

THE BRICK LIGHT DISTRICT

Harvard & Central



BASE 5
RETAIL PARTNERS



**LISTING
BROKER**

Ariana West • ariana@base5retail.com • 505.235.0637
Kino James • kino@base5retail.com • 505.463.7191

6739 Academy Rd NE, Suite 380 • Albuquerque, NM 87109
505.807.0605 • WWW.BASE5RETAIL.COM



BASE 5
RETAIL PARTNERS

SITE LOCATION

THE BRICK LIGHT DISTRICT

Harvard & Central



ACROSS FROM UNIVERSITY OF NEW MEXICO

- With 24,393 Students (17,859 Undergraduates, 6,534 Postgraduates), & 6,000 Employees

ON HISTORIC ROUTE 66

- Along the historic Route 66 and Albuquerque Rapid Transit (ART) route

ABQ'S BUSIEST PEDESTRIAN AREA

- Over 35,000 people within walking distance of Brick Light District

DESIRED TRADE AREA

- Located in the high foot traffic and vehicle traffic trade area of Nob Hill/UNM

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SITE DETAILS

THE BRICK LIGHT DISTRICT

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SUITE C

- 1,200 SF
- Restaurant stub-out
- +/-400 SF covered patio
- \$24.00/SF plus NNN

SUITE D

- 1,472 SF
- Restaurant stub-out
- +/-400 SF covered patio
- \$24.00/SF plus NNN

120 YALE

- 2,450 SF
- Great street access, parking
- Modifiable to meet your needs

122 YALE

- 2,450 SF
- Great street access, parking
- Modifiable to meet your needs

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BASE 5
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BEER GARDEN

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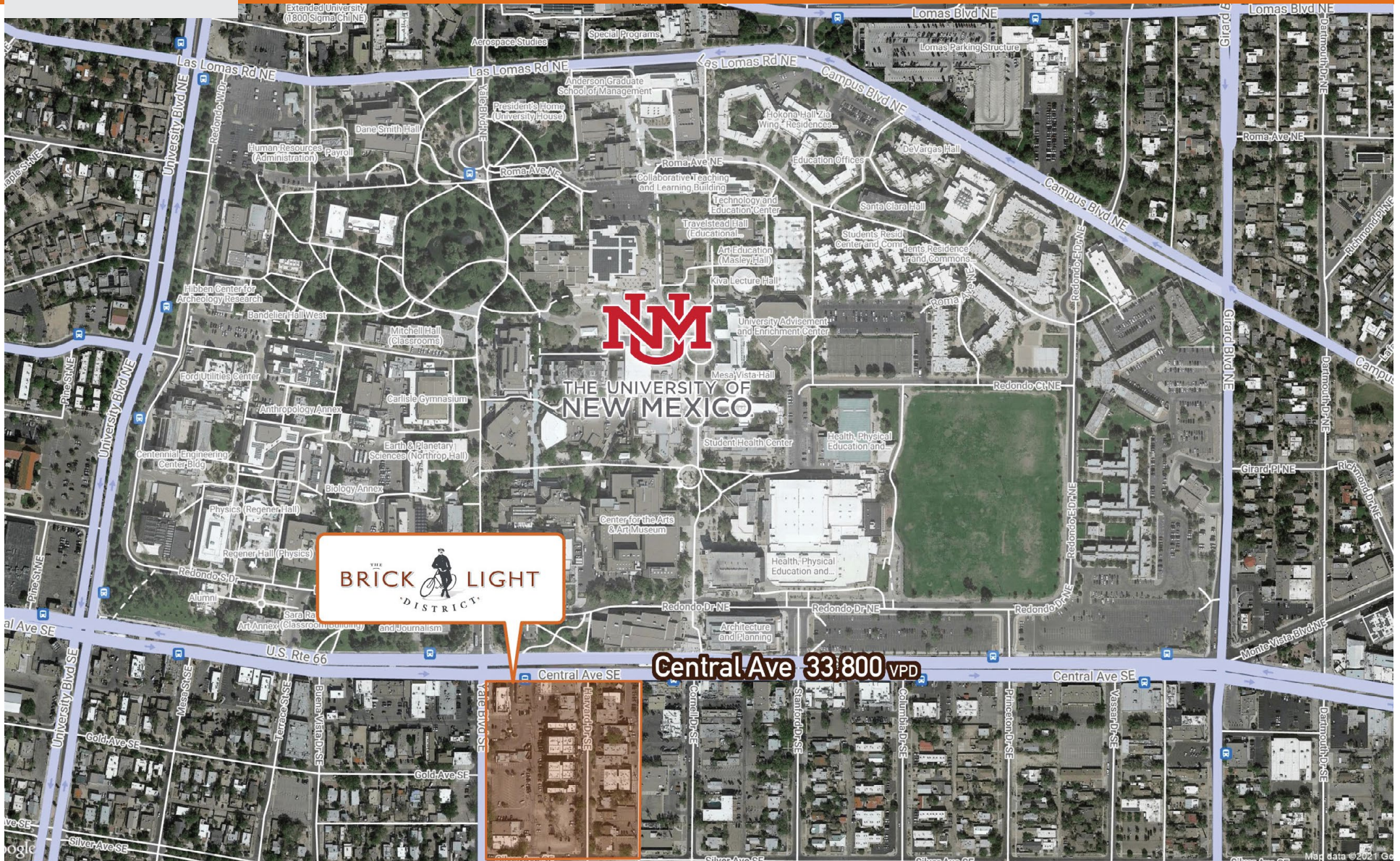


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AERIAL

THE BRICK LIGHT DISTRICT

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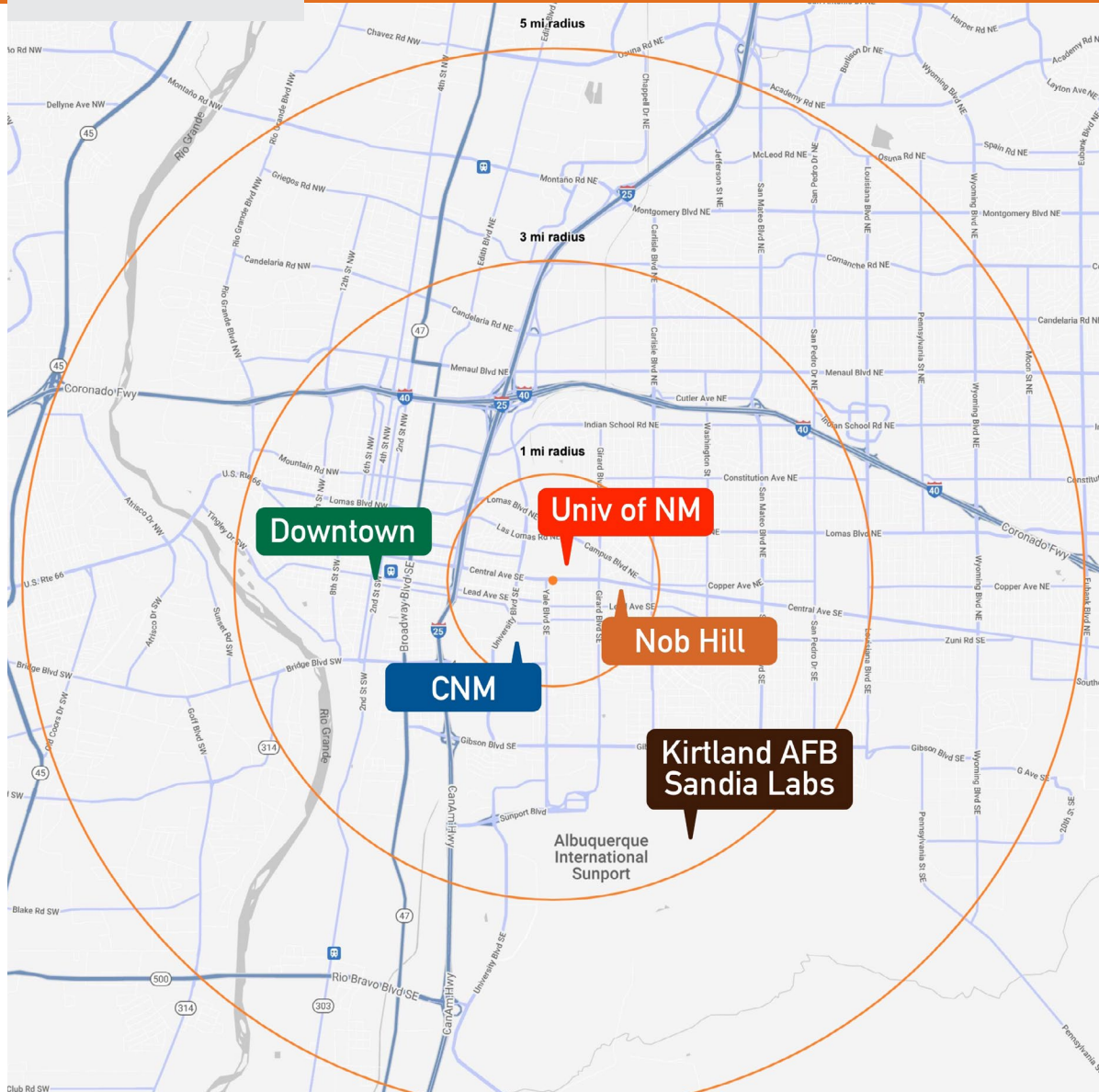


BASE 5
RETAIL PARTNERS

RADIUS MAP

THE BRICK LIGHT DISTRICT

Harvard & Central



POPULATION

1 MILE
16,135

3 MILES
97,282

5 MILES
241,901



INCOME

1 MILE
\$54,365

3 MILES
\$56,927

5 MILES
\$57,760



EMPLOYEES

1 MILE
16,707

3 MILES
104,032

5 MILES
184,574



TRAFFIC

CENTRAL
33,800 VPD

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OVERVIEW

THE BRICK LIGHT DISTRICT

Harvard & Central



The Brick Light District is a mixed-use project comprised of eclectic retail, local restaurants, and 64 fully leased apartments. The property is located directly across from the University of New Mexico at Central & Harvard. This is one of Albuquerque's most creative and lively pedestrian areas with over 35,000 people within walking distance.

- UNM – 24K Students and 6K Employees
- Ample on site parking available with multiple parking lots and City parking along Harvard & Yale
- Located .5 miles from CNM, 1.5 miles to downtown, 2.5 miles to Kirtland AFB & Sandia Labs

The Brick Light District is owned by a group of local developers who are very creative and committed to working with their tenants to see them prosper! We would love to talk to you about joining this unique project!

LET'S CHAT

ARIANA WEST

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