

FOR LEASE  
Reno, NV

# Village at Double Diamond

SE CORNER OF S MEADOWS PKWY & DOUBLE R BLVD | RENO, NV



[www.VillageatDoubleDiamond.com](http://www.VillageatDoubleDiamond.com)

## PROPERTY FEATURES

- > 136,518 square foot class "A" neighborhood shopping center anchored by Smith's Food and Drug
- > Situated in the heart of South Reno's Double Diamond master planned community
- > Easy access to US Highway 395 via the South Meadows Parkway on/off ramps
- > Strong daytime and residential population with a 1,000-acre 13,000,000 SF business park and Renown Medical Campus
- > Strong co-tenants include Starbucks, Taco Bell, Yogurt Beach, Peg's Glorified Ham & Eggs, Kabloom, Great Clips, Wing Stop, UPS Store, Bank of America, Avis, and QuikStop
- > Prime retail space available from 1,200 square feet - could assemble up to 11,583 sf
- > Competitive lease rates and incentives

FOR MORE INFORMATION,  
PLEASE CONTACT:

## Reno Retail Team

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The information furnished has been obtained from sources we deem reliable and is submitted subject to errors, omissions and changes. Although Colliers Nevada, LLC has no reason to doubt its accuracy, we do not guarantee it. All information should be verified by the recipient prior to lease, purchase, exchange or execution of legal documents.

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# FOR LEASE Reno, NV Village at Double Diamond

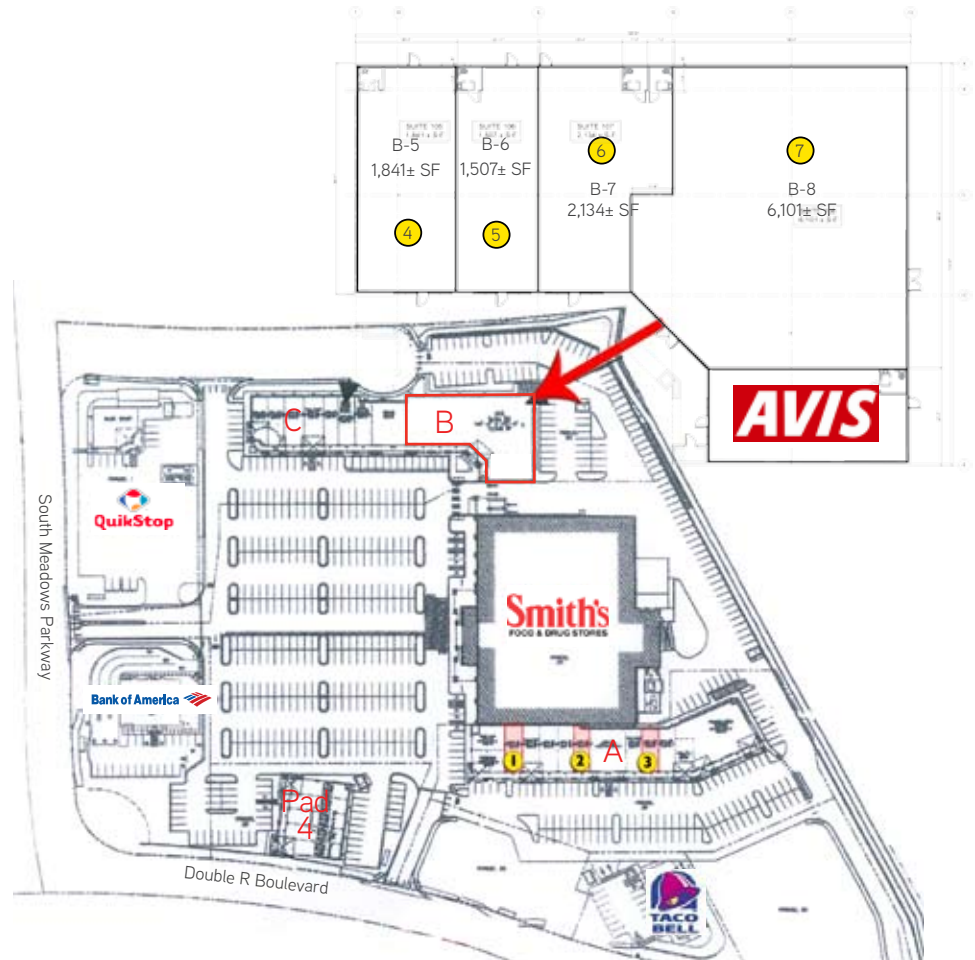


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## AVAILABLE SUITES

- ① A-3: 1,416 SF
- ② A-7: 1,250 SF
- ③ A-10: 1,200 SF
- ④ B-5: 1,841 SF
- ⑤ B-6: 1,507 SF
- ⑥ B-7: 2,134 SF
- ⑦ B-8: 6,101 SF

\* 4,5,6 & 7 CAN BE COMBINED  
FOR A TOTAL OF ±11,583 SF



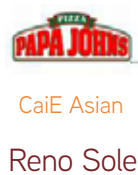
### BUILDING A



### BUILDING B



### BUILDING C



### PAD 4



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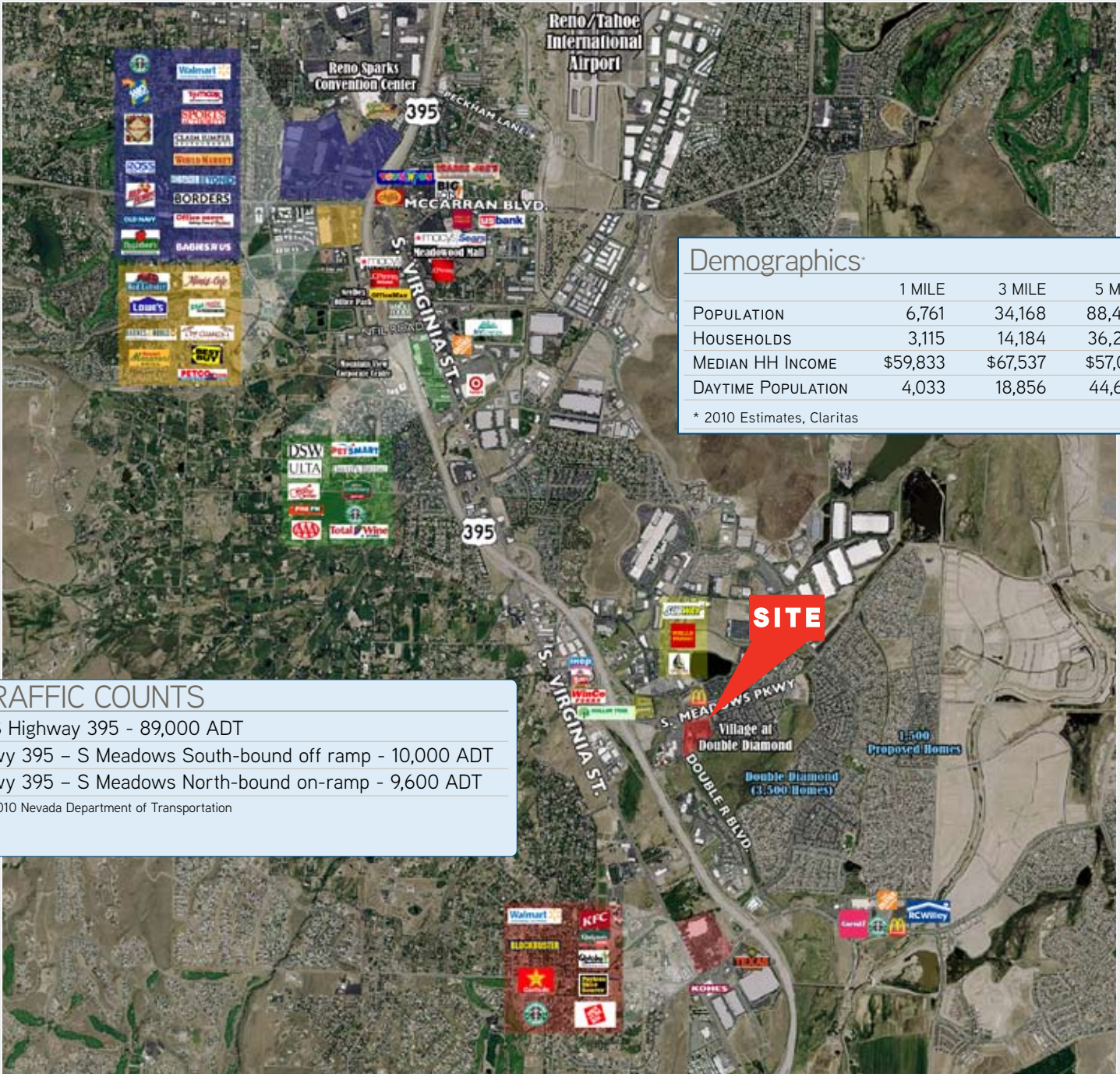
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Demographics:

	1 MILE	3 MILE	5 MILE
POPULATION	6,761	34,168	88,464
HOUSEHOLDS	3,115	14,184	36,235
MEDIAN HH INCOME	\$59,833	\$67,537	\$57,015
DAYTIME POPULATION	4,033	18,856	44,649

\* 2010 Estimates, Claritas

TRAFFIC COUNTS

US Highway 395 - 89,000 ADT
Hwy 395 - S Meadows South-bound off ramp - 10,000 ADT
Hwy 395 - S Meadows North-bound on-ramp - 9,600 ADT

\*2010 Nevada Department of Transportation

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