



Accelerating success.

Prime Uptown Office Space

# For Lease

**6200 Uptown Blvd NE  
Albuquerque, NM 87110**

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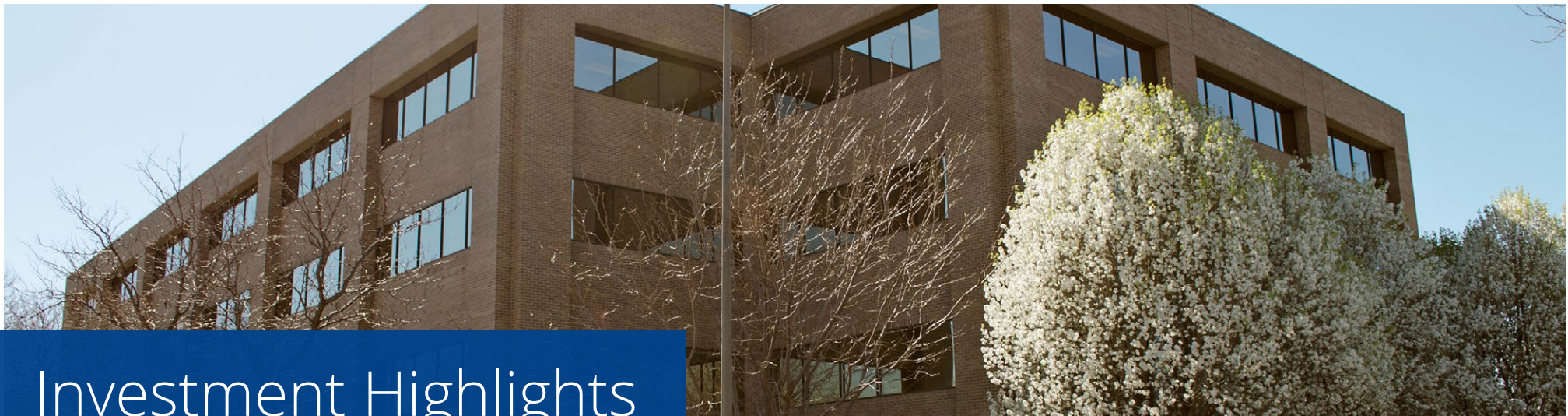
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# Investment Highlights

## Executive Summary

<b>Lease Rate</b>	\$21.50/RSF	Upper Floor
	\$22.50/RSF	Ground Floor
<b>Lease Type</b>	Full Service	
<b>Building Size</b>	± 67,432 SF	
<b>Zoning</b>	<a href="#">MX-H</a>	

## Available Space

<b>Ste 140</b>	± 3,913 RSF
<b>Ste 350</b>	± 4,070 RSF



## Property Features

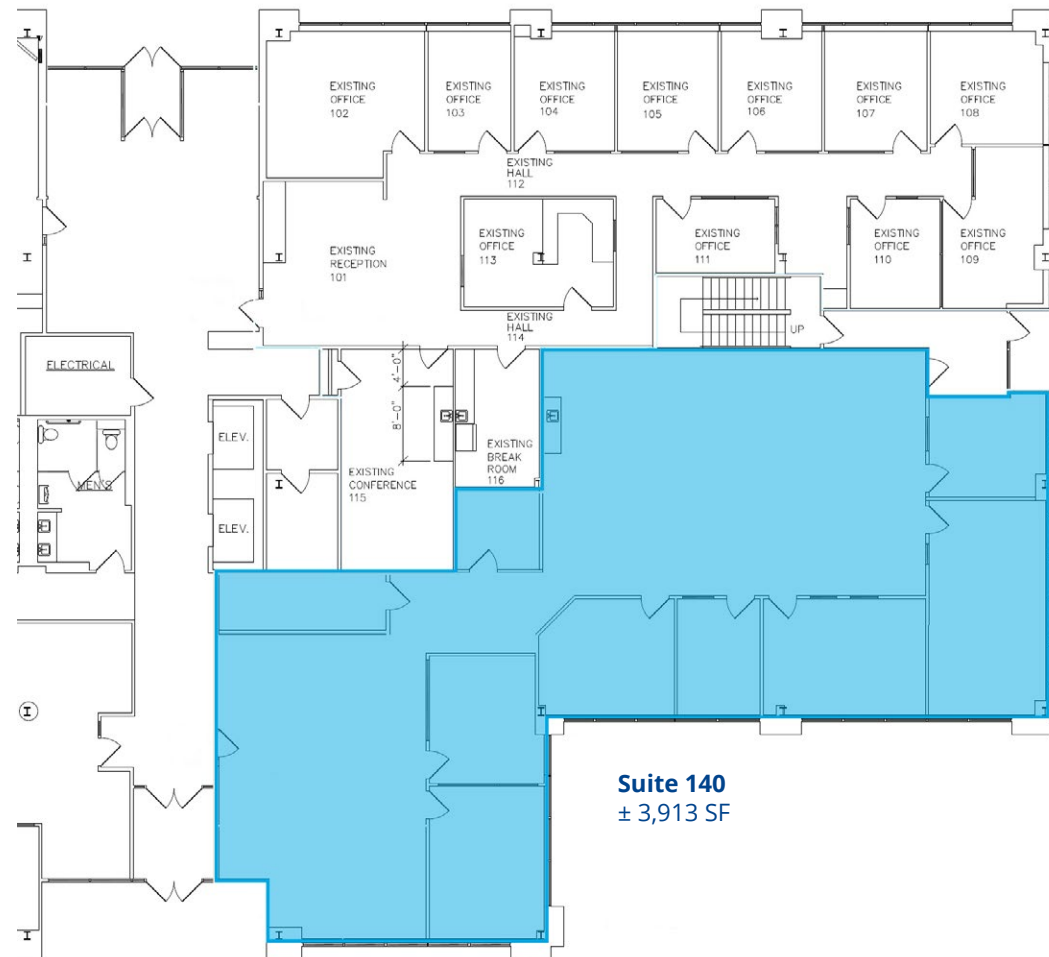
- In the heart of the Uptown submarket
- Easy access to I-40 & all areas of the city
- Private and open office buildouts
- Abundant natural light and mountain views
- Controlled access systems
- Shared security on-site
- Increased air exchange throughout the building
- 3 parking spaces per 1,000 SF on site
- Efficient floor plans - 13% load factor
- Men's & Women's showers/lockers
- locally owned and managed
- Monument signage available



# Photos

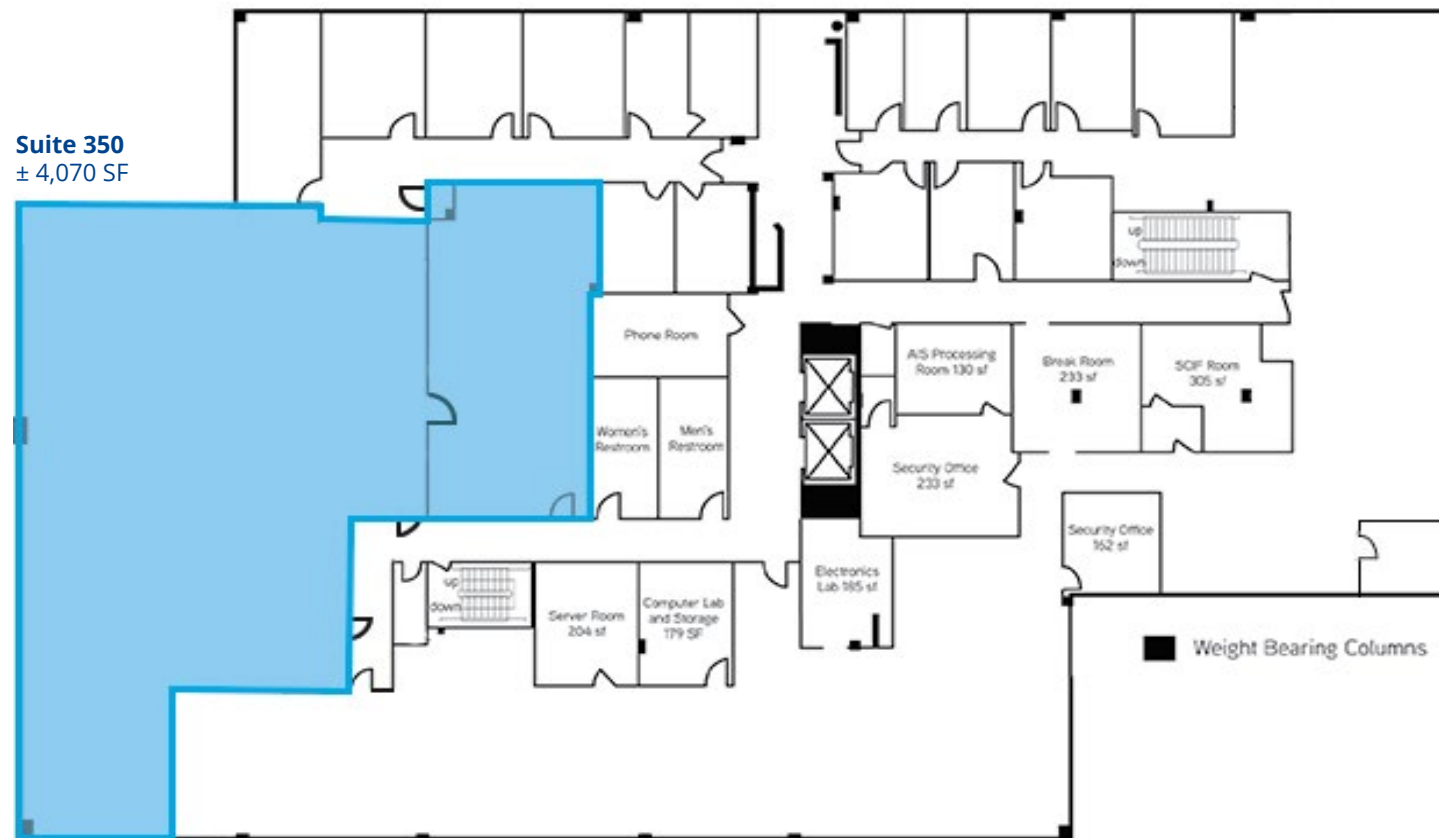


# Floor Plan – 1st Floor





# Floor Plan – 3rd Floor



# Location





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