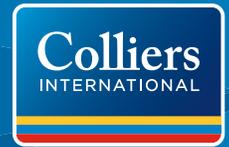


FOR LEASE > ELM STREET MEDICAL PROFESSIONAL PLAZA

# 343 ELM STREET

RENO | NEVADA 89503



5% Procuring Commission\*



## CURRENT SPACE FOR LEASE: 1,536 SF - 5,445 SF

Suite 204 ±5,445 SF      Suite 306 ±4,820 SF  
Suite 305 ±2,283 SF<sup>1</sup>      Suite 308 ±1,997 SF<sup>1</sup>

1: Can be combined for a total of 4,280 SF

## LEASE RATE: \$1.40/SF NNN

(Estimated operating expenses exclusive of suite janitorial: \$0.69/sf)

## BUILDING FEATURES:

- > Located across from the Saint Mary's Regional Medical Center Campus
- > Only 1.5 miles or a 6 minute drive to Renown Regional Medical Center
- > Free and convenient parking in covered garages
- > Surgery Center located on the first floor
- > Western/Aurora Pathology Lab and Quest Diagnostics conveniently located in the building

\*Commission to be paid on first 5 years of new deals signed prior to 12/31/19

Property Owned  
and Managed by



For more information,  
please contact:

## Reno Office Services

MELISSA MOLYNEAUX, SIOR, CCIM

Executive Managing Director

Senior Vice President

+1 775 823 4674 DIRECT

+1 775 762 7990 CELL

[Melissa.Molyneaux@colliers.com](mailto:Melissa.Molyneaux@colliers.com)

NV LIC BS.0144599

LANDON GONZALEZ

Associate

+1 775 823 4663 DIRECT

+1 775 741 6397 CELL

[Landon.Gonzalez@colliers.com](mailto:Landon.Gonzalez@colliers.com)

NV LIC S.0179599

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.

Colliers International  
5520 Kietzke Lane, Suite 300  
Reno, Nevada 89511

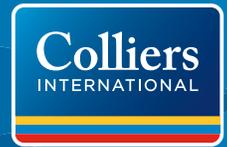
P: 775.823.9666 | F: 775.823.4699

[www.colliers.com/reno](http://www.colliers.com/reno)

FOR LEASE > ELM STREET MEDICAL PROFESSIONAL PLAZA

# 343 ELM STREET

RENO | NEVADA 89503



## SECOND FLOOR



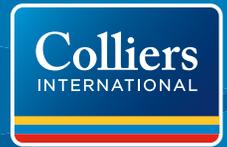
COLLIERS INTERNATIONAL  
5520 Kietzke Lane, Suite 300  
Reno, NV 89511  
[www.colliers.com/reno](http://www.colliers.com/reno)



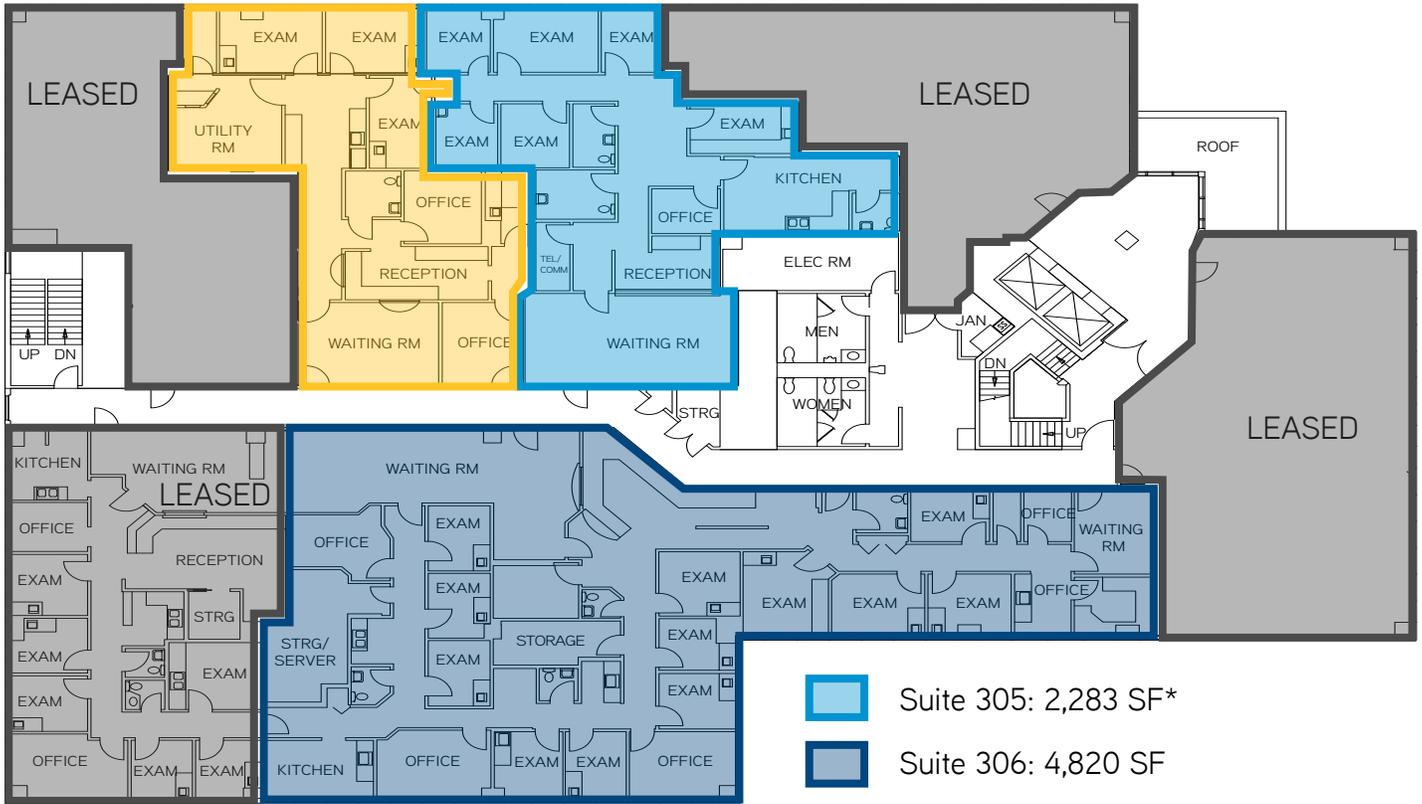
FOR LEASE > ELM STREET MEDICAL PROFESSIONAL PLAZA

343 ELM STREET

RENO | NEVADA 89503



THIRD FLOOR



-  Suite 305: 2,283 SF\*
-  Suite 306: 4,820 SF
-  Suite 308: 1,997 SF\*
-  Leased Space

\*Can be combined for a total of 4,280 SF



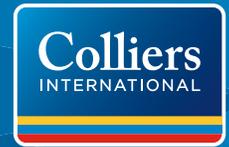
COLLIERS INTERNATIONAL  
5520 Kietzke Lane, Suite 300  
Reno, NV 89511  
[www.colliers.com/reno](http://www.colliers.com/reno)



FOR LEASE > ELM STREET MEDICAL PROFESSIONAL PLAZA

343 ELM STREET

RENO | NEVADA 89503



SUITE PHOTOS



SUITE 306



SUITE 306



SUITE 204



SUITE 204

JOIN OUR GREAT TENANT MIX

Surgery Center Reno

Saint Mary's Pulmonary Group

Reno OB/GYN Group, Inc.

Western/Aurora

Pediatrics

Disease, Injury & Surgery of the Foot & Ankle

Sweetwater Pain & Spine

Kinetic Healthcare Group

Quest Diagnostics

Saint Mary's Medical Group

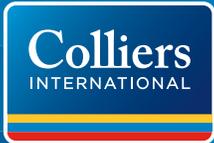
COLLIERS INTERNATIONAL  
5520 Kietzke Lane, Suite 300  
Reno, NV 89511  
[www.colliers.com/reno](http://www.colliers.com/reno)



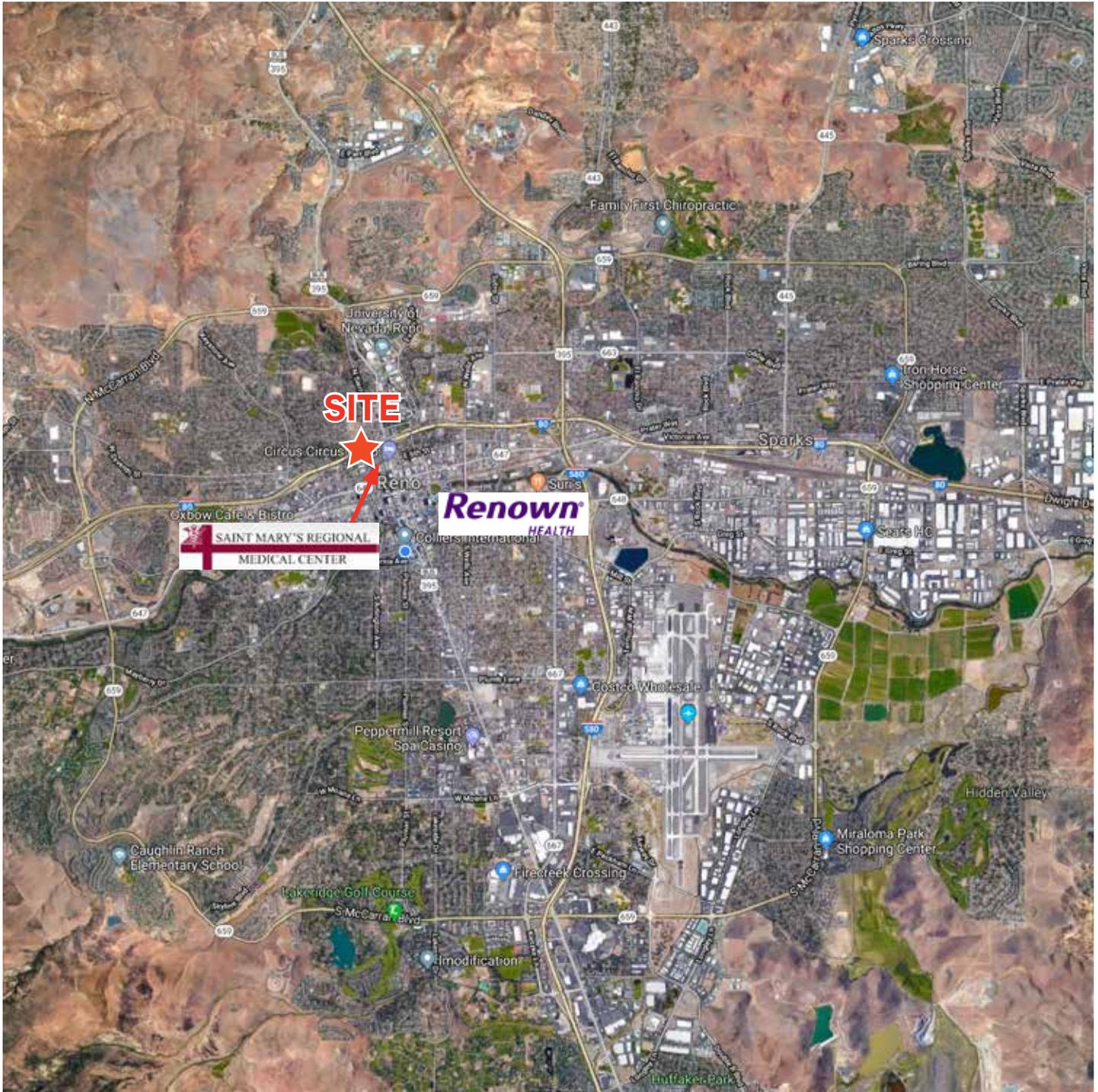
FOR LEASE > ELM STREET MEDICAL PROFESSIONAL PLAZA

# 343 ELM STREET

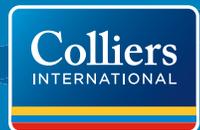
RENO | NEVADA 89503



## LARGE AREA MAP LOCATION



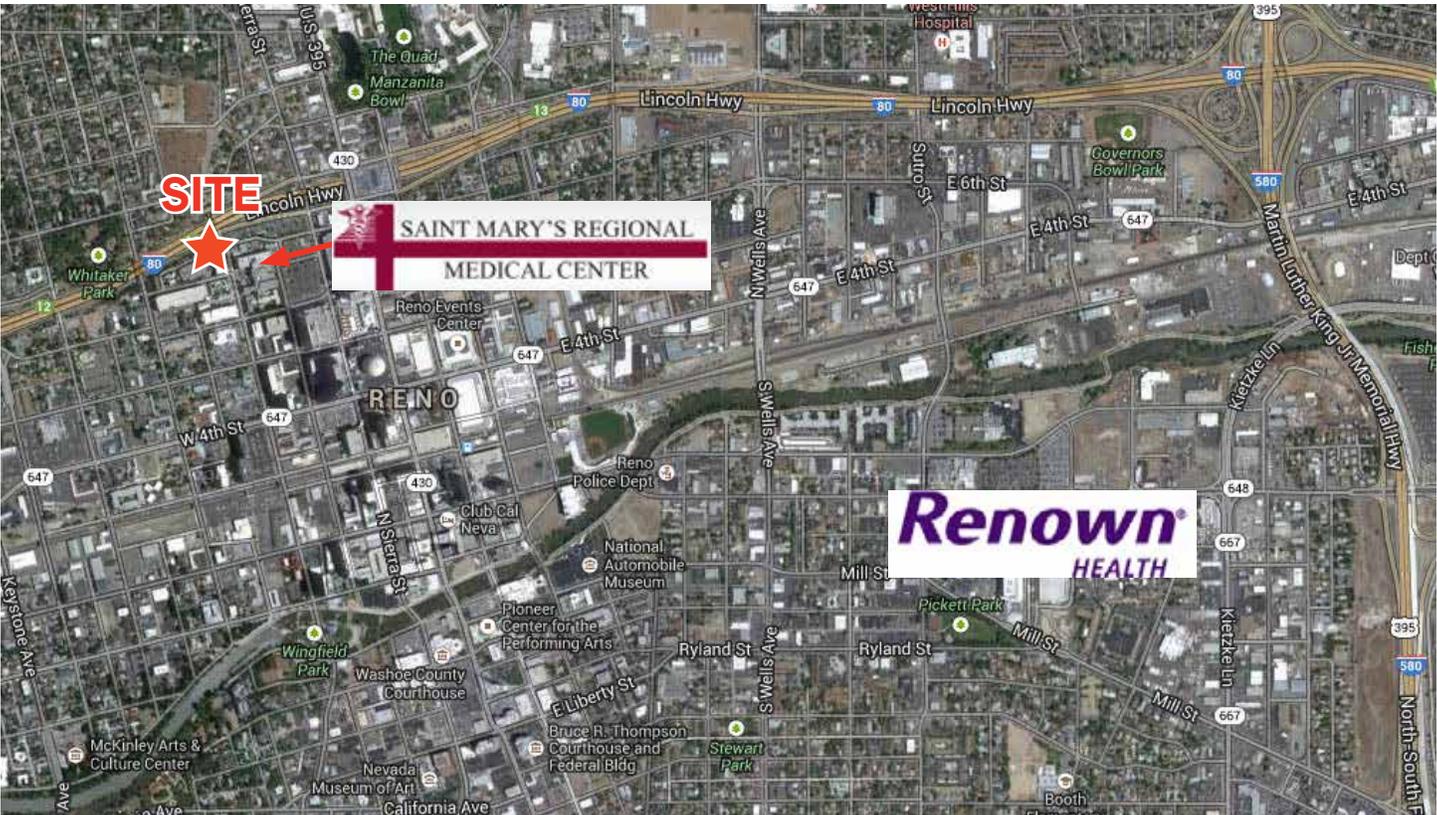
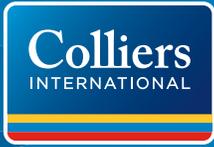
COLLIERS INTERNATIONAL  
5520 Kietzke Lane, Suite 300  
Reno, NV 89511  
[www.colliers.com/reno](http://www.colliers.com/reno)



FOR LEASE > ELM STREET MEDICAL PROFESSIONAL PLAZA

# 343 ELM STREET

RENO | NEVADA 89503



Colliers International  
5520 Kietzke Lane, Suite 300  
Reno, Nevada 89511

P: 775.823.9666 | F: 775.823.4699

[www.colliers.com/reno](http://www.colliers.com/reno)

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.