



**MARMOT
PROPERTIES**

242 W. Liberty St.

Fully Built-Out Spa / Salon Space

For Sale - \$1,400,000



242 W. Liberty St.

Fully Built-Out Spa / Salon

RENO, NV 89501

APN: 011-181-14



Batuhan Zadeh

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Commercial B \$3m Bid Limit
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PROPERTY OVERVIEW

Property Description

An iconic Midtown/Downtown Reno office building offering approximately 2,741 square feet of adaptable space, plus an additional 696 square feet of detached office/salon/spa space in the rear, totaling 3,437 square feet.

Positioned in one of Reno's most desirable business corridors, this property combines visibility, accessibility, and character. Inside, you'll find a flexible layout with private offices/treatment rooms, open workspace, welcoming reception, and supporting amenities to fit a wide range of professional needs. Natural light and thoughtful design make it equally functional and inviting for staff and clients alike.

Whether you're a medical provider, spa/salon operator, or business professional seeking a prominent location, 242 W Liberty St offers the rare chance to own a property that enhances both brand presence and daily operations.

242 W Liberty St represents a rare opportunity to secure a prominent property in the heart of Reno's Midtown/Downtown district.

PROPERTY HIGHLIGHTS

Professional layouts

Excellent Midtown/Downtown Reno location

Queen Anne style with colonial elements



PROPERTY Highlights

Property Information

242 W. Liberty St.

- 2,741 SF
- Multiple sinks
- Large salon space
- 5 Massage rooms with sinks
- Large second floor salon space
- Finished attic
- Built 1916
- MD-RD Zoning

418 Flint St.

- 696 SF
- Detached small office
- Restroom & shower
- Built 1910



RENT Roll

Current Lease Information

Premises	Lease Start	Lease End	Term	Square Feet	Base Rent	Security Deposit
242 W. Liberty St	4/4/2021	9/30/2026	66 Months	2,741	\$6,800	\$4,400
418 Flint St	4/1/2025	9/30/2026	18 Months	696	\$1,450	\$1,000





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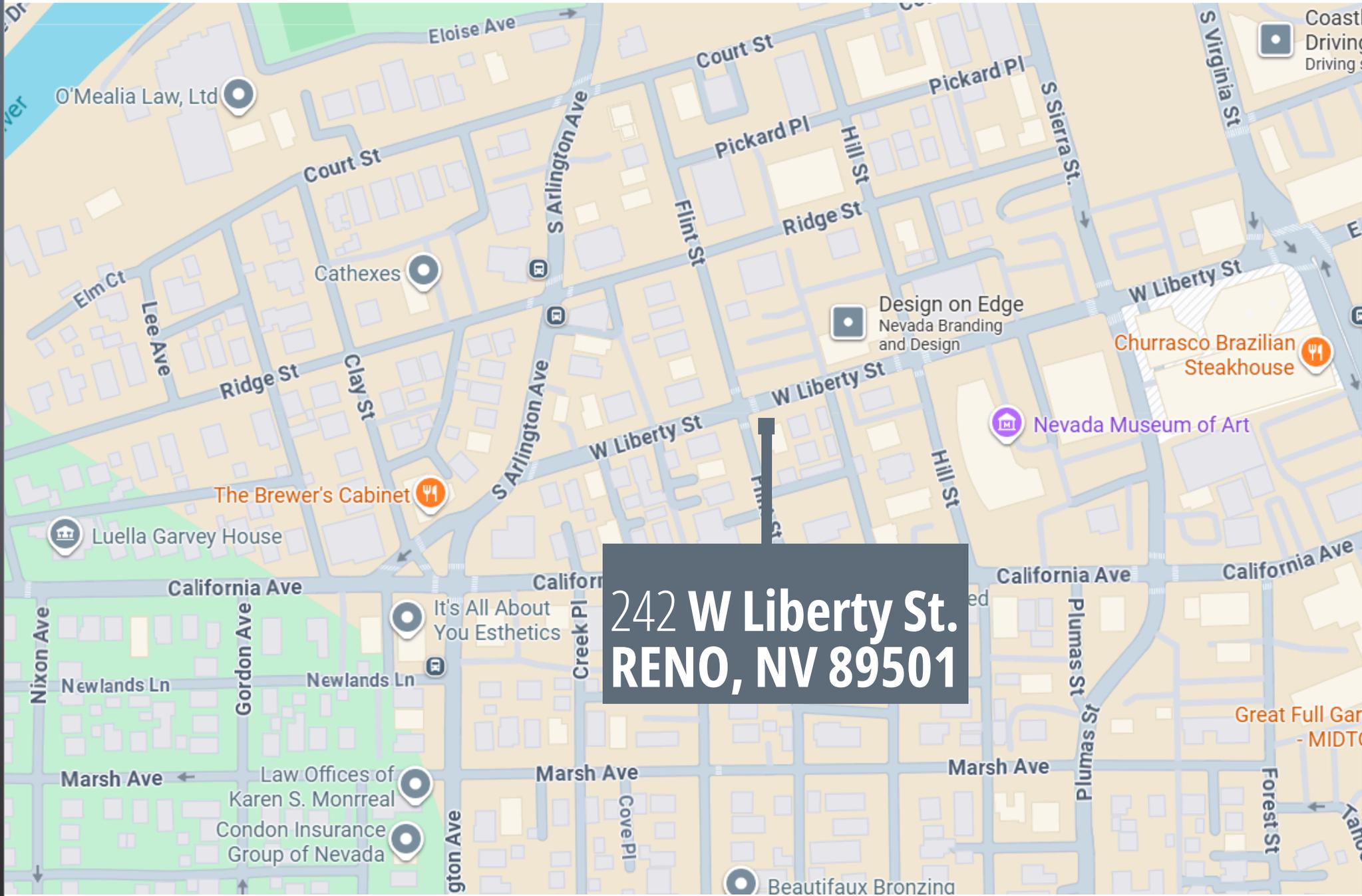
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FLINT ST



**242 W Liberty St.
RENO, NV 89501**

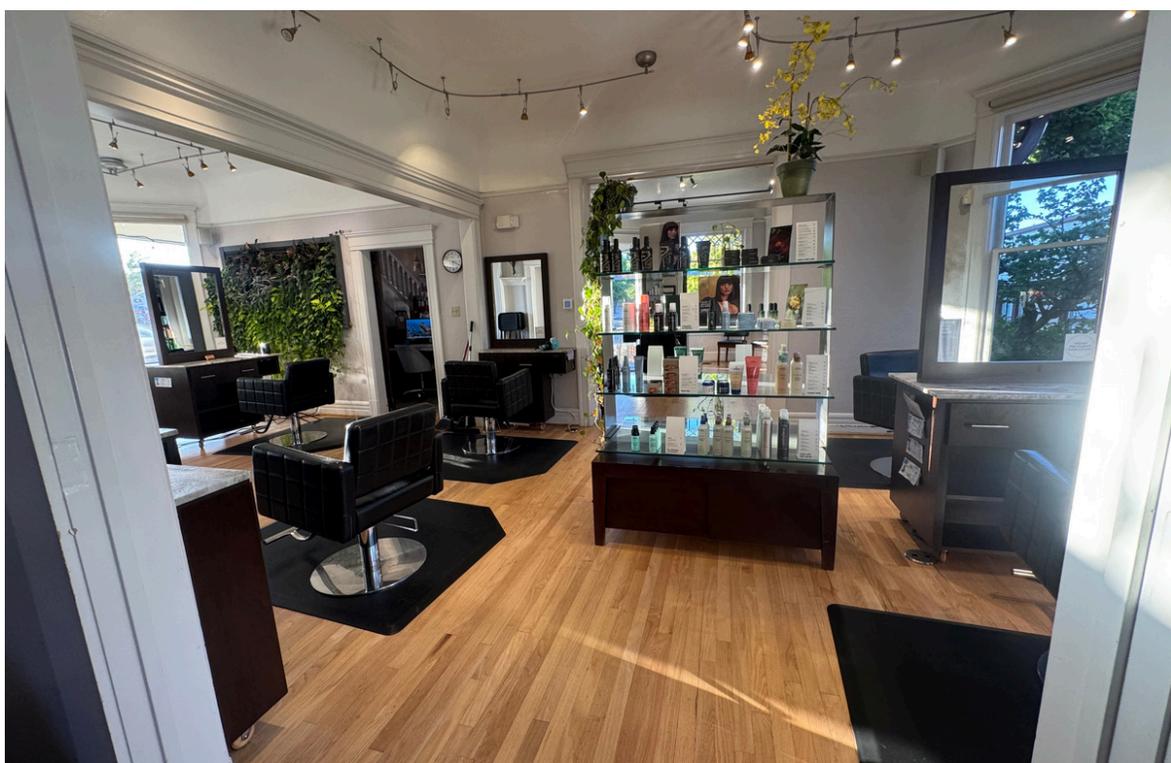
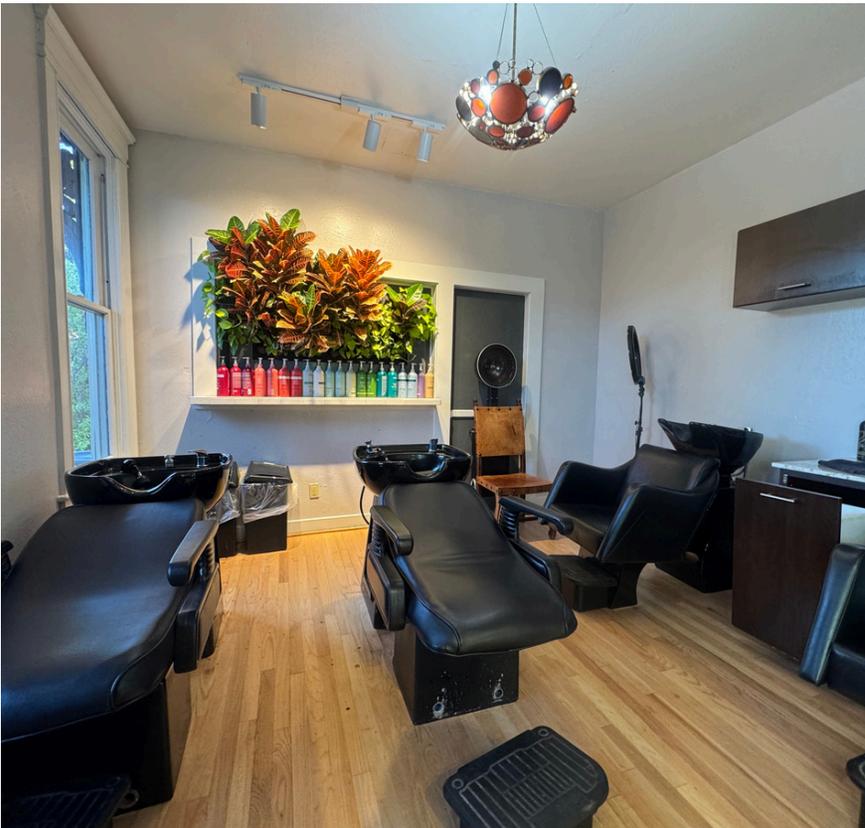
242 W Liberty St



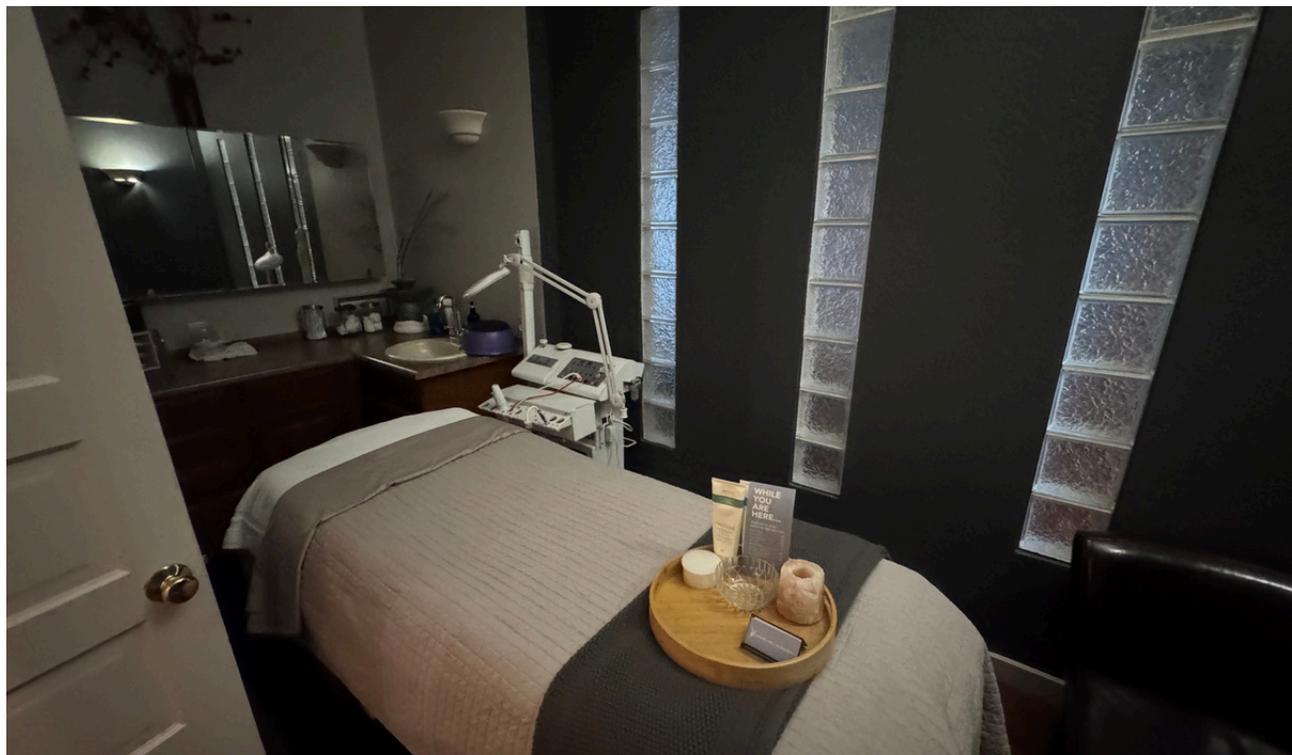
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242 W LIBERTY ST, RENO NV 89501



418 Flint St



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418 FLINT ST, RENO NV 89501

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