



For Lease

3736 Eubank Blvd NE, Suite B3
Albuquerque, NM 87111



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Property Profile

Details

Lease Rate	\$17.50 PSF
Lease Type	Modified Gross (prorata share of gas and electric)
Space Available	+/- 1,005 SF
Submarket	Far Northeast Heights
Zoning	MX-T (Mixed Use - Transition)

Features

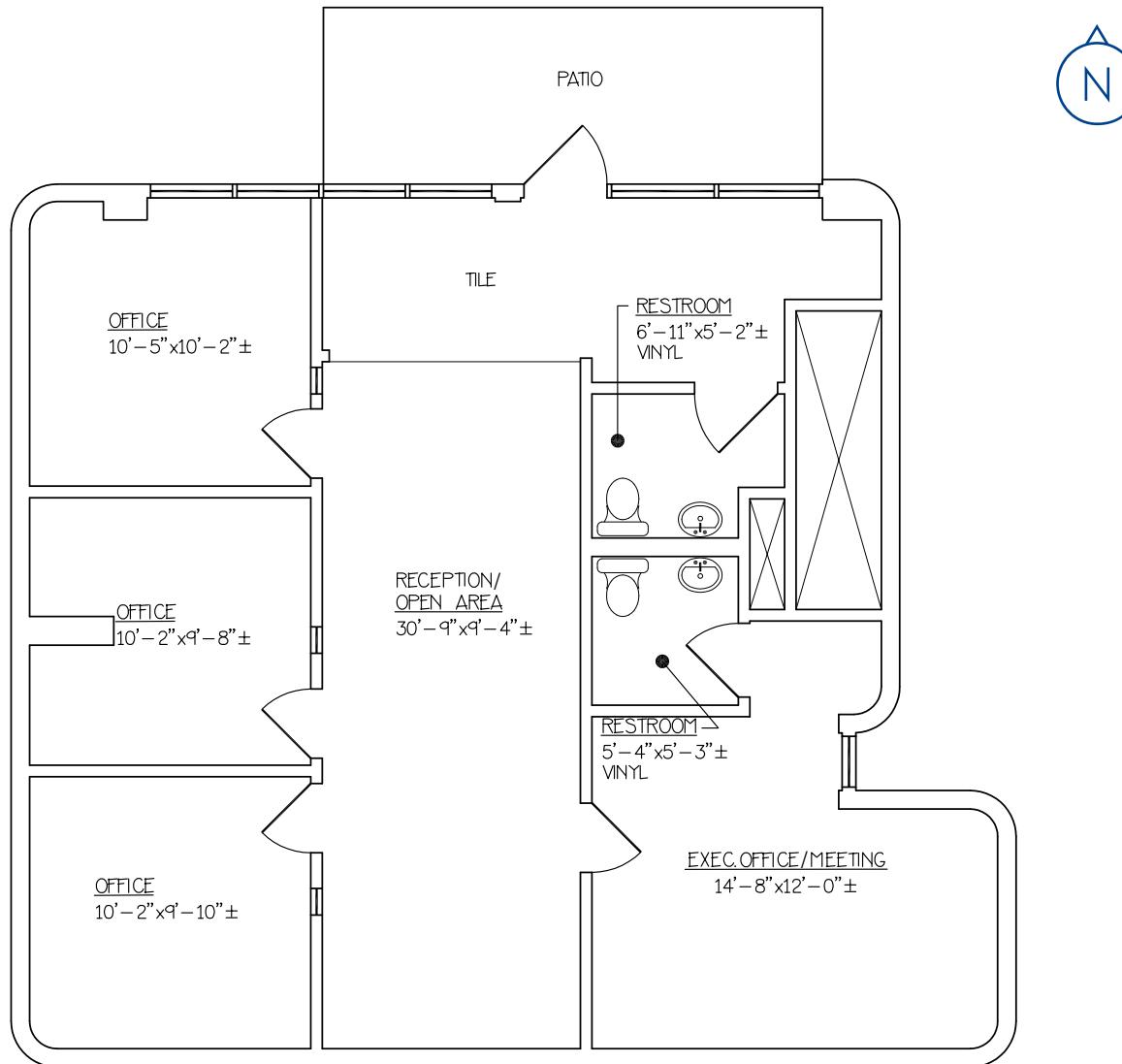
- San Marcos Plaza (Eubank @ Comanche)
- Local property management
- Move-in ready
- HVAC
- Stair access only
- Secure, gated entry
- Open parking
- Close to amenities and residential neighborhoods
- City bus stop
- Great for legal, financial, insurance, counseling

- Suite B3 comprises:
 - 2nd Floor walk-up with private stairwell
 - 3 Spacious offices with natural light
 - 2 restrooms
 - Executive office/meeting room with en suite
 - Open work/reception area
 - Private patio with mountain views
 - Large windows and interior sidelights

+/- 1,005 SF Available

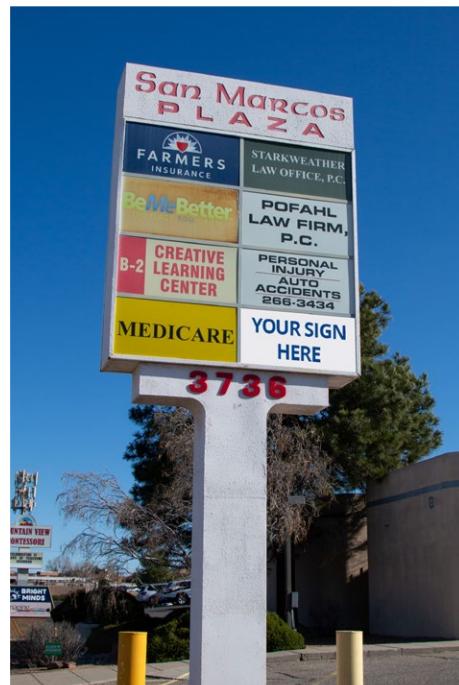


Floor Plan

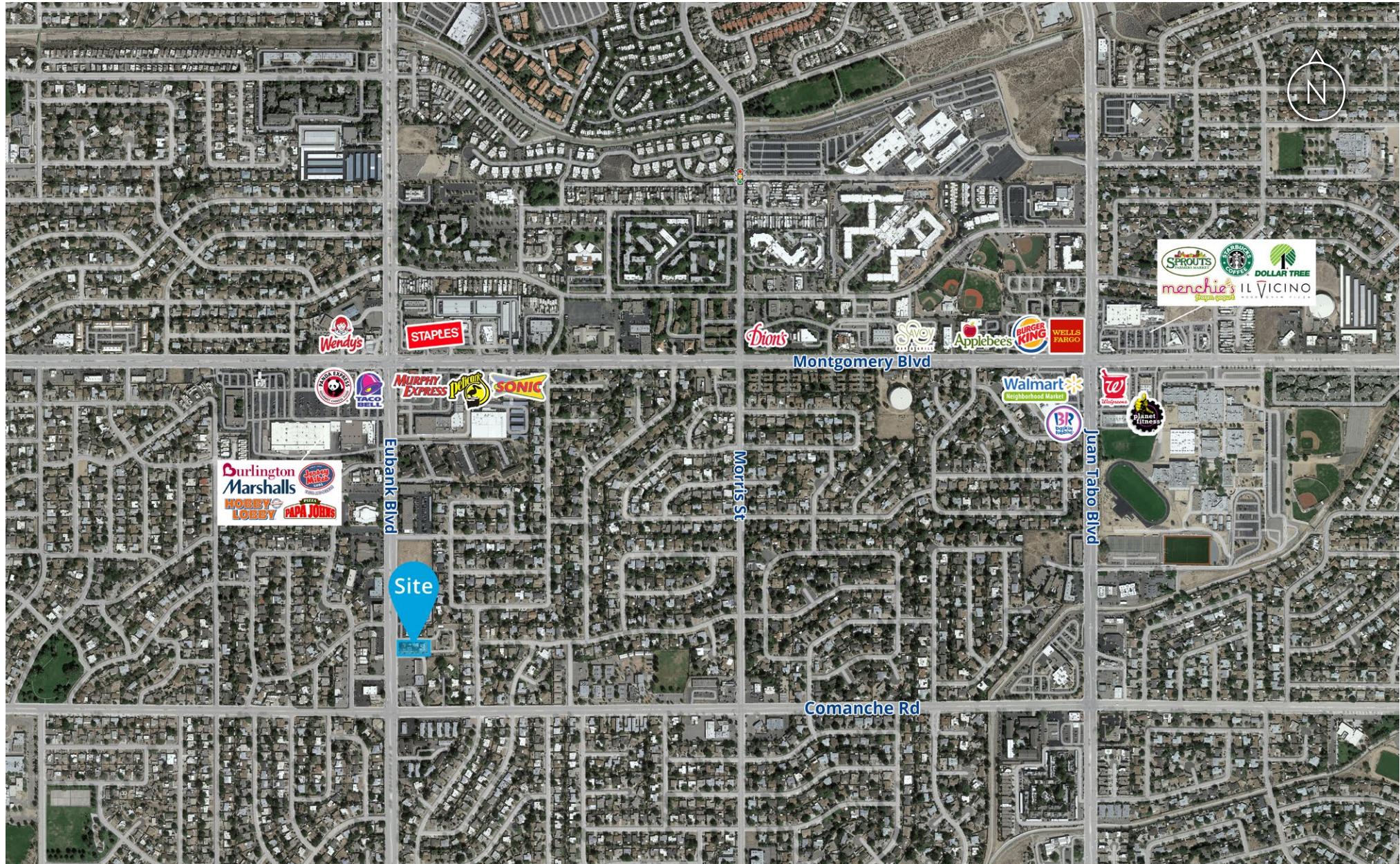


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Property Gallery

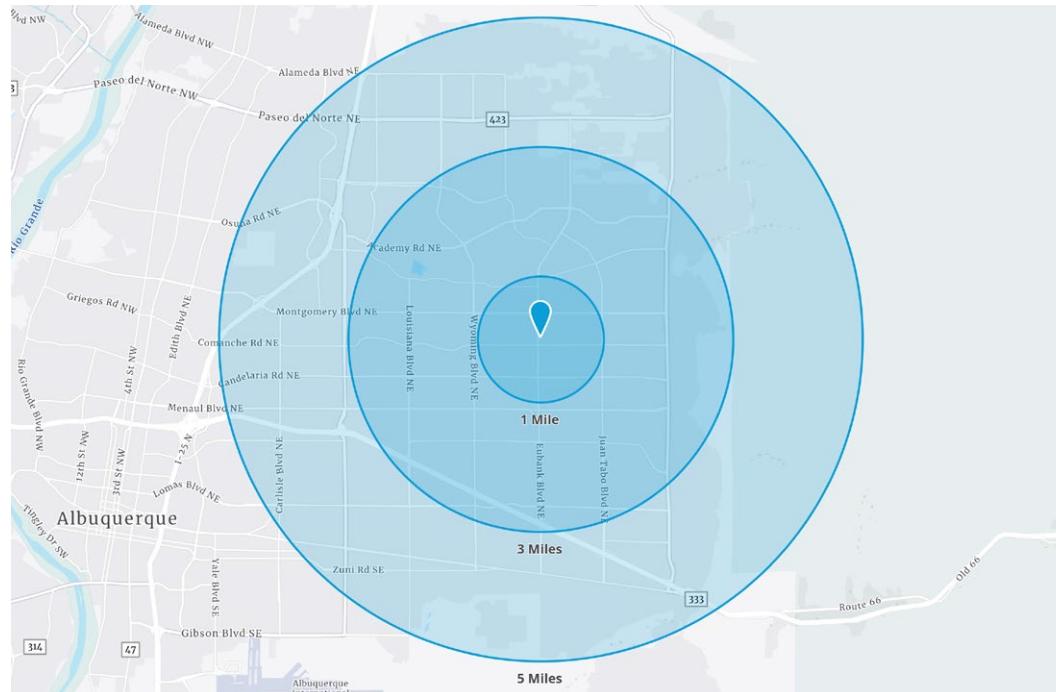


Trade Area Aerial

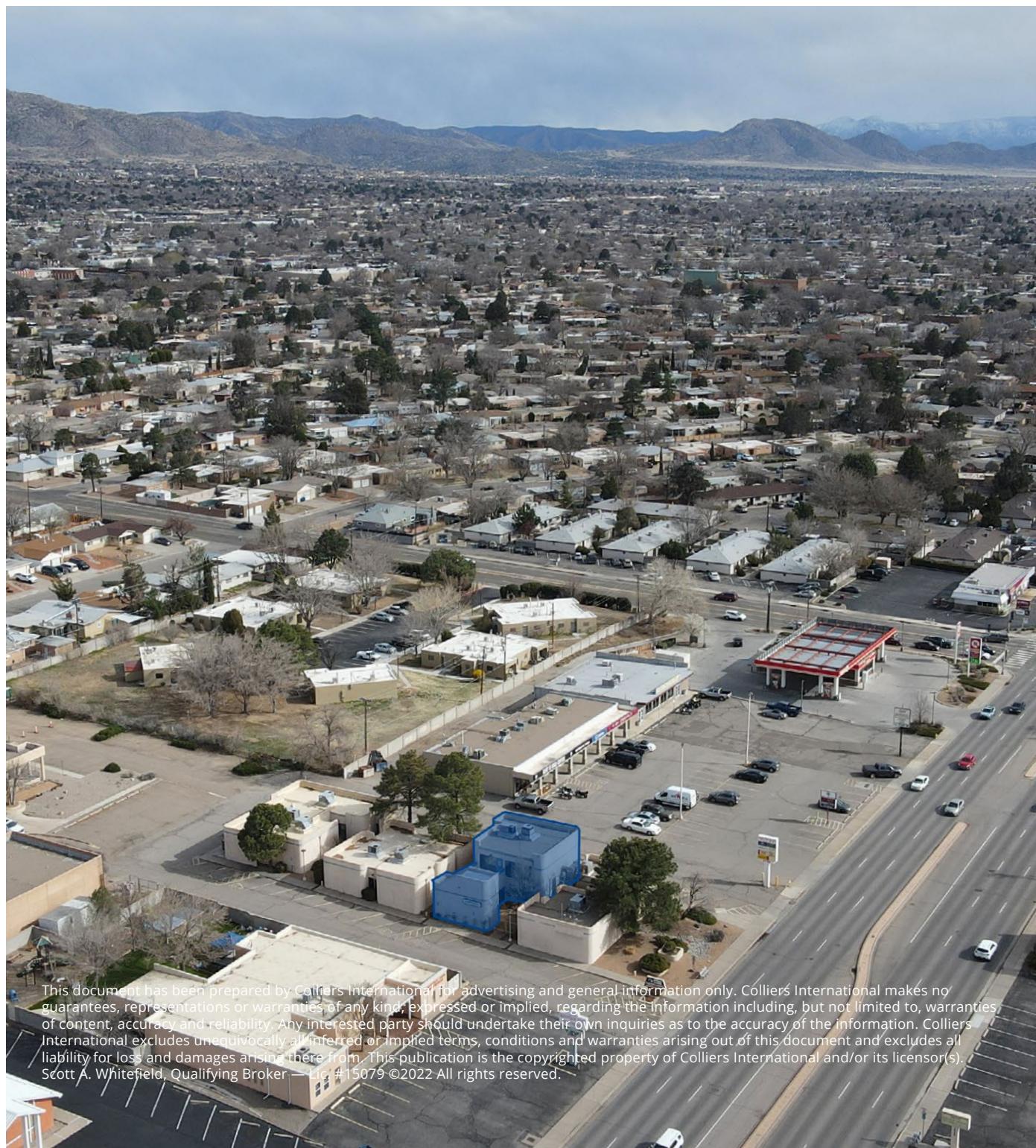


Demographics*

* Demographic data derived from esri® 2020



	1 Mile	3 Miles	5 Miles
Population	17,628	132,453	179,563
Households	8,215	61,414	126,583
Median Age	41.9	43.5	42.0
Average HH Income	\$90,675	\$104,577	\$101,302
Per Capita Income	\$42,117	\$48,474	\$45,811
Daytime Population	16,204	123,733	308,468
College Education	57.0%	60.4%	56.5%



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