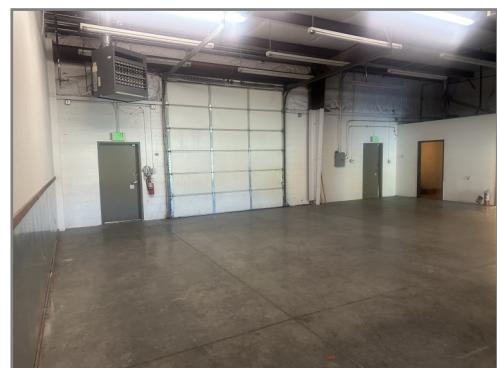


# DEER RUN BUSINESS PARK



## Retail/Warehouse Space for Lease

3198 N. Deer Run Rd Carson City NV Units 5 & 6



**HIGHWAY 50 VISIBILITY**

### BUILDING FEATURES

- 1- Roll Up Door 10' x12'
- 2- Man Doors
- One Restroom in Warehouse
- One Storage Closet in Warehouse
- 1- Office appx 13'x15' Sq. Ft.
- 1- Showroom Appx 15'x39' Sq. Ft.
- Warehouse appx 1,720 Sq. Ft.
- Corner of Deer Run & Hwy 50- frontage road
- GI Zoning - General Industrial
- 100 Amp / 3 Phase Power

**TOTAL SQ. FT. 2,500  
Available**

**Rent - \$1,972. per Month  
Including CAM  
Term 3-5 year lease**



**COLDWELL BANKER**

**SELECT REAL ESTATE  
COMMERCIAL DIVISION**

LEASING - SALES - PROPERTY MANAGEMENT



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All information is gathered from sources deemed reliable, but is not guaranteed by the Broker. Therefore, Lessee is advised to independently verify any information on any items that would influence their decision to buy or lease.