

For Lease

E. Patriot Blvd. & I-580



LOGIC



SUBJECT

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80 E. Patriot Blvd.
Reno, NV 89511

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Listing Snapshot



\$1.25 PSF NNN
Lease Rate



± 5,500 SF
Available Square Footage



\$0.34
Estimated NNN Cost

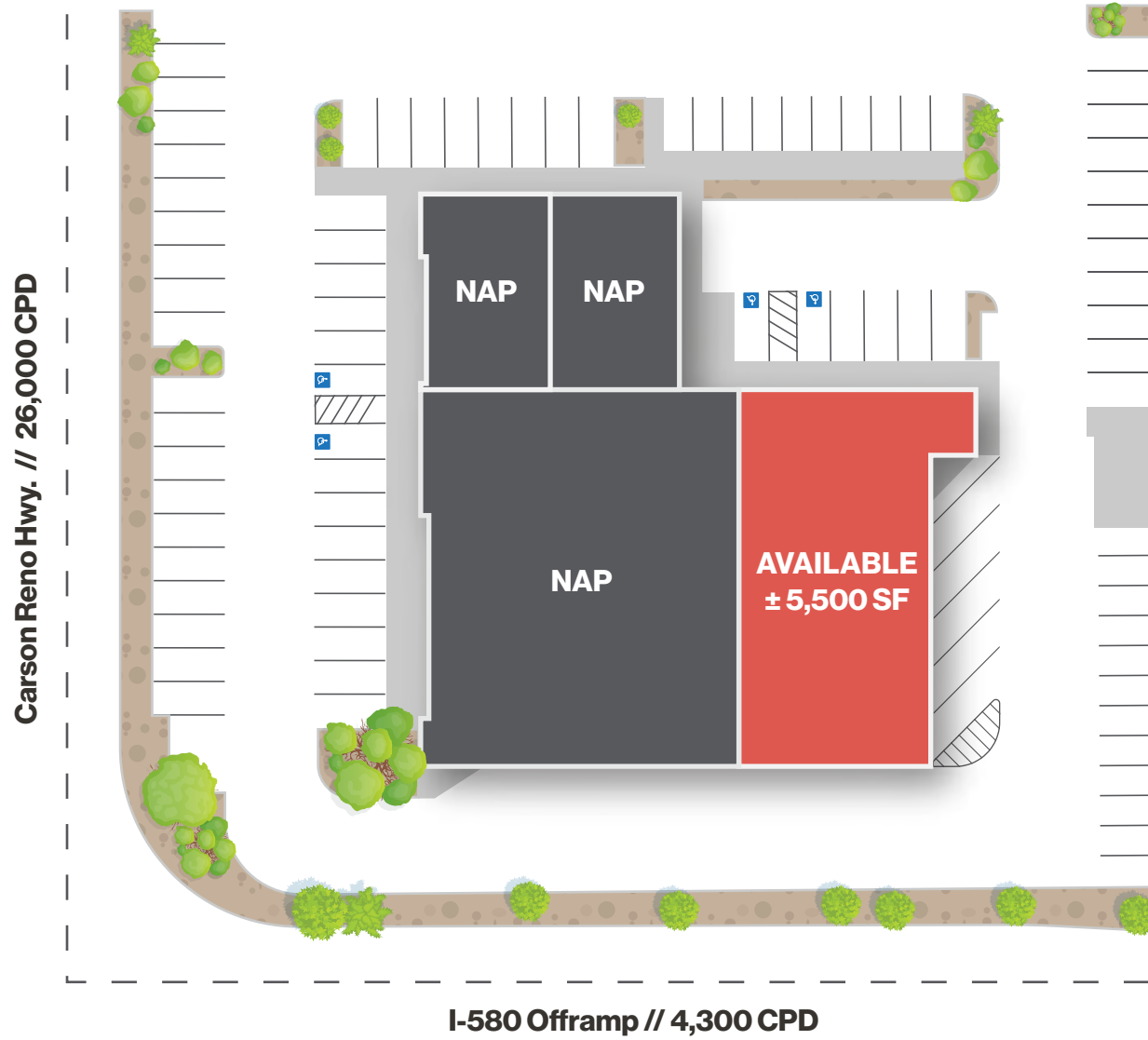
Property Highlights

- Previous photography studio space
- Four (4) parking spaces per ± 1,000 SF
- South Virginia frontage with ± 26,000 CPD
- Monument signage available
- Freeway visibility with building signage
- Central location allowing easy access across the Reno/Sparks market

Demographics

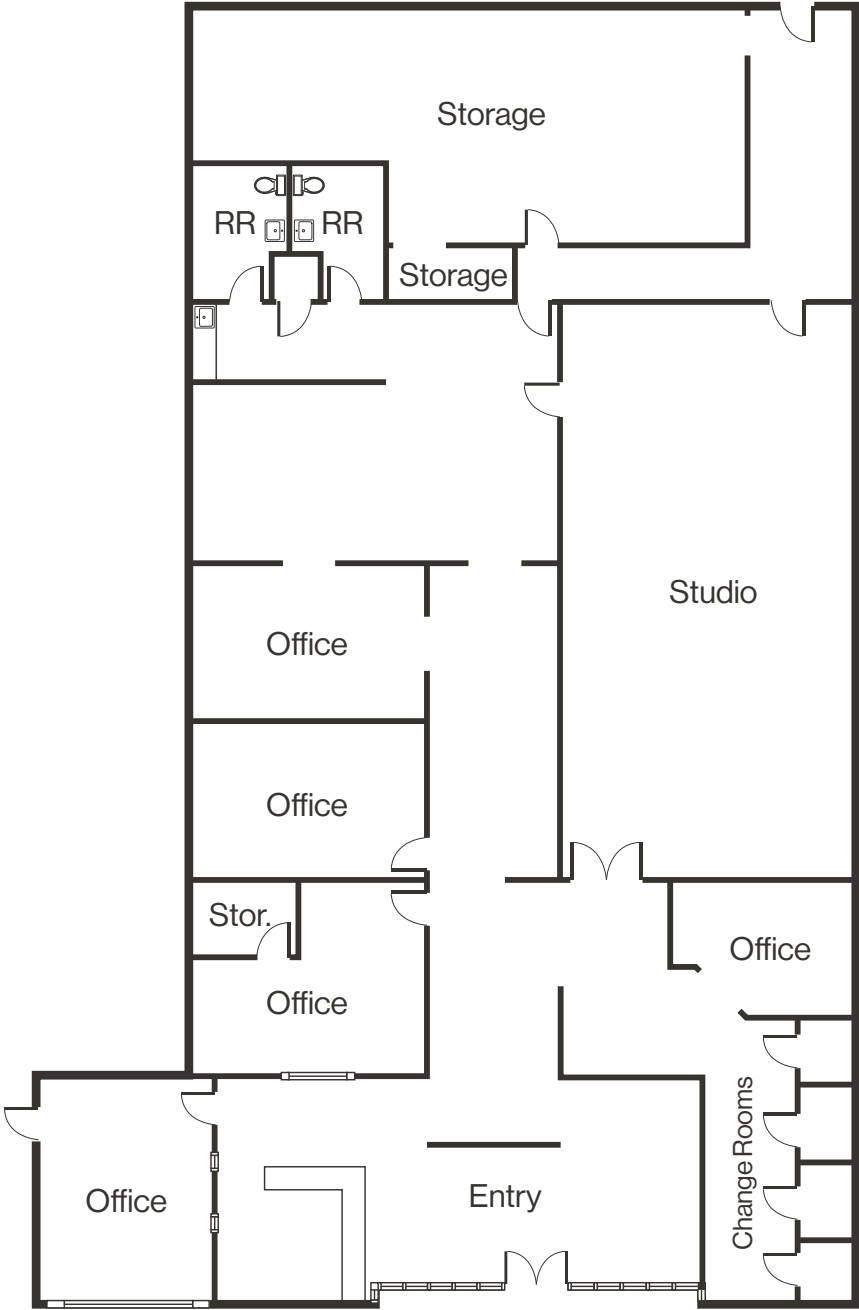
	1-mile	3-mile	5-mile
2025 Population	7,321	62,943	146,284
2025 Average Household Income	\$117,009	\$137,744	\$138,790
2025 Total Households	3,289	27,051	61,886





Floor Plan | Suite D | ± 5,500 SF

- Power: 225 Amp, 208V, 3-Phase
- Five (5) offices
- Open area
- Two (2) private restrooms
- Kitchen
- Large storage area



Property Photos



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For inquiries please reach out to our team.

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