024 Total Households	3,790	25,786	52,568










**Retail**

Village at Double Diamond



**Hotels / Casinos**

Hilton Garden Inn Reno

**Multifamily**

Latitude 39 Apartments

**AVAILABLE**

± 1,908 - 37,055 SF

**Schools**

Triad School

Trademark Dr.

# Site Plan





# Floor Plan

Suite	Square Feet	Description
1A	±1,908SF	Open floor plan, ability to make two (2) rooms, kitchenette <a href="#">Click for a Virtual Tour</a>
1B	4,307 SF	Open floor plan, ability to make three (3) rooms
1C	±6,000 -19,019 SF	Reception, waiting area, break room, three (3) conference rooms, six (6) private offices, many installed work stations. Dimising option available <a href="#">Click for a Virtual Tour</a>
1D	±11,821SF	Open floor plan, ten (10) private offices, break room, kitchen <a href="#">Click for a Virtual Tour</a>

The floor plan diagram illustrates the layout of the office space. It is divided into four main suites, each outlined in red:

- SUITE 1A VACANT**: Located in the upper left quadrant, measuring ± 4,307 SF.
- SUITE 1B VACANT**: Located in the upper middle section, measuring ± 1,908 SF.
- SUITE 1C VACANT**: The largest suite, occupying the lower middle and right sections, measuring ± 6,000 - 19,019 SF.
- SUITE 1D VACANT**: Located on the far right side, measuring ± 11,821 SF.

Common areas are labeled throughout the plan, including a central 'COMMON AREA' with a staircase and several smaller 'COMMON AREA' sections near the suite entrances.

Property Photos



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