

Prime Retail on US-550

140-180 US-550 | Bernalillo, NM 87004



**KING
CAPITAL**
COMMERCIAL REAL ESTATE

For Lease

Isaac Sanchez

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Property Details



Lease Availability
Suite E ± 2,400 sf
Lot Size 2.8 acres



Lease Rate
See Broker



Zoning
SU Town of Bernalillo

According to PlacerAi, this Santa Ana Star Casino has 1.1 Million Annual Visits



According to PlacerAi, this shopping center, **Bernalillo Market Place**, has 1.1 Million Annual Visits

According to PlacerAi, this McDonald's is the #2 store in the Albuquerque area with 850.4K Annual Visits

Bernalillo High School
+813 Students

Suite E
± 2,400 sf



Property Benefits

- High-traffic intersection with 51,100 vehicles per day
- Just half a mile from I-25 and near major river crossing
- Strong tenant mix including national and local retailers
- Ample on-site parking for customers and employees
- Large signage available on prominent monument sign
- Adjacent to the #2 McDonald's store in the Albuquerque area with 850.4K annual visits.



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Market Overview



According to Placer.ai, this McDonald's is the **#2 store in the Albuquerque** area with **850.4K Annual Visits**

Distance From

Albuquerque → 10 Miles
Santa Fe ← 45 Miles

Sandoval County Fire

125 RV-BOAT
SELF-STORAGE



60,600 VPD

WD Carroll
Elementary School

Suite E
± 2,400 sf

Denny's

McDonald's

Starbucks

DEL TACO

Starbucks

TACO BELL

KFC

BR
Bakeries & Dunkin'

FirstFinancial
CREDIT UNION

Applebee's
GRILL & BAR

550

51,100 VPD

Camino Del Pueblo

11,600 VPD

Walgreens



According to Placer.ai, this Walgreens has **444.2K Annual Visits**

Days Inn
BY HENSHAW

Days Inn
BY HENSHAW



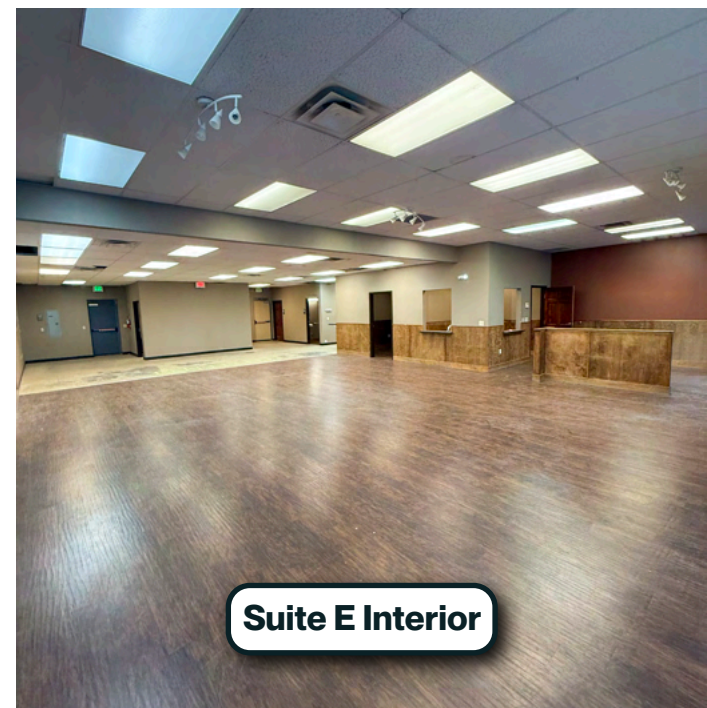
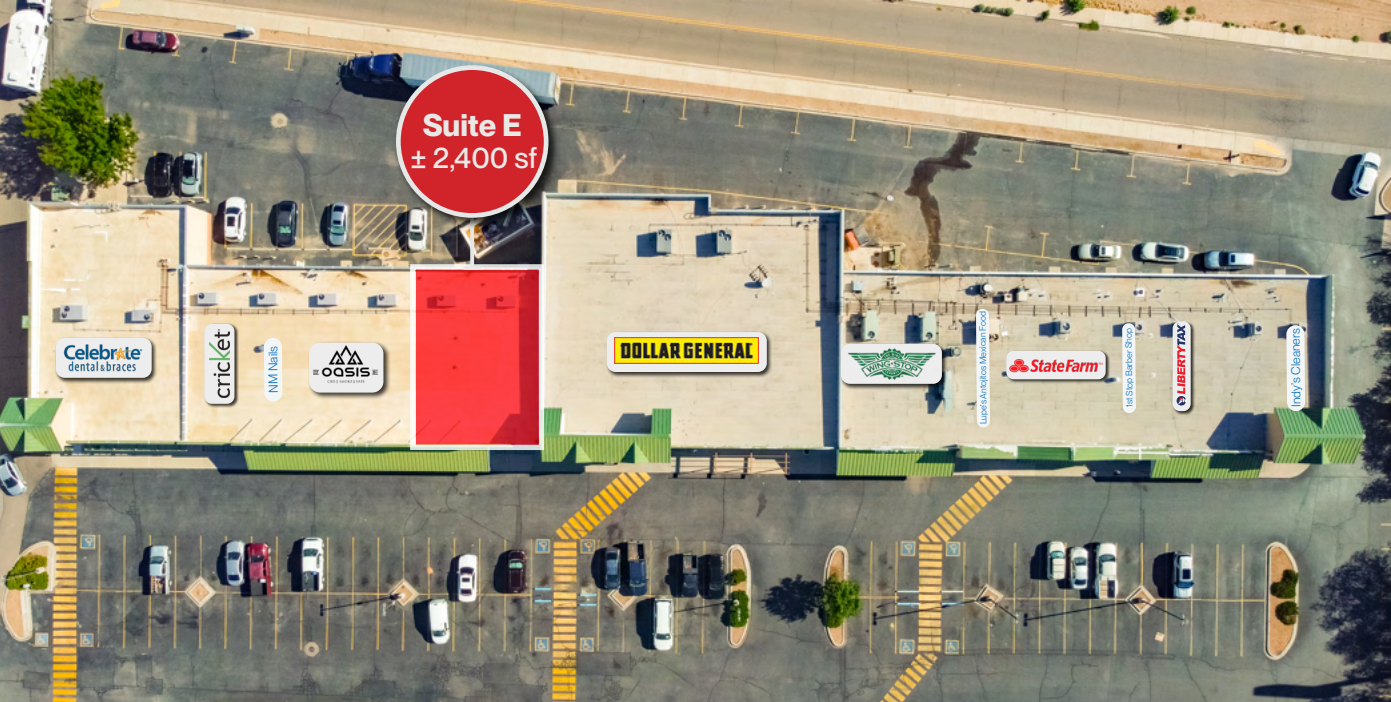
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Market Aerial



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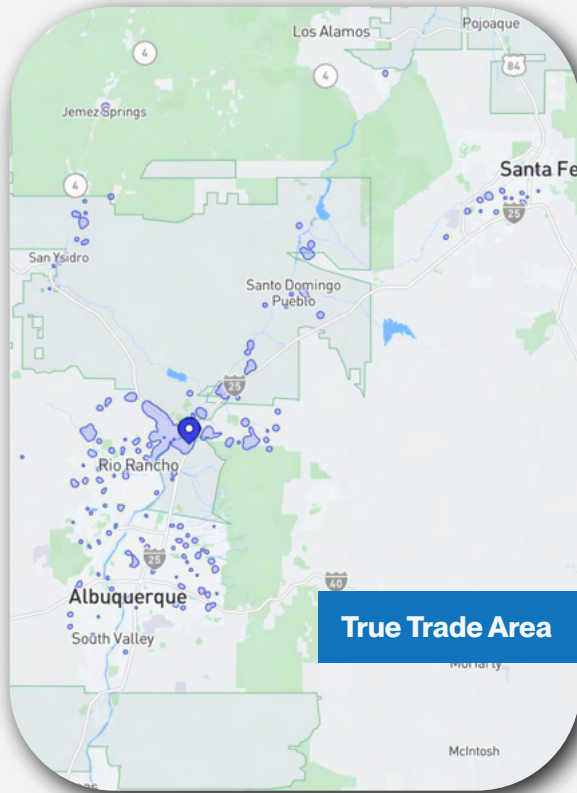
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Market Overview



Average Household Income

97K

2025
Estimated
Households

5 Mile Radius
13,979

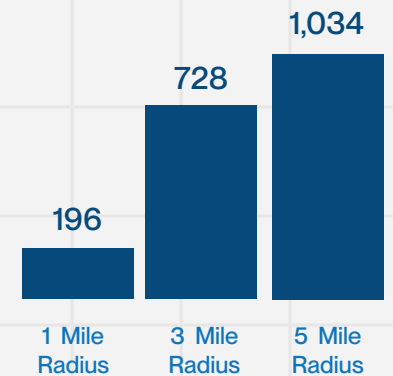
3 Mile Radius
7,632

1 Mile Radius
1,354

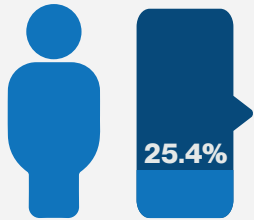
2025 Estimated
Total Employees



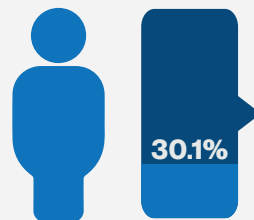
2025 Estimated
Total Businesses



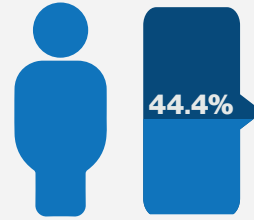
Age



18 - 37
(millennials)



38 - 51
(gen x)



52+
(baby boomers)



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