

# 1663 Hwy 395 - Class A Office

Minden, NV 89423

## **FOR LEASE**

### **OFFICE**

*Professional  
Medical  
Call Center*

### **Available Spaces**

Suite 100	3472 SF
Suite 200	3324 SF

### **Pricing**

- \$1.25 PSF Monthly
- Modified Gross Rent
- Tenant responsible for utilities & janitorial

### **Building Details**

- 16,320 Total SF
- Built in 2004
- Class A Office
- +/- 66 Total Parking spaces, 4/1000 SF
- Highly Improved Space
- Custom Furniture and built in custom cabinets
- Fiber to Building
- Common Area Restrooms on each Floor, private in ste 200
- 1.19 Acres

*For Information, contact:*

**CHAD COONS, CCIM**

775-782-3434 office

775-720-2115 cell

775-782-0088 fax

**chadcoons@gmail.com**

**www.commercialrealestatenv.com**

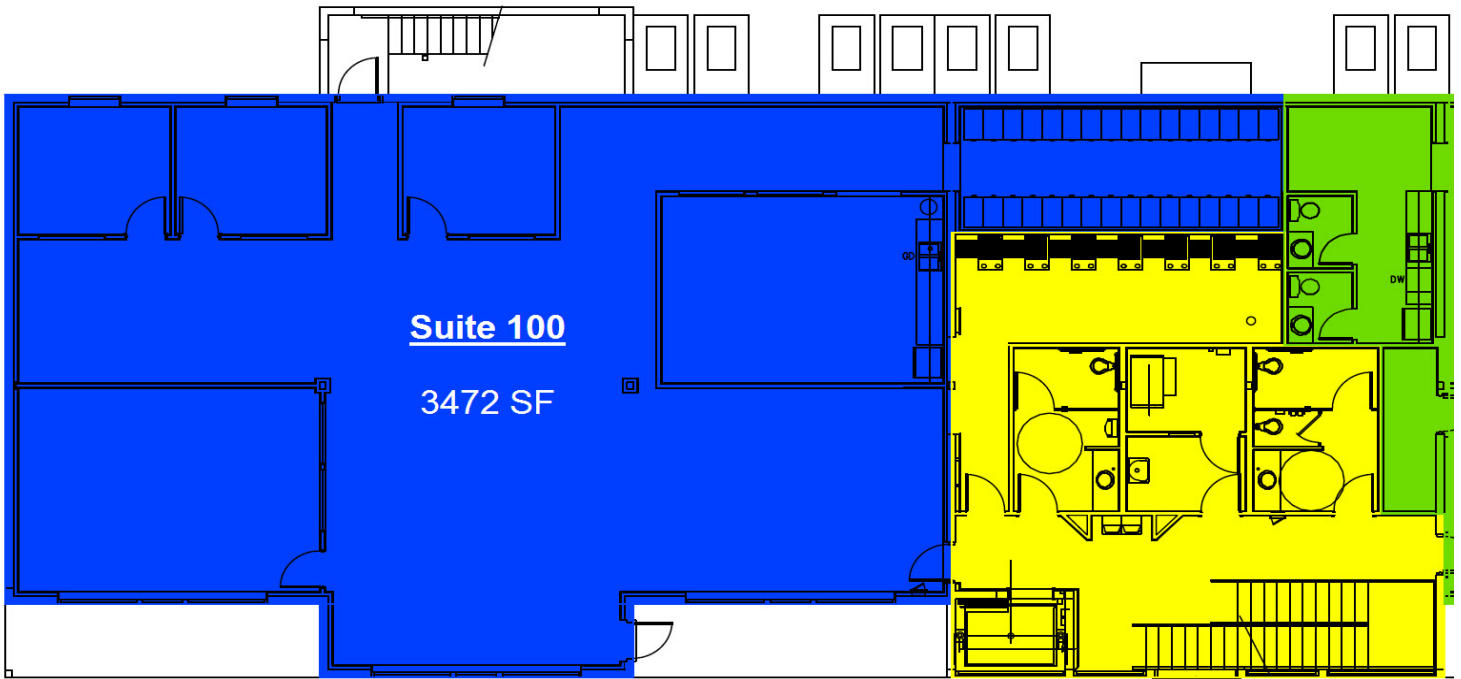


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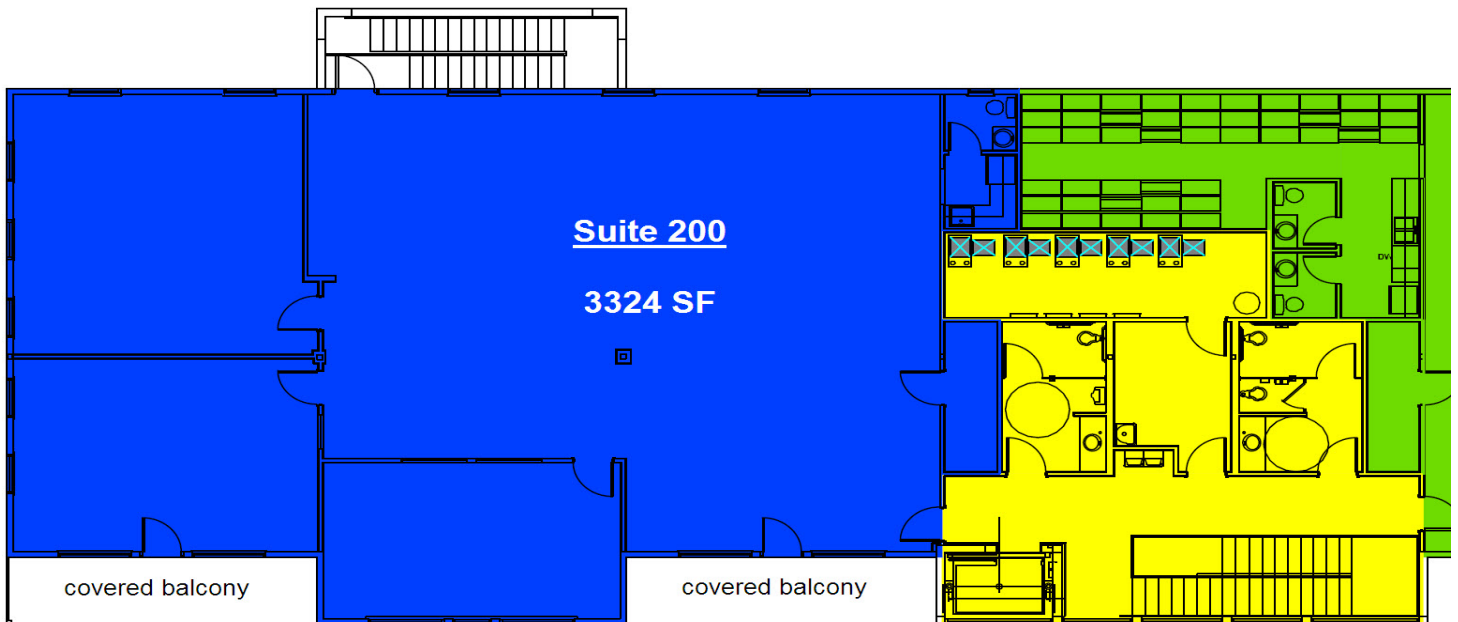
**Gillmor  
Coons**  
Real Estate Group  
**Commercial**

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First Floor Plan



Second Floor Plan

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