

FOR SUBLEASE

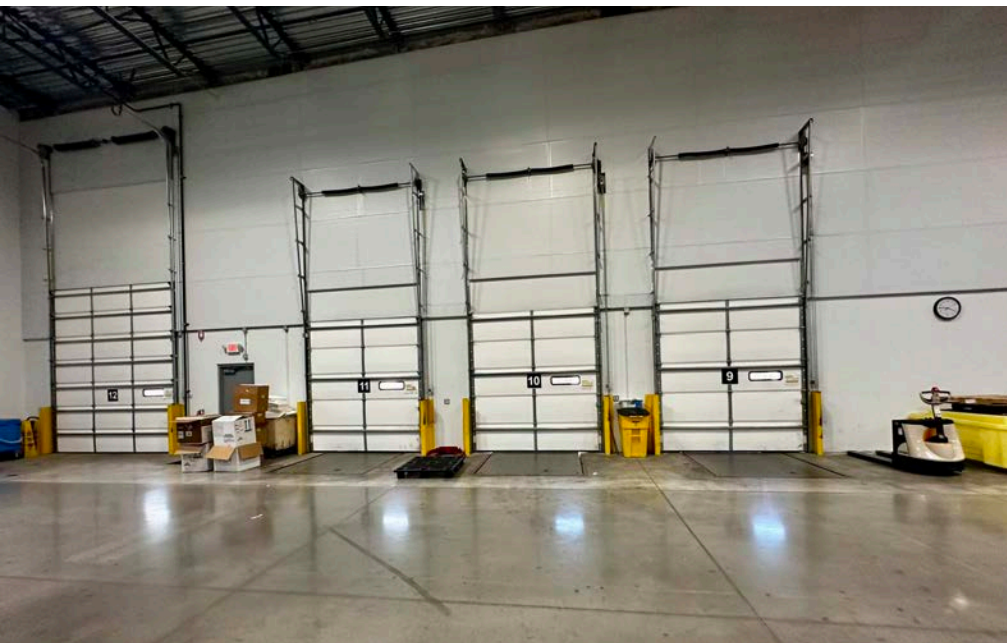
95 Distribution Drive

Sparks, NV

**38,700 SF
AVAILABLE**

PROPERTY FEATURES

95 DISTRIBUTION DRIVE, SPARKS, NV



Building Size: 146,900 SF

Space Available: 38,700 SF

Site Area: 155' x 250'

Loading: 5-6 dock doors with
1 ramp

**Option to lease rack or unracked but
prefer empty floor space**

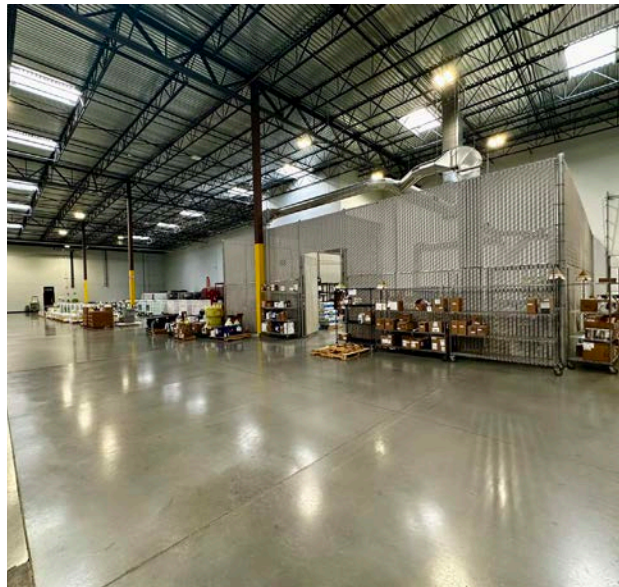
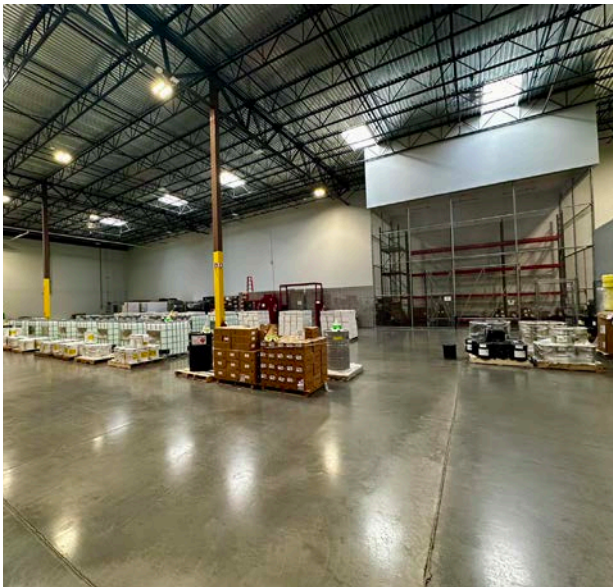
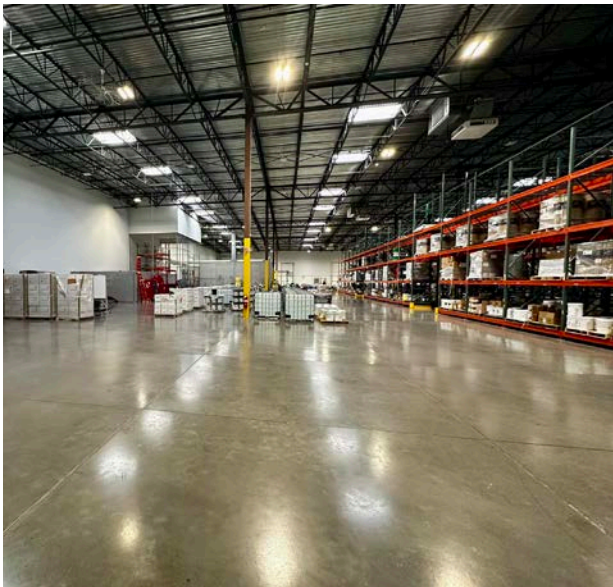
Storage: furniture or
manufacturing WIP
product would be
ideal

Racking: could rack with 42"x
48" by 20' rack

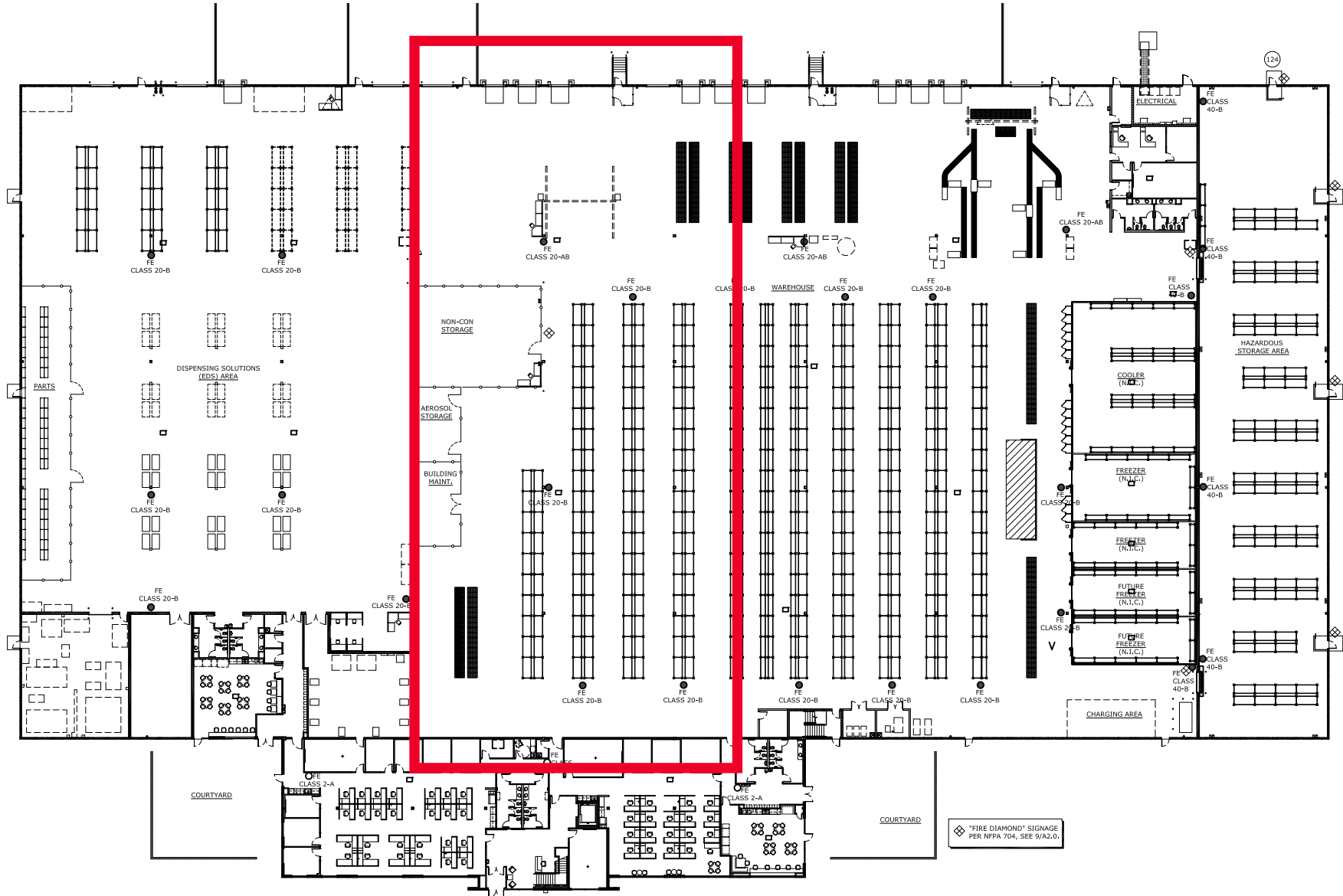
Clear Height: 24'

EFSR

Approx. 500-700 pallet locations



FLOOR PLAN

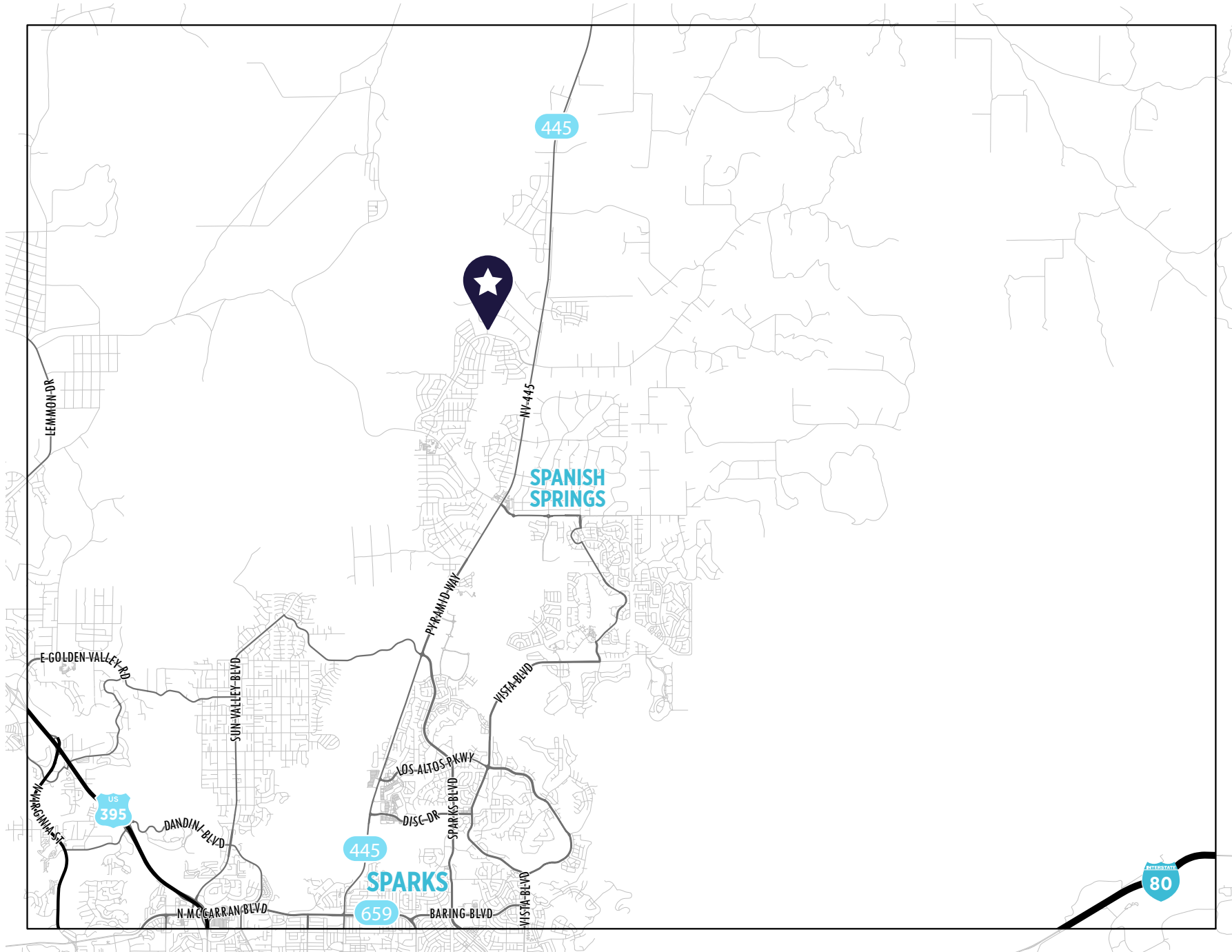


In scope approx. 38.7k SF

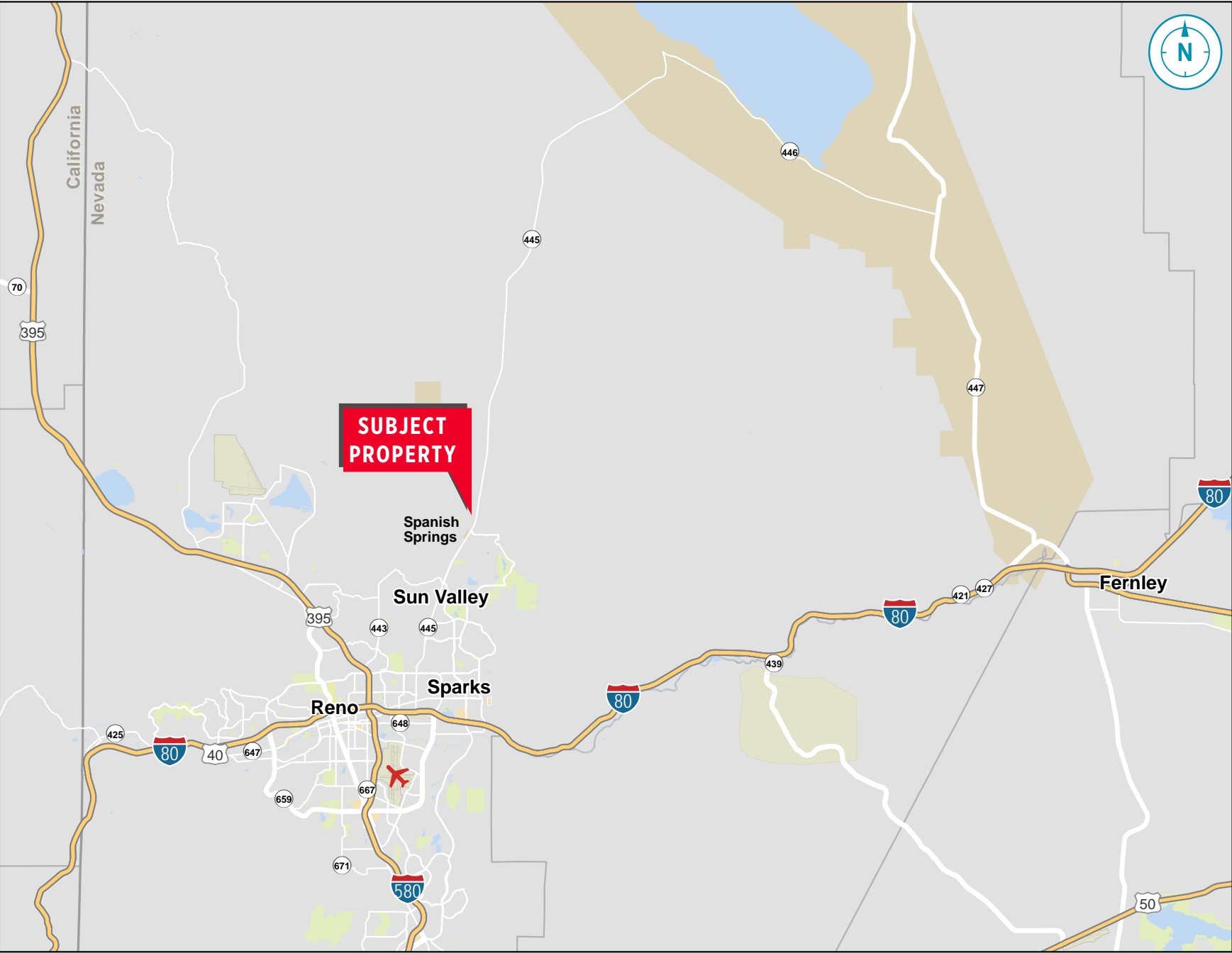
SAFETY MAP
SCALE: 1" = 20'-0"



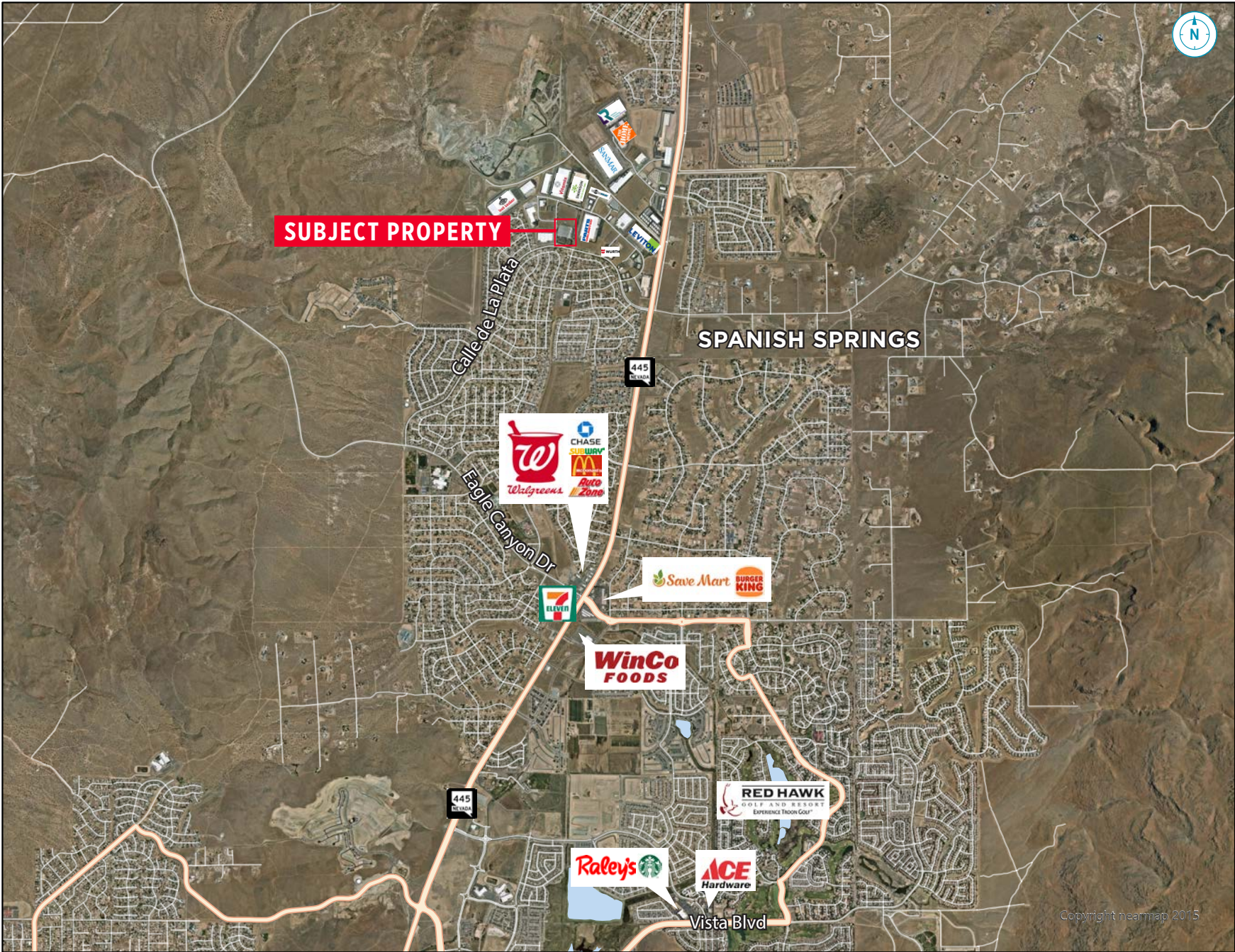
LOCATION MAP



AREA MAP



AMENITY MAP





CONTACT

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