

For Sale or Lease | Retail Space

NAI 1st Valley



1030 El Paseo Rd | Las Cruces, NM 88001

Property Features

Sale Price	\$749,000
Lease Rate	\$4,500/month (MG)
Building Size	4,658 ± SF

- Stand alone building
- Ample parking
- C-2 zoning
- Located off of El Paseo Rd, one of the busiest roadways in Las Cruces
- Recently remodeled
- Owner will consider seller financing

Jessie Carreon

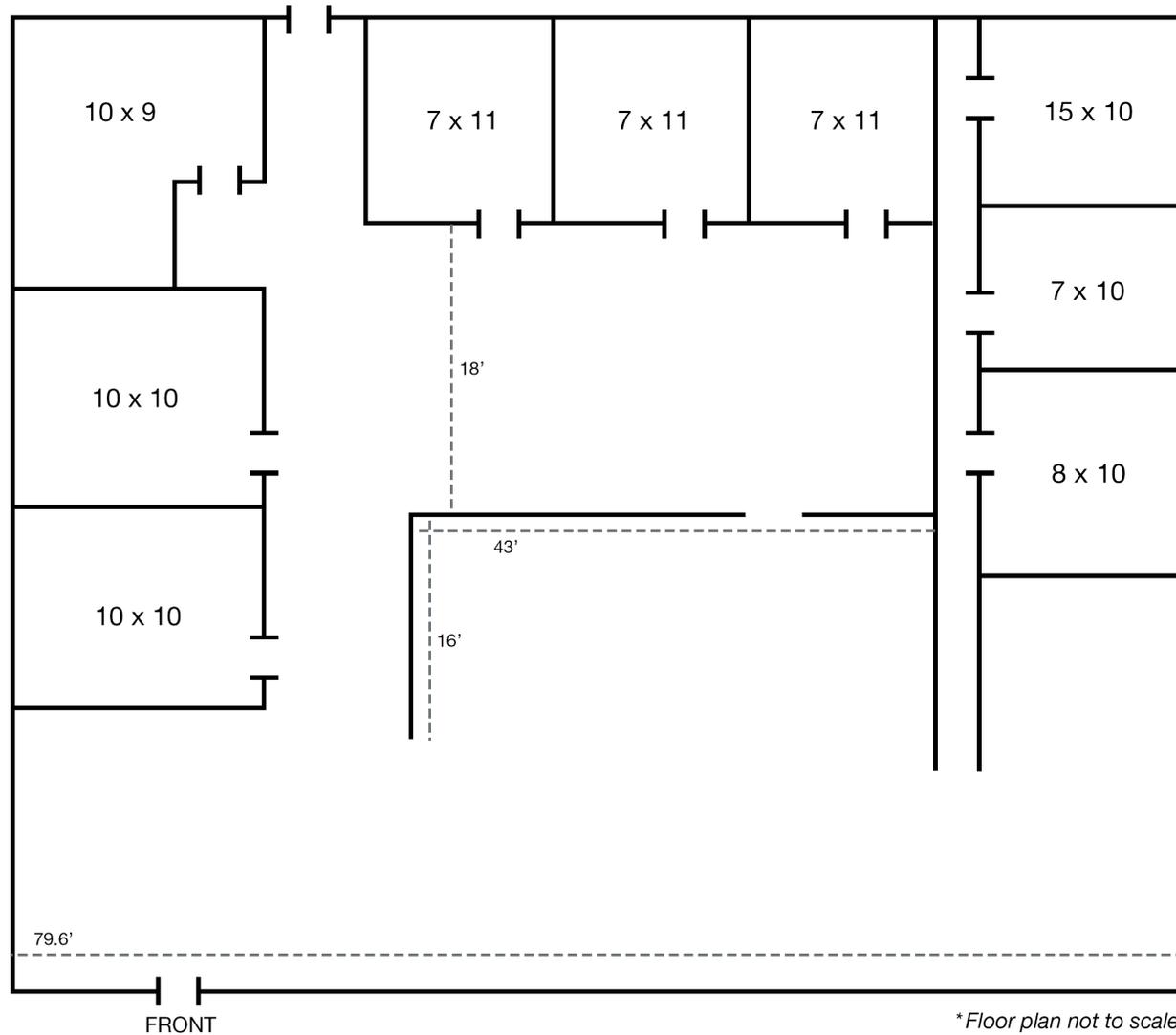
575.649.8157 | jessie@1stvalley.com



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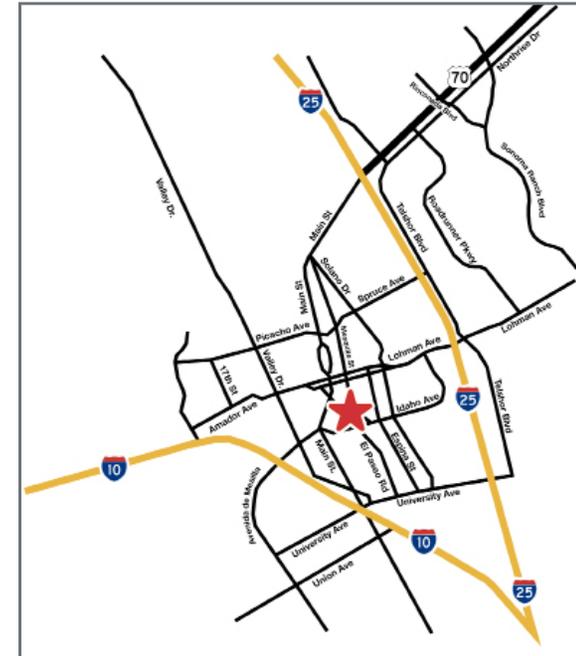
1155 S Telshor Blvd
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Floor Plan



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Location



Las Cruces Demographics

Population	113,881
Total Households	47,379
Average HH Income	\$50,372

Source: US Census Bureau, 2022

Nearby Traffic Counts:

El Paseo Rd	12,656 VPD
S Main St	11,315 VPD

Source: NMDOT, 2023

NA 1st Valley
Commercial Real Estate Services, Worldwide.

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