

For Lease



Northeast Heights Office Suites

BEAR CANYON PROFESSIONAL PARK II



5345 Wyoming Blvd. NE | Albuquerque, NM 87109

±504 SF Available

Todd Strickland

todd@sunvista.com | 505 450 1121

Rob Bridges CCIM

rob@sunvista.com | 505 977 5094

NAL SunVista] **Got Space™**

Opening the Door to Commercial Real Estate Excellence

For Lease

5345 Wyoming Blvd. NE | Albuquerque, NM 87109

Bear Canyon Professional Park II

Bodyworks
by Lisa

Cashmere
Rouge Spa

Laser Esthetic
Studio

Legacy
Dental

ABQ Eye Care

Wyoming Blvd. NE

PRESBYTERIAN

PROPERTY

AVAILABLE

Suite 107: ±504 SF
\$798/Mo. Full Service

HIGHLIGHTS

- Best value & most convenient location in Northeast Heights
- Just south of the intersection of Wyoming & Academy Blvds.
- Parking ratio: 4.2:1,000
- Near Walmart, Whole Foods and many other restaurants and amenities

ZONING

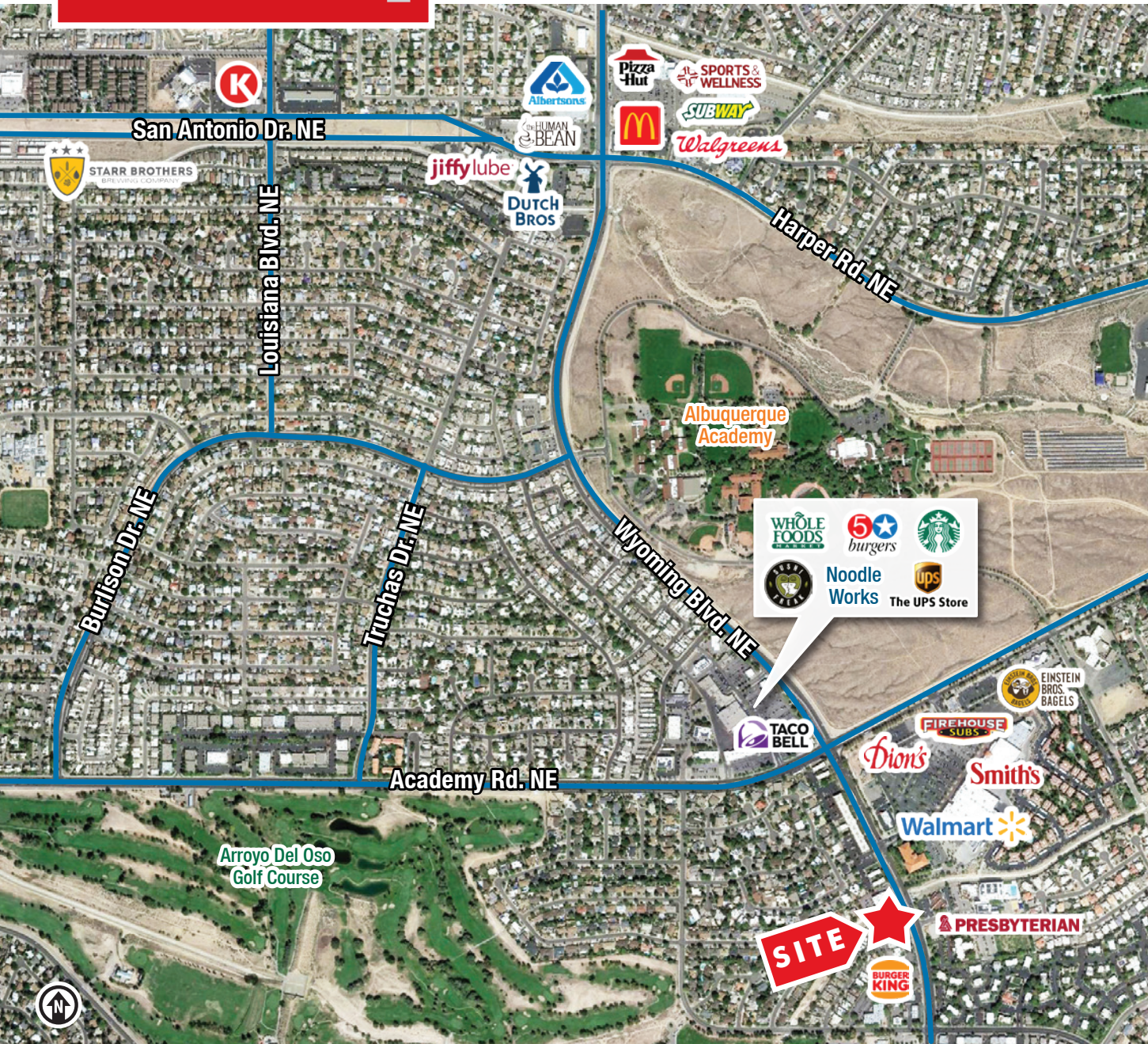
- MX-T 

LOCATION

SWQ Wyoming Blvd. &
Academy Rd. NE

For Lease

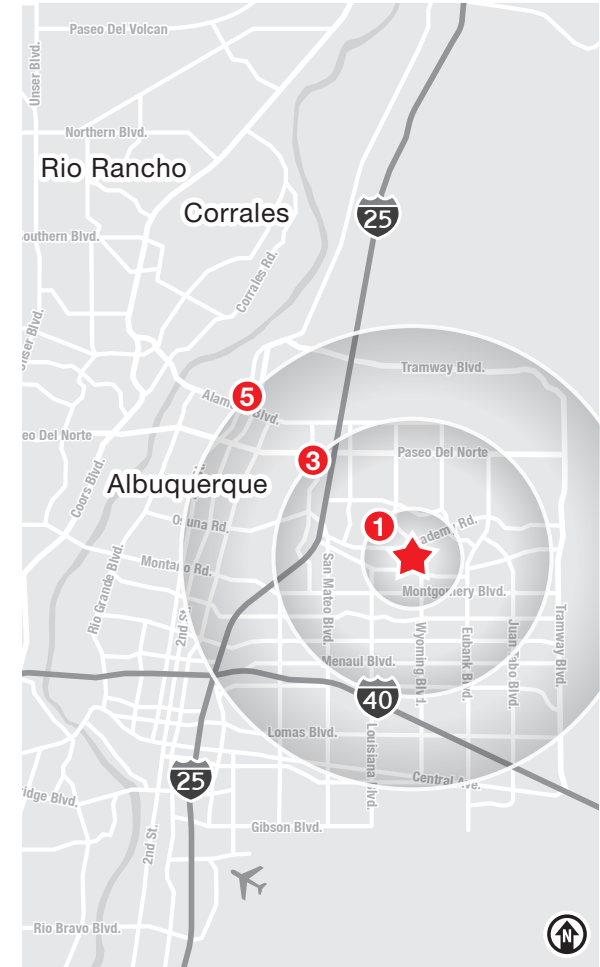
5345 Wyoming Blvd. NE | Albuquerque, NM 87109



LOCATION

Demographics	1 Mile	3 Mile	5 Mile
Total Population	12,061	122,576	249,965
Average HH Income	\$99,426	\$102,631	\$103,919
Daytime Employment	6,203	80,267	158,464

2024 Forecasted by Esri



NAI SunVista

505 878 0001 | sunvista.com
2424 Louisiana Blvd. NE | Suite 100
Albuquerque, NM 87110

Todd Strickland
todd@sunvista.com
505 450 1121

Rob Bridges CCIM
rob@sunvista.com
505 977 5094

For Lease

5345 Wyoming Blvd. NE | Albuquerque, NM 87109



NAI SunVista

505 878 0001 | sunvista.com
2424 Louisiana Blvd. NE | Suite 100
Albuquerque, NM 87110

Todd Strickland
todd@sunvista.com
505 450 1121

Rob Bridges CCIM
rob@sunvista.com
505 977 5094

For Lease

5345 Wyoming Blvd. NE | Albuquerque, NM 87109

FLOOR PLAN

AVAILABLE

Suite 107: ±504 SF

