



The Ribeiro Companies

PROFESSIONAL OFFICE SPACE FOR LEASE



**6502 S. MCCARRAN BLVD
RENO, NV 89509
QUAIL CORNERS**

THE RIBEIRO COMPANIES HAVE SPECIALIZED IN COMMERCIAL PROPERTIES FOR OVER 50 YEARS.

**EXCLUSIVELY LISTED
LEASE OPPORTUNITY**

EDWARD G. YUILL B.0018931.LLC
ED.YUILL@RIBEIROCORP.COM

**CALL US TODAY AT
775.825.7979**



The Ribeiro Companies

OFFICE HOURS:
Monday-Friday
8:00 AM—5:00 PM

6490 S. McCarran Blvd., Bldg. E
Reno, NV 89509

www.ribeirocorp.com

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www.ribeirocorp.com

Project Mgt./Brokerage: Edward G. Yuill

Design/Development: Johnny A. Ribeiro



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PROPERTY INFORMATION

6502 S. MCCARRAN BLVD, SUITE D • RENO, NV 89509

Suite:	D
Asking Rent:	\$4,419.00 Per Month (\$1.50 psf) Month 1-12 \$5,156.00 (\$1.75 psf) Month 13-24 w/ 4% annual increase remaining term
Deposit:	\$7,276.00, due at execution
Estimated CAM:	\$2,563.00 Per Month (\$0.87)
Lease Term:	Five Year Minimum Term with a \$20,000.00 TI Allowance (No Landlord Work)
Property Type:	ALL-PROFESSIONAL OFFICE (PO)
Lease Type:	NNN
Tenancy:	Multi
Square Footage	2,946 sq. ft.
Available:	Now
Layout:	Reception area, six offices, gated courtyard access, conference room, break room, two bathrooms, small bullpen/workstation.
Year Built:	2003
Broker:	3%

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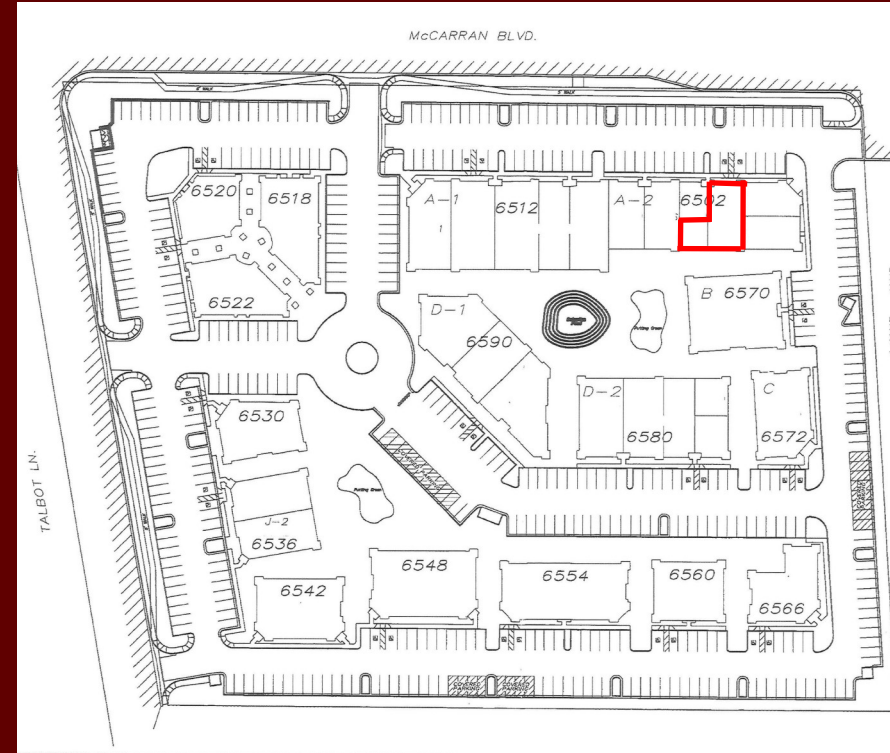
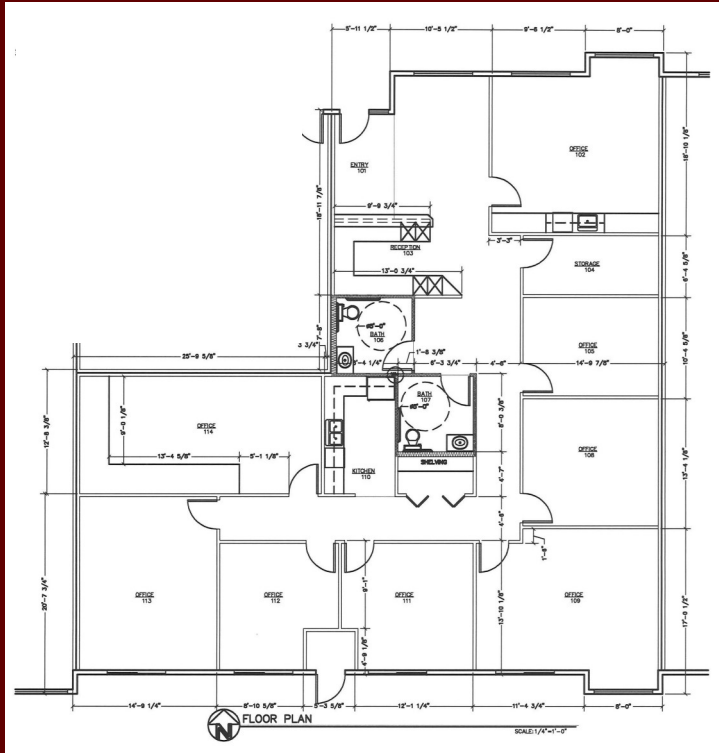
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