



South Virginia Plaza

1501-1599 S Virginia St, Reno, NV 89502

Fred Desiderio

Desiderio Properties

4600 Kietzke Ln, Suite G-170, Reno, NV 89502

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(775) 825-5311



South Virginia Plaza

\$21.00 /SF/YR

South Virginia Plaza offers a unique mix of tenants. With a variety of restaurants and shops, to an athletic club, South Virginia Plaza has something for everyone. Located in Reno, Nevada. Property sits on Reno's main thoroughfare in the heart of Midtown. Midtown is known for its many fine restaurants and entertainment hot spots....

- In Midtown Reno-Entertainment District



Rental Rate:	\$21.00 /SF/YR
Property Type:	Shopping Center
Center Type:	Community Center
Stores:	26
Center Properties:	3
Frontage:	440' on Lakeside Dr
Gross Leasable Area:	151,176 SF
Walk Score @:	70 (Moderately friendly)
Transit Score @:	50 (Fairly friendly)
Taxes:	\$0.07 USD/SF/MO
Operating Expenses:	\$0.14 USD/SF/MO
Rental Rate Mo:	\$1.75 /SF/MO

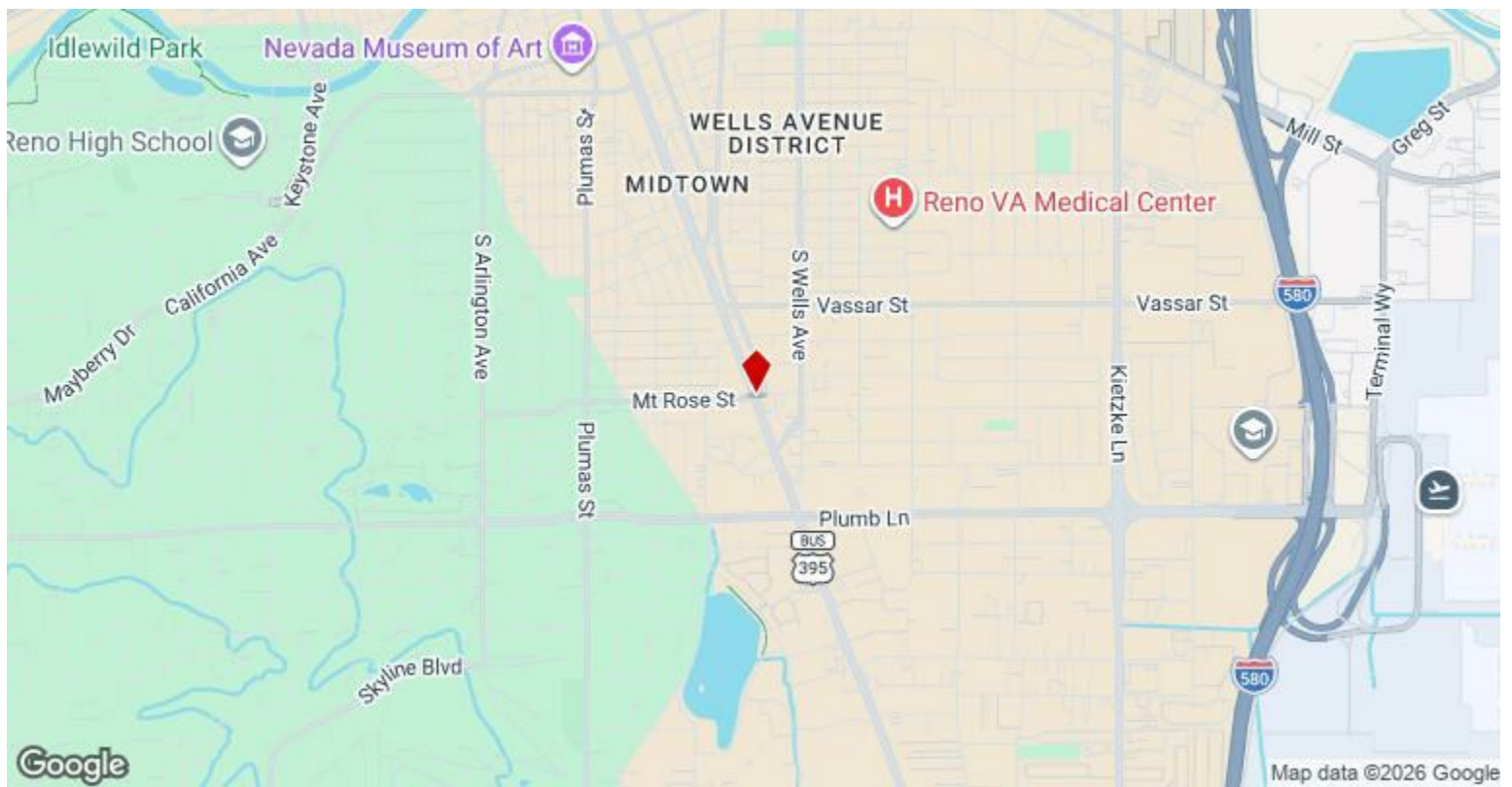
1st Floor Ste 1569

Space Available	1,000 SF
Rental Rate	\$21.00 /SF/YR
Date Available	May 22, 2026
Service Type	Triple Net (NNN)
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	3 - 5 Years

Located in midtown with exposed high ceilings, polished concrete floors and custom-built concrete bar

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Fedex Office Print & Ship Ctr	5,168	
Sports West Athletic Club	30,000	



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Property Photos



IMG_2227



IMG_2228

Property Photos



IMG_2229



IMG_2231

Property Photos



Property Photos



Building Photo

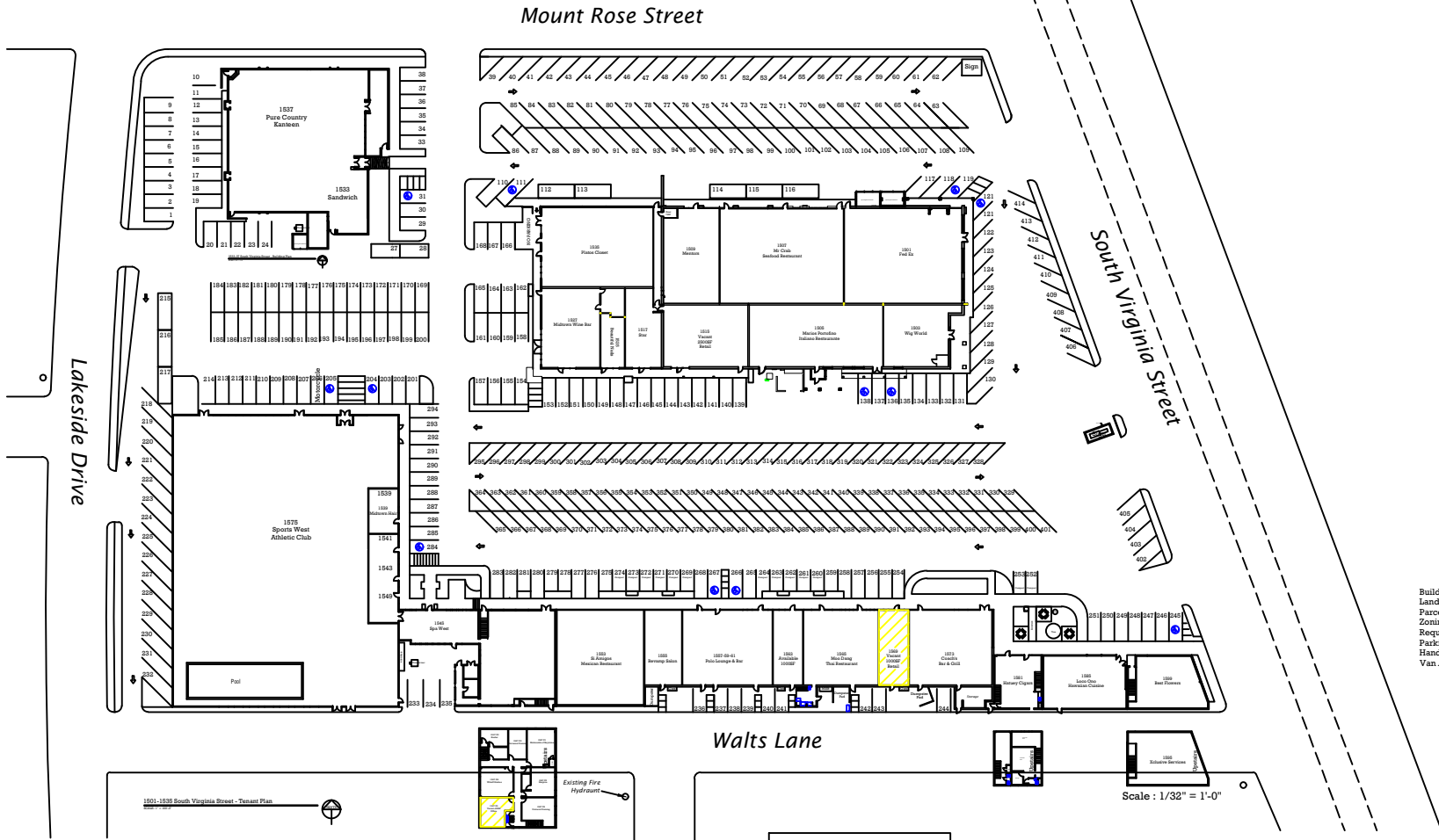


Building Photo

Property Photos



Provided By:
 South Virginia Plaza, LLC
 4600 Kietzke Lane Ste. G-170
 Reno, Nevada 89502
 (775) 825-5311



South Virginia Plaza Site Plan
 1501 - 1599 South Virginia Street - Reno, Nevada

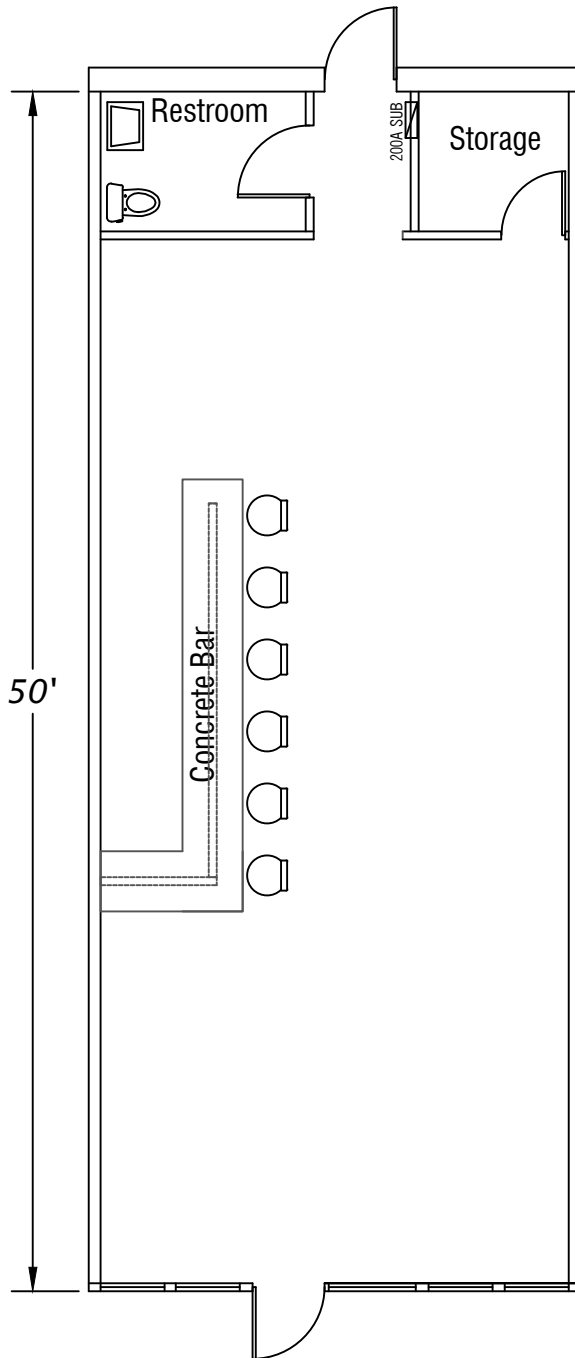
Contact Info:
 Fred Desiderio
 (775) 825-5311
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- AVAILABLE SPACE

Buildings - 96,638 sq. ft.
 Land - 278,260 sq. ft.
 Parcel - #14-231-21
 Zoning - Gen Commercial
 Required Parking - 311 spaces
 Parking Provided - 414 spaces
 Handi-cap : 9 spaces
 Van Accessible : 4

Scale : 1/32" = 1'-0"

CONTACT INFO:
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(775) 825-5396 fax
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Upgrades to Space

- Located in Midtown
- Exposed High Ceiling
- Polish Concrete Floors
- Custom Built Concrete Bar

Scale: 1/8" = 1'-0"

South Virginia Plaza LLC
1569 South Virginia Street
1000 SF