



# WEST AMERICA COMMERCE CENTER



A DEVELOPMENT BY



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## Project Overview

### Location:

- Tahoe Reno Industrial Center - just 9 miles east of Reno/Sparks, Nevada.
- Immediately adjacent to I-80, with convenient access to US 395 and US 95.
- Access to UP and BNSF railways.
- Ability to service the 11 western states in an overnight or second day capacity.

### Design:

- Approximately 2 million SF available for pre-lease or build-to-suit basis.
- Design elements including 30' clear heights, 52' x 50' column spacing, 185' truck courts, 125 dock doors, ESFR sprinkler system and flow through capacity.

### Green Elements:

- Energy efficient building design including 2% skylights, insulated Low E glass, Cambridge HVAC units, T5 lighting, interior paint and recycled steel



*The West America Commerce Center  
combines modern design with a  
strategic location.*



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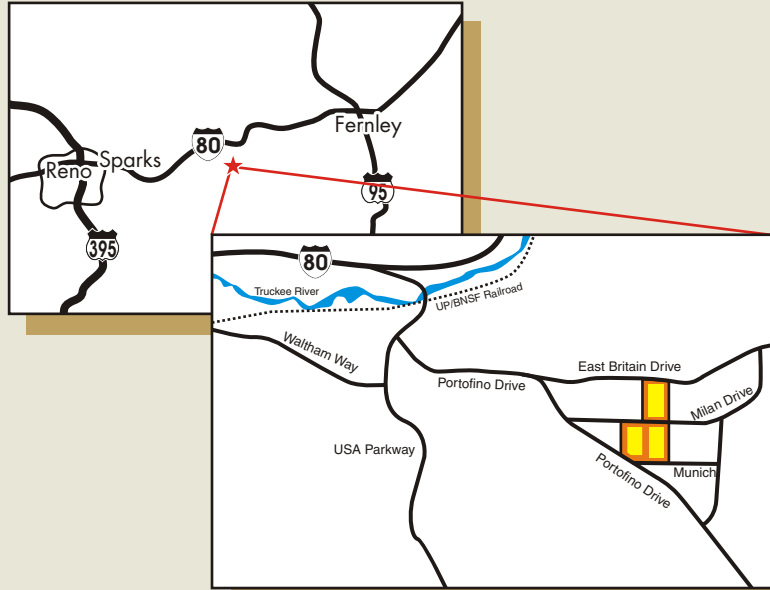
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## Why Nevada?

- Favorable tax environment
- Low cost of doing business
- Proximity to California and strategic access to eleven western states
- Enhanced quality of life
- For more information visit [www.waccnv.com](http://www.waccnv.com)

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