



Available for Sale | $\pm$ 5,860 SF | \$399,999

305 LAGUNITAS ROAD SW, ALBUQUERQUE, NM 87105



Allen Sigmon
REAL ESTATE GROUP

SERGIO CASTILLO
ASSOCIATE BROKER
SERGIO@ALLENSIGMON.COM
+1 505 469 2927



Property Overview

Rare Purpose-Built Residential Care & Supportive Housing Opportunity
Exceptional opportunity to acquire a 5,860± SF residential facility situated on 0.52± acres in Albuquerque's South Valley, just minutes from I-25. Originally designed to accommodate residential care and communal living, the property offers a flexible layout ideal for organizations seeking supportive housing or specialized residential services.

Property features include:

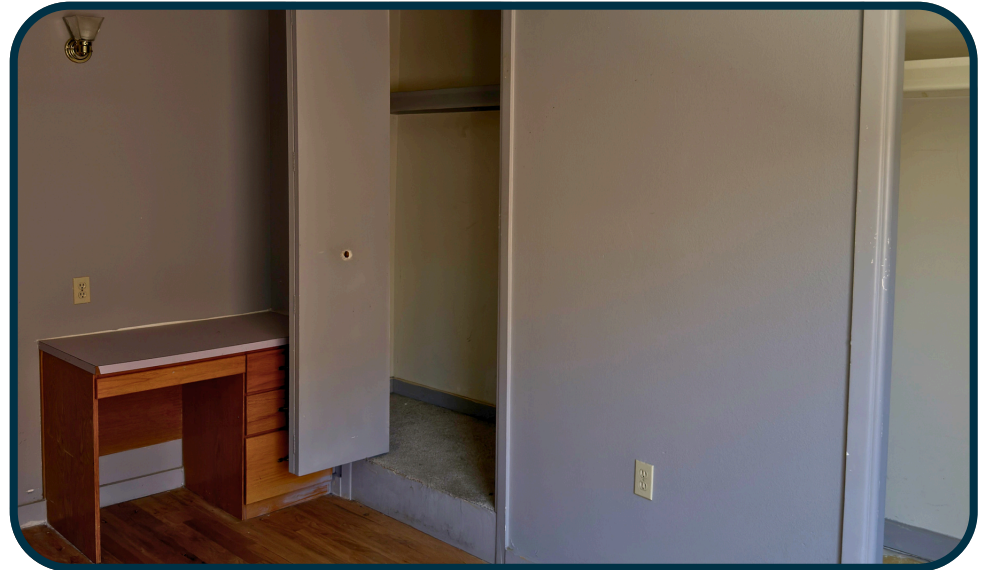
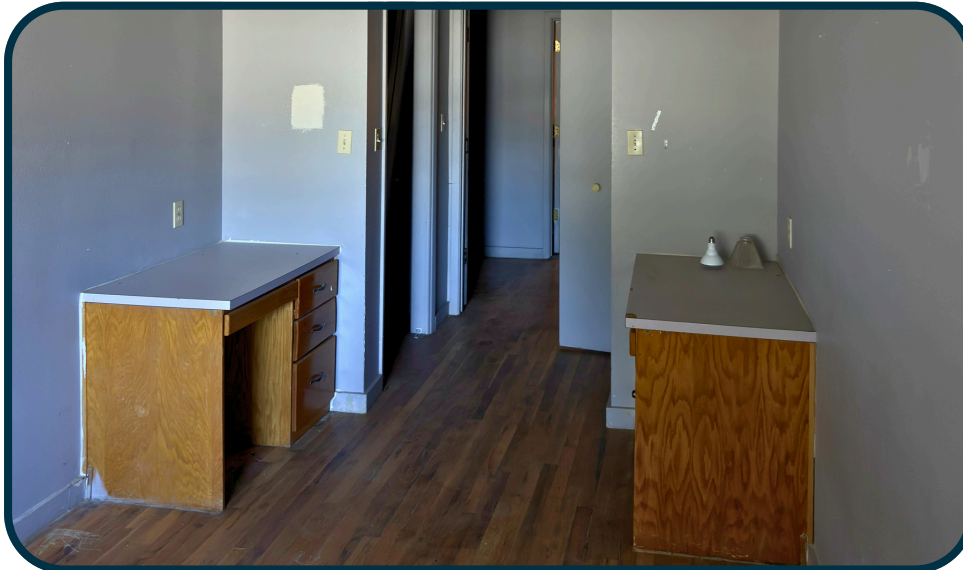
- Approximately 5,860 SF on 0.52± acres
- 8 existing bedrooms with the potential for 3 additional bedrooms
- 6 bathrooms, including men's and women's restroom facilities with multiple ADA-accessible showers and fixtures
- Commercial kitchen with exhaust system
- Large central dining area
- Two spacious common living areas
- Multiple private administrative offices
- ADA-accessible interior and exterior improvements
- Convenient access to I-25 and major Albuquerque corridors
- Fixer upper
- Seller financing available

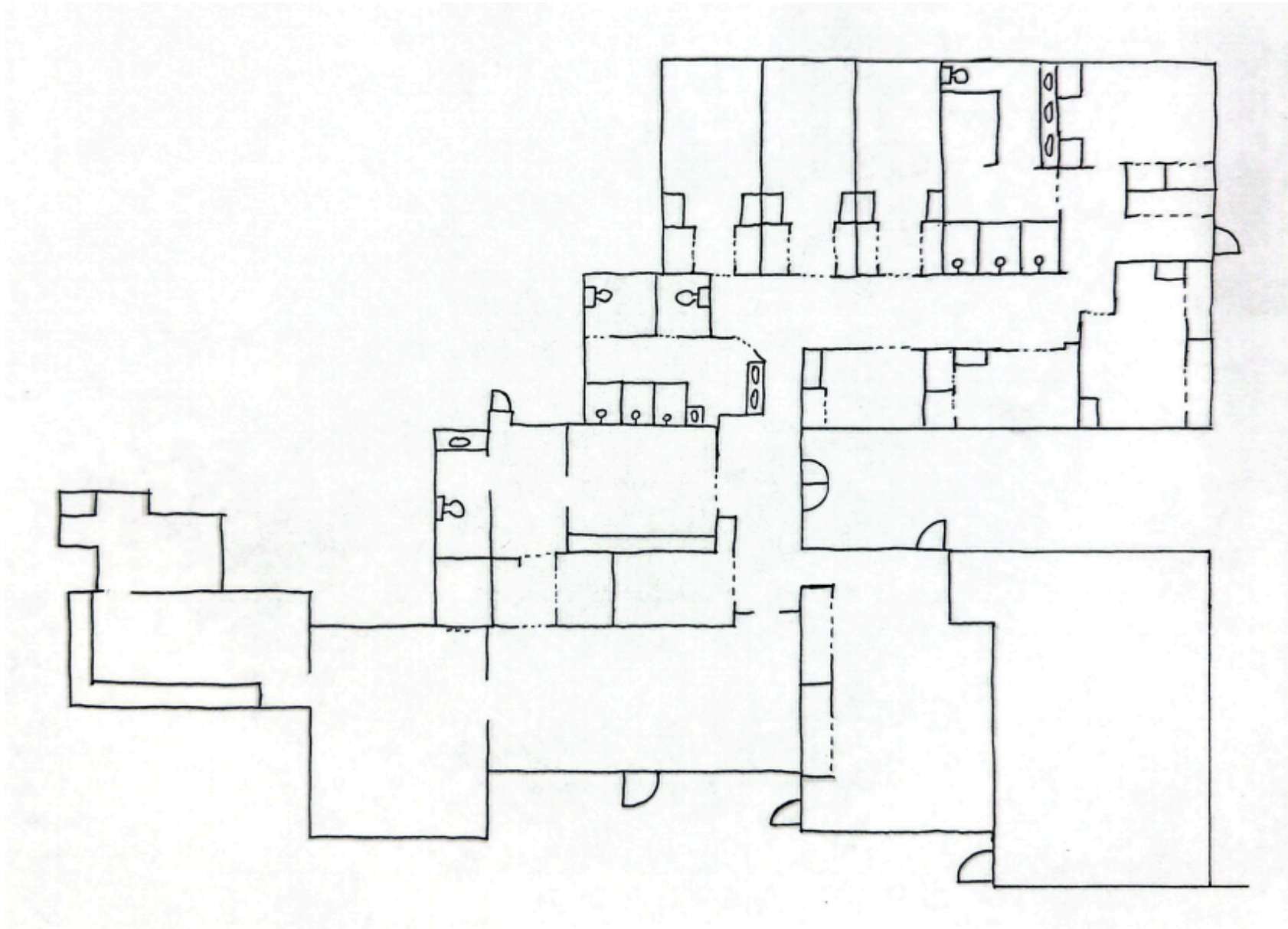
Ideal for:

- Permanent Supportive Housing
- Behavioral & Mental Health Housing
- Recovery or Transitional Housing
- Group Home Operations
- Residential Treatment Programs
- Nonprofit Housing Organizations
- Affordable Housing Providers

Important Notice: Property is subject to recorded restrictive covenants requiring residential rental use for qualifying low-income households and supportive housing purposes. Buyers should independently verify all deed restrictions and transfer requirements with the City of Albuquerque.









ALLEN SIGMON REAL ESTATE GROUP

9201 MONTGOMERGETY BLVD NE, BLDG 1
ALBUQUERQUE NM 87111
T 505.884.4699 | F 505.503.1381
ALLENSIGMON.COM



SERGIO CASTILLO

ASSOCIATE BROKER
SERGIO@ALLENSIGMON.COM
+1 505 469 2927