



MIXED USE PROPERTY FOR SALE: \$2,000,000.00

**120 Thoma Street
Reno, NV 89501**

Property Information CONCRETE BLOCK & MASONRY

YEAR BUILT: 1960

ZONING: MU-MC

PARCEL NO.: 011-234-01

BLDG SF: 6,000 SF

PARTIALLY FINISHED BSMT: 3,250 SF

FULLY LEASED INVESTMENT OPPORTUNITY

*Suite 1: Lease to Oct. 2022

*Suite 2: Lease to Jun. 2023

*Suite 3: Lease to May 2023

*Suite 4: Lease to Oct. 2022

*Suite 5: Lease to Oct. 2022

*Suite 6: Lease to Oct. 2022

Apt. A: Lease to Jan. 2023

Apt. B: Lease to Sep. 2022

Apt. C: Lease to Oct. 2022

Apt. D: Lease to Mar 2023

PRICE

\$2,000,000.00

AREA

Property located in Midtown amidst ample rooftops
and with excellent foot traffic/walkability.



Contact: Kimberly Clark/Broker
Nevada Lic. No. B.0049252.CORP

KimberRidge Commercial Real Estate

2295 S. Virginia Street, Ste. 16

Reno, NV 89502

Phone: 775-823-3378

Email: Kimbelry@KCRENV.com

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Contact Information:

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Property Features:

- Office & Multifamily
- 6 Existing Commercial Spaces
- 3x 1BDR/1BTH; 1x 2BDR/1BTH
- Partially Unfinished Basement
- Onsite Coin Operated Laundry

PRICE:

\$2,000,000.00

Area

Centrally located in the heart of Midtown
Excellent traffic counts
Superb walkability

FULLY LEASED INVESTMENT OPPORTUNITY!

Property located in Midtown (Reno, Nevada). Situated amidst ample rooftops, with excellent foot traffic and walkability. 120 Thoma Street has 6 commercial suites and 4 residential apartments; includes a partially finished basement of 3,250 SF. Midtown is a neighborhood with unique shops, services, and dining options.

This property is owned by the same owners as the adjacent property at 712 S. Center Street, Reno, NV. The Center Street property is also listed for sale at an asking price of \$630,000.00. The two properties are ideal for a new development.



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