



329,000 SF Shopping Center Featuring
National Tenants

KOHL'S

Walmart

Krispy Kreme
DOUGHNUTS

CHASE

445

Pyramid Hwy

36,394+ ADT

13,958+ ADT

SPARKS
CROSSING

Los Altos Pkwy



Shop Space Tenants



Major Anchors



FOR LEASE

Sparks Crossing

101 Los Altos Parkway | Sparks, NV

Smith Retzloff Retail Team

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Colliers Reno

5520 Kietzke Lane, Suite 300

Reno, NV 89511

Colliers.com/Reno

329,000+ SF Shopping Center

Excellent visibility from Hwy 445

Ample parking with over ±1,000 spaces

Diverse tenant-mix including Ross, Five Below, Trader Joes, Best Buy, Boot Barn, Michaels, PetSmart, Ulta, and Dollar Tree.

High density area with over ±2,400 homes within a 1-mile radius



4 Million
Annual Visits

+18.1%
YO3Y Visits Increased

Call
For Lease Price

329,000
Total SF Space

Available For Lease

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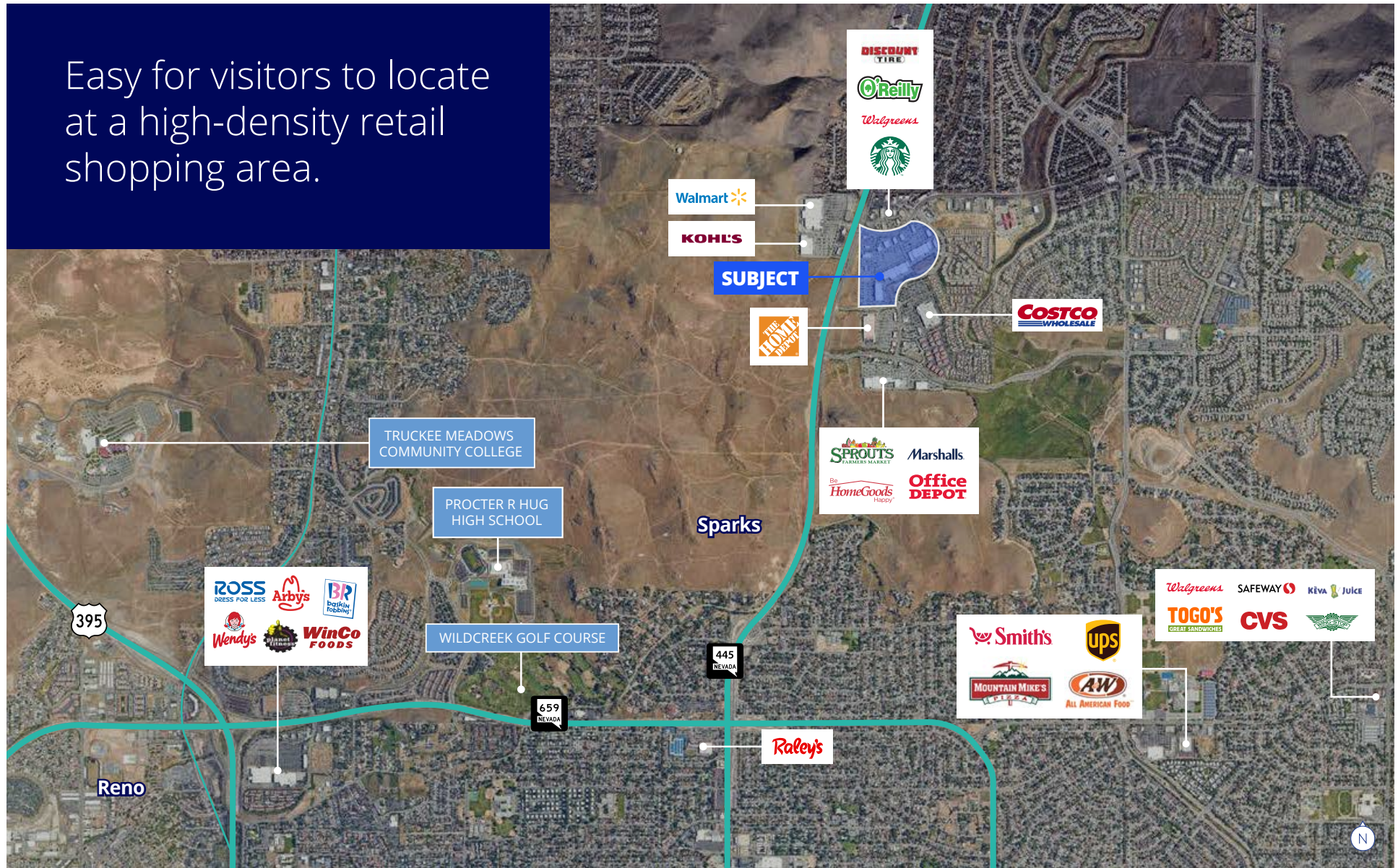


Available For Lease

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Easy for visitors to locate
at a high-density retail
shopping area.

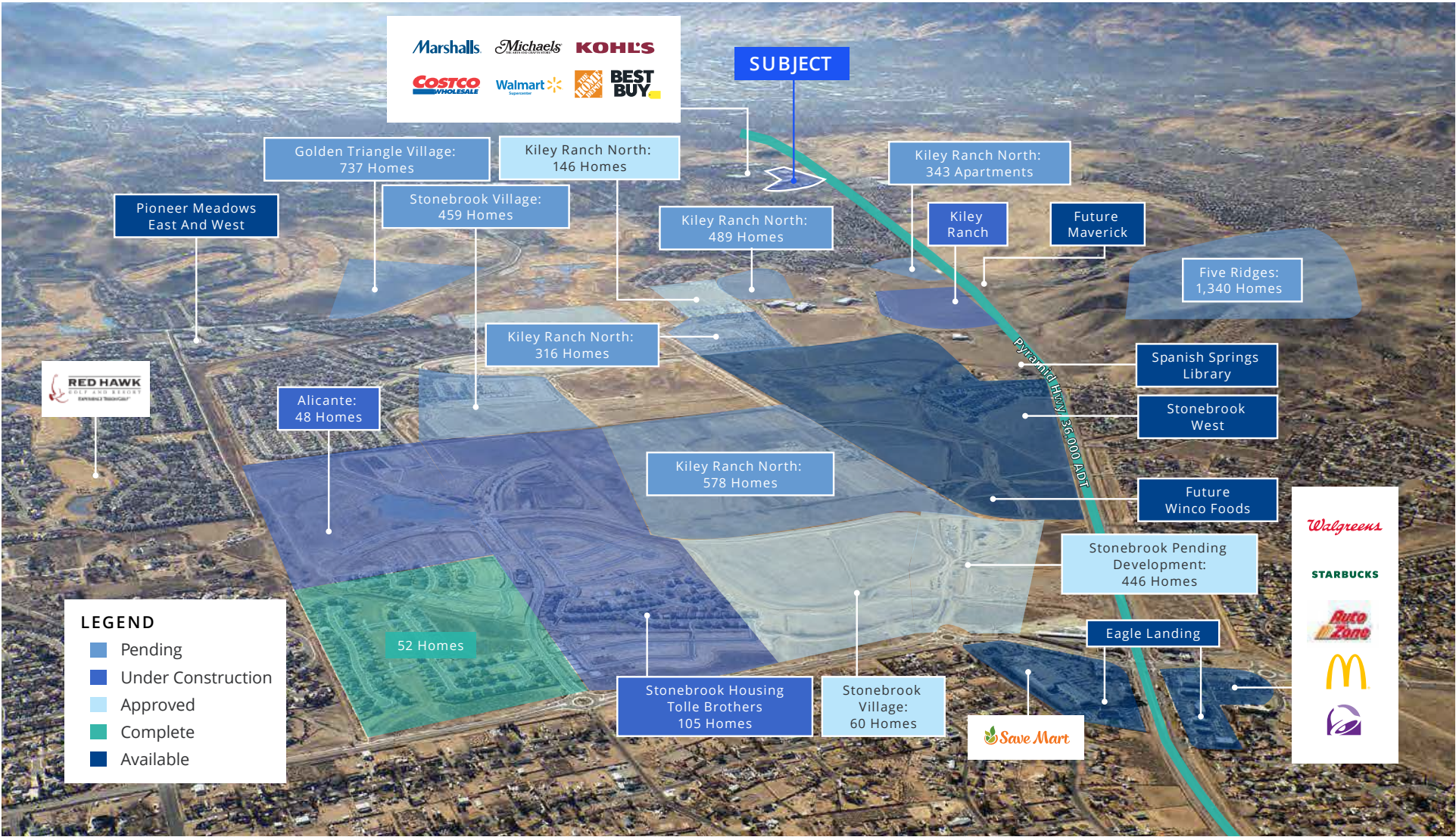


Available For Lease

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Colliers

HOUSING DEVELOPMENT
SOUTH



Available For Lease



Housing Development
North



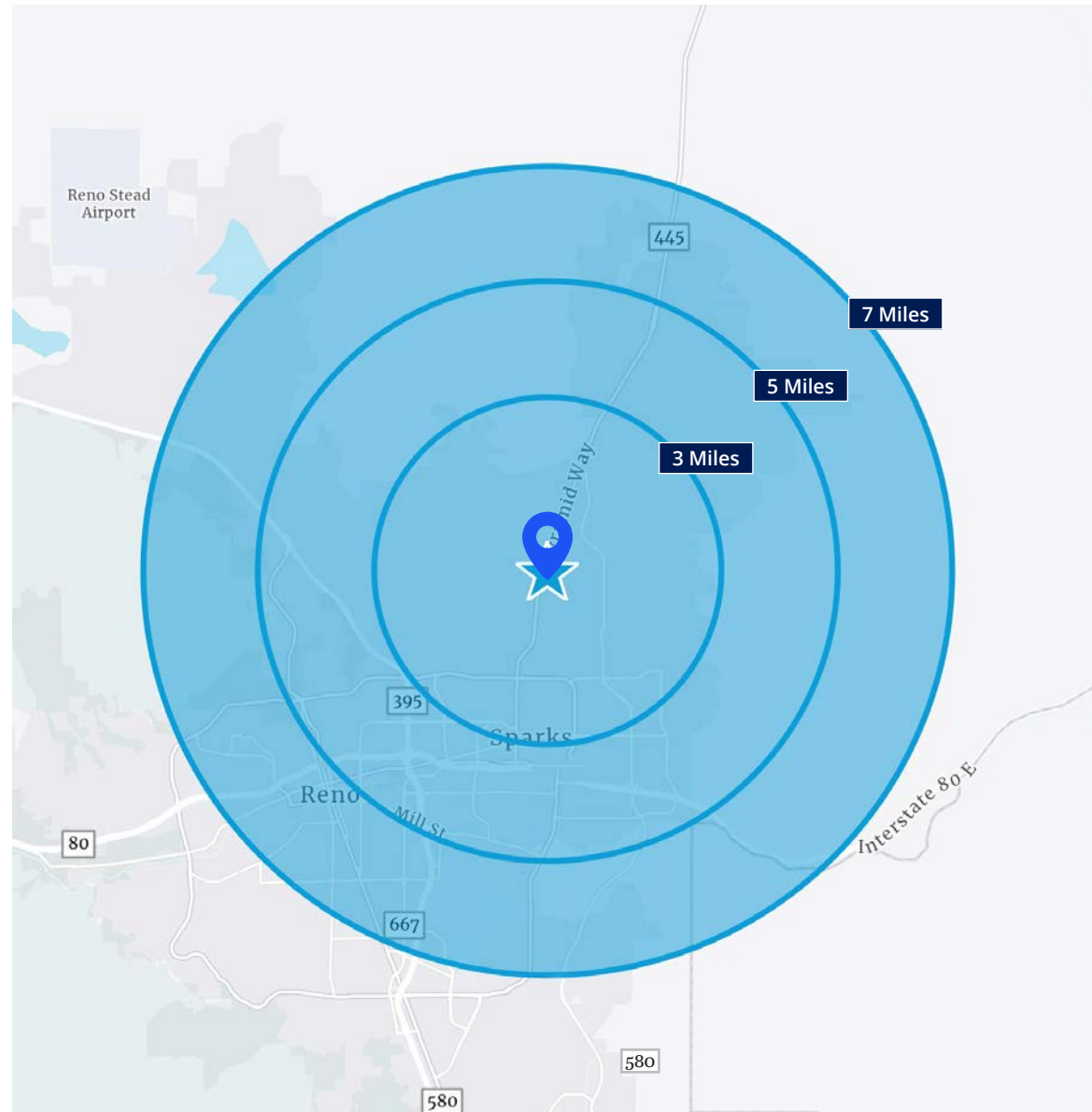
Available For Lease

Population	3 Miles	5 Miles	7 Miles
2025 Est. Population	96,015	190,932	290,432
2030 Proj. Population	98,667	199,997	304,044
2025 Med. Age	36.9	36.3	36.8
Daytime Population	64,311	182,867	310,379

Household Income	3 Miles	5 Miles	7 Miles
2025 Est. Avg. HH Income	\$110,366	\$103,313	\$102,008
2030 Proj. Avg. HH Income	\$123,309	\$116,230	\$114,533
2025 Est. Med. HH Income	\$90,762	\$81,619	\$78,655
2030 Proj. Med. HH Income	\$103,431	\$93,022	\$88,820
2025 Est. Per Capita Income	\$39,419	\$38,808	\$40,391

Household	3 Miles	5 Miles	7 Miles
2025 Est. HH	34,209	71,641	114,793
2030 Proj. HH	35,325	75,581	121,154
Proj. Annual Growth (2025-2030)	0.6%	1.1%	1.1%
Avg. HH Size	2.80	2.60	2.47

Consumer Expenditure	3 Miles	5 Miles	7 Miles
Annual HH Expenditure	\$94,912.50	\$89,403.86	\$88,389.48
Annual Retail Expenditure	\$30,500.35	\$28,564.34	\$28,131.95
Monthly HH Expenditure	\$7,909.38	\$7,450.32	\$7,365.79
Monthly Retail Expenditure	\$2,541.70	\$2,380.36	\$2,344.33



Available For Lease

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Reno-Sparks MSA Facts & Demographics

588,069
Population

2.48
Avg HH Size

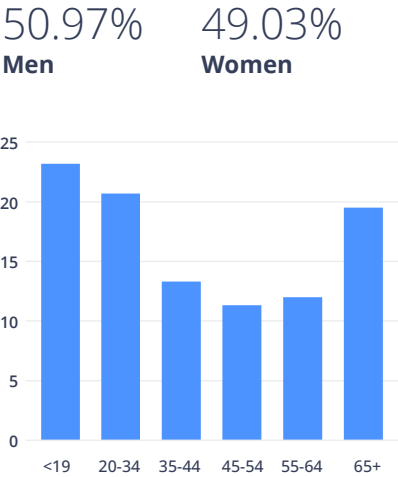
\$121,655
Avg HH Income

39.5
Median Age

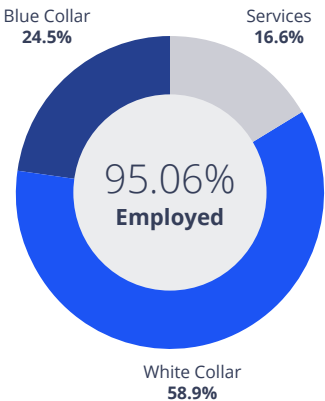
Home Ownership (2025 Housing Units)



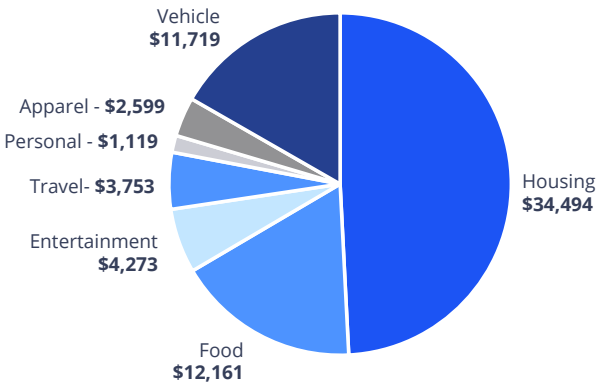
Age Distribution (2025) - % of total population



Employment



Household Spending



Race & Ethnicity (2025) - % of total population

White	62.97
Black/African American	2.55
American Indian/Alaska Native	1.89
Asian	6.03
Pacific Islander	0.70
Other Race	12.12
Multiple Races	13.73
Hispanic (any race)	25.95

Education (Population Age 25+)

4.35% Less than 9th Grade	5.71% 9th - 12th Grade, No Diploma	20.34% High School Graduate	4.36% GED/Alternative Credential
21.47% Some College, No Degree	9.77% Associate Degree	21.12% Bachelor's Degree	12.87% Graduate/Professional Degree



Sparks Crossing

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Accelerating success.

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