



Available For Sale
±1.19-2.64 Acres available (±26.19 acres total)



kiddermathews.com

Owner/User or Build-to-suit Site

For sale (price negotiable)

All utilities to site

Water rights included - 1/2 acre foot per acre purchased
(more available if needed)

Zoning I2 (Heavy Industrial)

Build-to-suit opportunities available

Contact

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Tahoe Reno Industrial Center (TRIC) Highlights

Rail served master planned park zoned for industrial use, served by both Union Pacific & BNSF

Two I-80 interchanges, including Patrick and the USA Parkway interchanges

Park has three power plants and is the location of two interstate gas transmission lines

TRIC consists of 107,000 acres located just 11 minutes east of Reno/Sparks

Nevada State Incentives

No state, corporate or personal income tax

No estate tax, no inventory tax, no unitary tax, no franchise tax

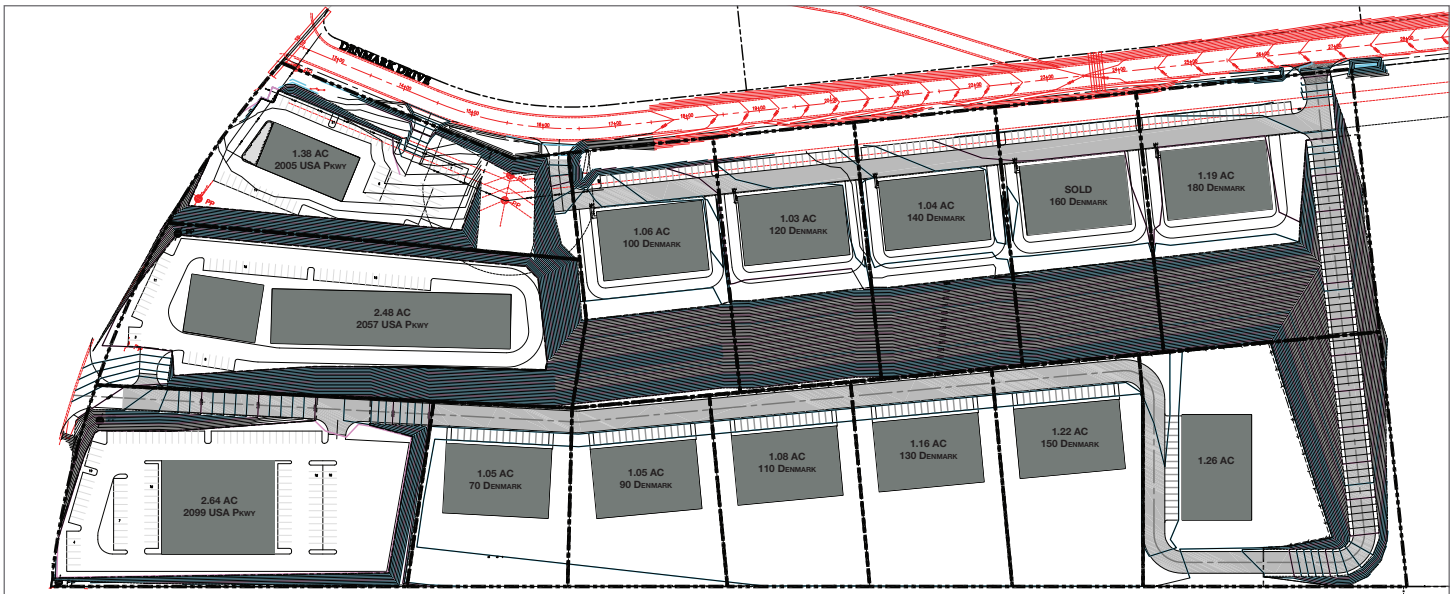
Right-to-work state

Moderate real estate costs

Low workers' compensation rates



Site Plan



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