



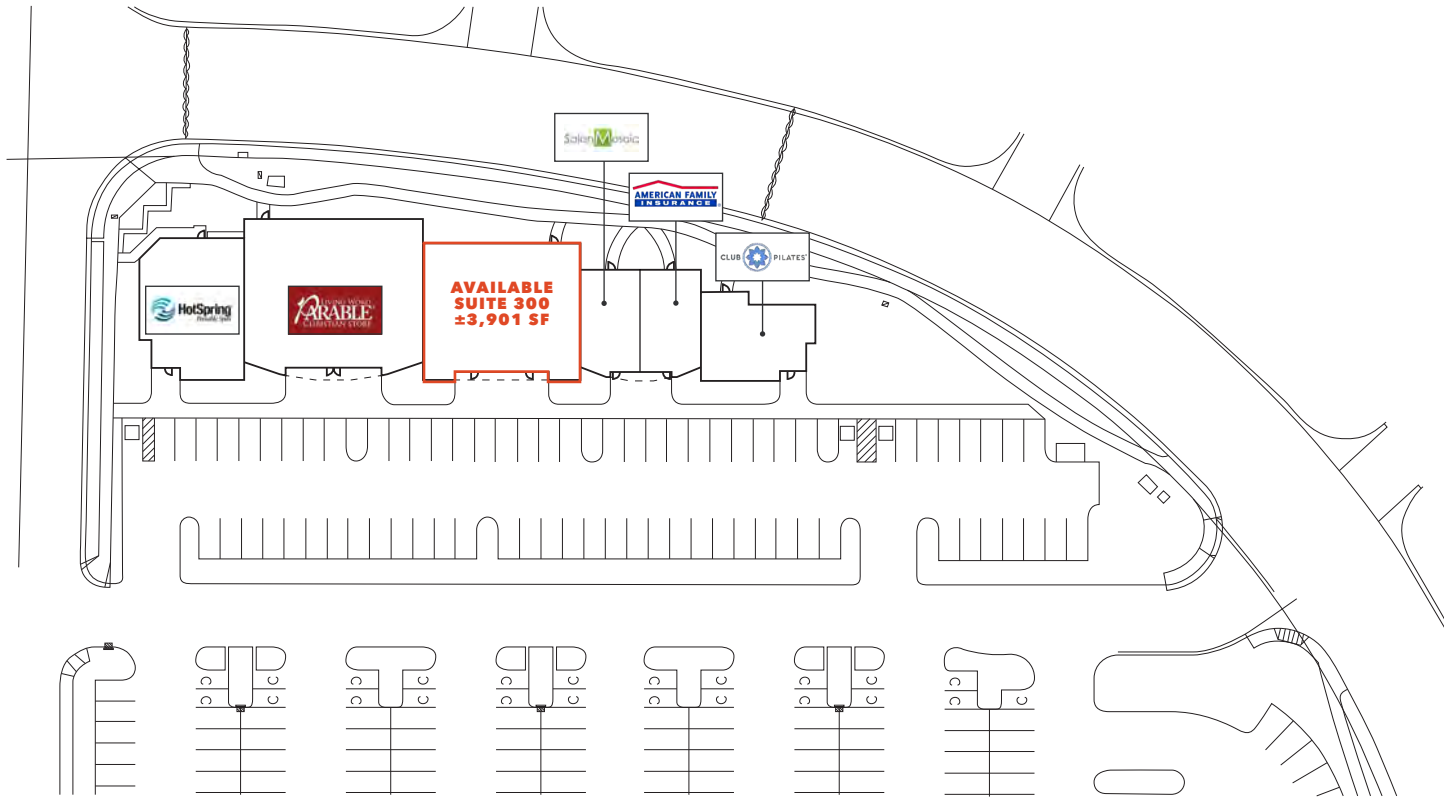
SIERRA TOWN CENTER

FOR LEASE

Sierra Town Center

6815 SIERRA CENTER PKWY, RENO, NV

Site Plan



SPACE AVAILABLE ±3,901 SF

QUICK ACCESS to both I-80 and I-580

MOVE-IN READY clean interior condition

BEST LEASE RATE in Reno

EXCELLENT FRONTAGE on Sierra Center Pkwy, with great visibility

CONVENIENT ingress/egress

PARKING RATIO 6/1,000 SF

HIGH QUALITY center

BUILDING constructed in 2002

WELL-MAINTAINED property

FIRST TIME AVAILABLE for lease in over 11 years

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 **Kidder Mathews**

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Property Location

LOCATED at S Virginia St & Neil Road interchange

TARGET anchored center

SIERRA TOWN CENTER TENANTS INCLUDE
Need2Speed, Fallas, Famous Footwear, Salon Mosaic, Consignment Furniture, Quiznos, PHO and GameShop

OTHER TENANTS IN THE AREA INCLUDE
Wholefoods, Pier 1 Import, Home Depot, Total Wine, Starbucks, DSW and Pet Smart

EXCELLENT freeway access, plenty of parking and sign visibility

WITHIN 5 minutes of downtown Reno

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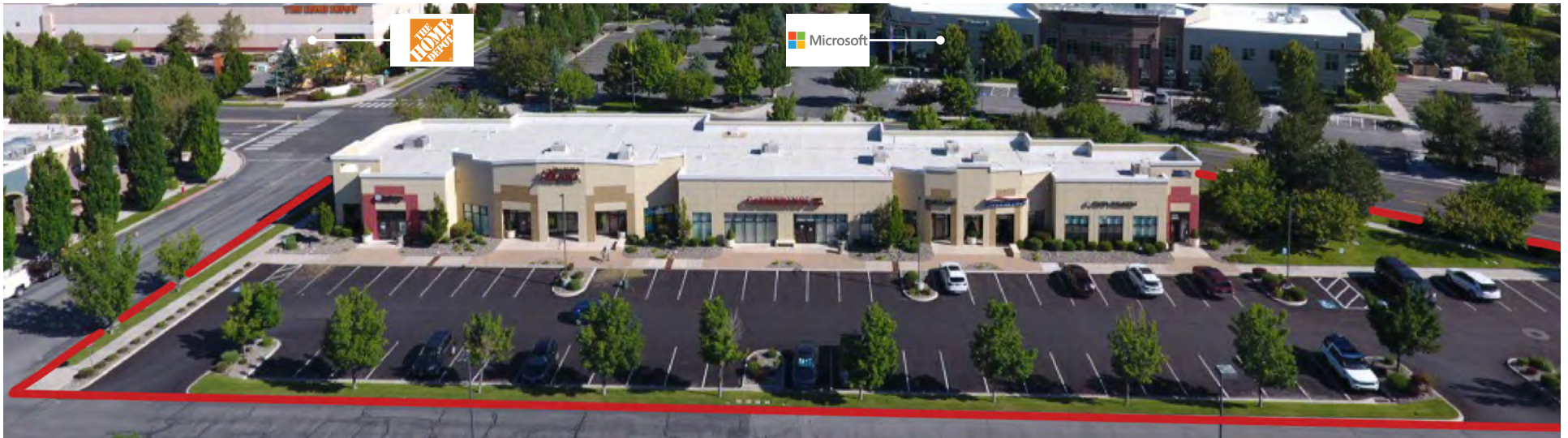
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DEMOGRAPHICS

2019	1 Mile	3 Miles	5 Miles
Population	6,296	64,335	135,150
Average HH Income	\$68,138	\$60,124	\$68,138
Households	2,733	26,314	57,718
Median Age	34.7	35.9	40.0

TRAFFIC COUNTS

S Virginia St & Neil Rd	23,900 CPD
Neil Rd & NB I-580 off ramp	19,300 CPD
S Virginia St 630' N of Longley Ln	20,000 CPD
I-580 1/2 mi S of Neil Rd Interchange	115,000 CPD



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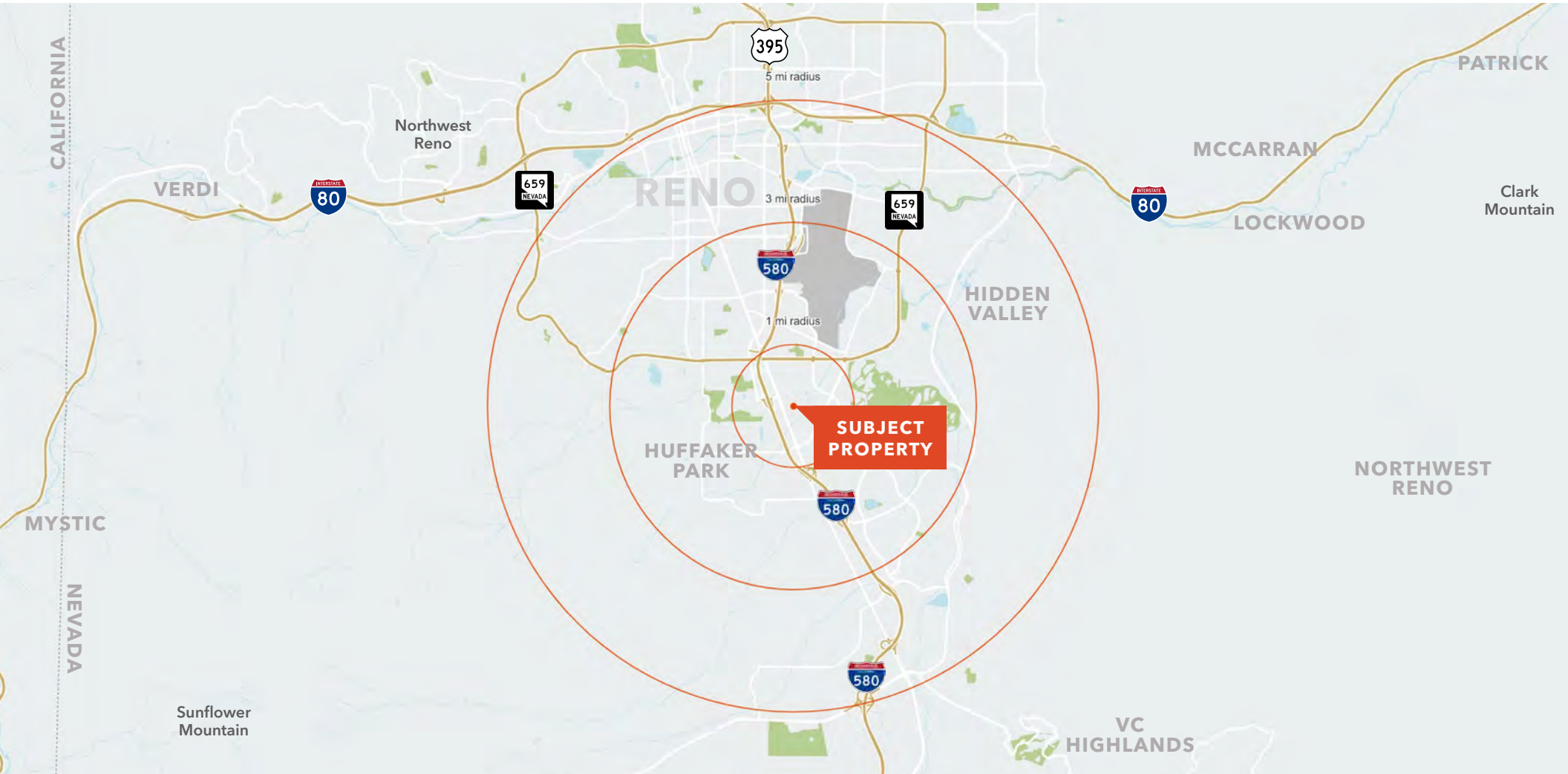
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Area Map



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MARK KEYZERS

Senior Vice President

Mark is a senior vice president with Kidder Mathews specializing in commercial real estate for mixed-use land, retail, office, multifamily and shopping center development, sales and leasing, landlord and tenant representation. Clients he has represented include Baskin Robbins, Blaze Pizza, Blue Wave Car Wash, C-III Capital Partners, CAV Strategies, Centennial American Properties, Cold Stone Creamery, Cost Cutters, Cycle Gear, Del Taco, Deutsche Asset & Wealth Management, Discount Tire, Dunkin Donuts, Eden Management, FITE Development, Fitness 19, Furniture Row, Gabrielson & Company, Hudson Properties, GNC, Grateful Gardens, Hallmark, It's A Grind, Jimmy Johns, Keva Juice, Lewis Retail Centers, Panera Bread Company, Picerne Group, Pet Station, Quickstop Gas Stations, Quizno's Subs, Selective Real Estate Investments, Sonic, Supercuts, Subway, Surf Thru Car Wash, Sywest Development, Regis Hair Salons, RREEF Real Estate, T-Mobile, Verizon Wireless, Wall Street Property Company, World Savings Bank and World of Beer.

Mark began his real estate career in 1993 as an analyst and assistant manager for The Macerich Company (MAC). While there, he was a member of the acquisitions and transitions teams responsible for adding over 30 million square feet to the portfolio

and the company becoming a publicly traded REIT on the New York Stock Exchange. He was also had positions in management, leasing, marketing, and construction management for the shopping center properties in Fresno, California and Reno, Nevada totaling more than 5.3 million square feet. Mark moved to commercial brokerage in 1998 and joined Grubb & Ellis as an associate. Mark joined Colliers International in 2000 as a senior associate. In 2005, Mark became a partner | principal and senior vice president with NAI Alliance Commercial Real Estate Service. Mark has earned numerous Top Producer and Service Awards for each the companies and member affiliations he has been with.

AFFILIATIONS & MEMBERSHIPS

LICENSED Nevada Real Estate Broker/Salesman

MEMBER CCIM, 2005 to present

MEMBER ICSC (International Council of Shopping Centers), 1993 to present

GOVERNMENT AFFAIRS CHAIRMAN State of Nevada for ICSC, 2016 to present & 2004-2014

ALLIANCE COMMITTEE MEMBER ICSC, 2006-2012

DIRECTOR Junior Achievement, 2004-2008

EDUCATION

BA in Finance and Real Estate with a Minor in Business Law, New Mexico University

Team Overview

SELECT CLIENT LIST

Blaze Pizza

Cold Stone Creamery

Discount Tire

Dunkin Brands

Del Taco

Grateful Gardens

Inspire Brands

Jimmy Johns

Lewis Retail Centers



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TROY KEENEY

Senior Associate

Troy is a senior associate with Kidder Mathews specializing in retail sales, leasing and development consulting. Clients he has represented include but are not limited to Blaze Pizza, Panera Bread, Sonic Burger, Discount Tire, Verizon Wireless, Dunkin' Donuts, Lewis Retail Centers, Silverwing Development, and Centennial American Properties.

Troy began studying commercial real estate investing in 2015 where he found a ferocious passion for commercial real estate. He continued to further his real estate endeavors by joining a commercial real estate brokerage firm in 2017 where he began to work under some of the most knowledgeable brokers in his market. Since then Troy has been involved in numerous shopping center sales, land sales, leases, and retail developments.

AFFILIATIONS & MEMBERSHIPS

LICENSED Nevada Real Estate Agent

EDUCATION

BA in General Business with a Minor in Entrepreneurship, University of Nevada, Reno

Team Overview

SELECT CLIENT LIST

Blaze Pizza

Centennial American Properties

Discount Tire

Dunkin' Donuts

Lewis Retail Centers

Panera Bread

Silverwing Development



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EXCLUSIVELY REPRESENTED BY

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