

9301 Candelaria NE / 3000 Altez NE
Albuquerque, NM 87111

AUCTION



Additional resources:

Register for bidding www.nmapartment.com/cand9301ne
information

Virtual Tour: www.nmapartment.com/3dcandelaria9301

Tour Date: 9/22/2026 noon (MST)

Offer deadline: 9/24/2026 noon (MST)

Start \$691,547
Price:

Cap Rate: 12.0%
Bldg. Size: 10,911
\$/sf \$63.38

Potential y
Seller financing

Zoning: MX-L

Office/retail center in Far NE Heights

For Sale:

9301 Candelaria/3000 Altez NE Albuquerque, NM 87111

Development Highlights

Start Price: \$647,071

Building Size: 10,991 +/- sf

Price per SF: \$59.30

Total Land Size: 0.7576 acres

Actual Cap rate at 95%
occupancy: 12.00%

Parking Spaces: 46

Zoning: MX-L

Average Current Rent \$/sf: \$11.96

Average Comparable Rent \$/sf: \$20.89 *

Rents are % below market 45%

*assuming the new owner performs
renovations and offers a healthy TI allowance

Confidential Documents

Insurance	Schedule Es
Phase II	Plat
Survey	Title Binder (1984)
Leases	Seller's disclosure
Addendum for buyers brokerage fee	

On behalf of the owners, Maestas Real Estate Services and NM Apartment Advisors are excited to bring to market this amazing, once in a generational opportunity to and redevelop a site that is A+ location.

A Northeast Heights Landmark Since the 1950s, built in 1956, Chaparral Center has been part of Albuquerque's Northeast Heights for nearly 70 years, dating back to a pivotal period when the city was rapidly expanding eastward and many of the surrounding neighborhoods were first taking shape.

The property sits immediately adjacent to Sombra del Monte Elementary School, established in 1954, creating a longstanding connection between the center and the residential community that has grown around it.

The property also has deep roots in Albuquerque's real estate history as a many decade long hub of real estate and beauty salon spaces.



Ideal uses for the site for an owner occupant or investor:

Church	Day Care	Hair Stylist	Real Estate
	Center	Nexus	Office

Did you know, your down payment might be subsidized by the Federal Government? Recent changes in the Federal Tax law, make it possible for qualified investors to capture "bonus depreciation", that could potentially drive the effective tax rate close to 0%, or if you pass one of the 7 way tests under article 469 (like being a Realtor), to apply this "passive loss" against your active income, essentially turning a potential payment to the IRS into a down payment on your retirement—lean more here:

<http://www.nmapartment.com/resources/CaseStudyCRE-2026-720p-07292026>

*not an accountant, not offering tax advice.

Today, Chaparral Center remains ideally positioned within a mature and established Northeast Heights trade area. Located along Candelaria Road just west of Eubank Boulevard, the center benefits from prominent street visibility, ample parking, daily activity associated with the neighboring elementary school, and a substantial surrounding residential population. Approximately 144,000 residents and 65,000 households are located within three miles of the property, providing an established customer base for neighborhood-serving businesses.

Unlike newer commercial developments that rely on future rooftops and projected population growth, Chaparral Center is already embedded within generations of established neighborhoods, schools and community infrastructure. Its combination of history, local ownership, accessibility and neighborhood connectivity creates an exceptional opportunity for salon and beauty concepts, wellness and medical providers, professional services, educational uses and other businesses that benefit from repeat neighborhood customers.



APOD:

NM Apartment Advisors Financial Overview for:

9301 Candelaria NE / 3000 Altez NE

Prepared by: Todd Clarke CCIM 8/25/2026

"AS IS" Condition

See market rent survey on page 8

Unit/Rent Summary								E		C		See market rent survey on page 8	
#	Type	Style	Approx Size	Actual Rent	Street Rate	Renovated with TI Allowance, Market Rent	Actual Rent \$/sf	Total Actual	Total Max Rent for this type	Total Market Potential	Total sf		
9301	Available for rent	15 station Hair Salon	2,500	\$ 2,800	\$ 2,800	\$ 4,704	\$ 13.44	\$ 2,800	\$ 2,800	\$ 4,704	2,500		
9307	Available for rent	Former church	1,594	\$ 1,600	\$ 1,600	\$ 2,657	\$ 12.05	\$ 1,600	\$ 1,600	\$ 2,657	1,594		
9311	Facials & Waxing		1,200	\$ 1,400	\$ 1,400	\$ 2,258	\$ 14.00	\$ 1,400	\$ 1,400	\$ 2,258	1,200		
3006	Nail Salon		646	\$ 675	\$ 675	\$ 1,292	\$ 12.54	\$ 675	\$ 675	\$ 1,292	646		
3008	Design Office (cabinetry)		578	\$ 650	\$ 650	\$ 1,156	\$ 13.49	\$ 650	\$ 650	\$ 1,156	578		
3010/3010A	Taylor & Alteration		1,000	\$ 1,000	\$ 1,000	\$ 1,882	\$ 12.00	\$ 1,000	\$ 1,000	\$ 1,882	1,000		
3012	Hair Salon		504	\$ 700	\$ 700	\$ 1,008	\$ 16.67	\$ 700	\$ 700	\$ 1,008	504		
3014B	Hair Salon		545	\$ 650	\$ 650	\$ 1,090	\$ 14.31	\$ 650	\$ 650	\$ 1,090	545		
3014A	Church		1,944	\$ 1,400	\$ 1,400	\$ 1,944	\$ 8.64	\$ 1,400	\$ 1,400	\$ 1,944	1,944		
	Shed and yard space/storage		400		\$ 750	\$ 1,000		\$ -	\$ 750	\$ 1,000	400		
10	total units / average rents =			\$ 1,208	\$ 1,163	\$ 1,899		\$ 10,875	\$ 11,625	\$ 18,991	10,911		
Avg. Unit Size=			1,091 sf	Annualized =				\$ 130,500	\$ 139,500	\$ 227,886	10,735 per Assessor		

Benchmarks

Offering Price	\$691,547
\$/unit	\$69,155
\$/sf	\$63.38
GRM	5.30
CAP Before Reserves	12.33%
CAP After Reserves	12.00%
Cash on Cash	22.56%
DCR=	1.89

Walkscore: 79, Transit score: 27, Bike Score: 69

Income

A.	Total Potential Market Income	\$ 227,886	
B.	Less: loss to market lease	\$ 88,386	39%
C.	Total Potential Income (Street)	\$ 139,500	
D.	Less: Loss to lease	\$ 9,000	6%
E.	Total Income	\$ 130,500	
F.	Less: vacancy	\$ 6,525	5.0%
G.	Effective Rental Income	\$ 123,975	
H.	Plus: Other Income	\$ -	
I.	Gross Operating Income	\$ 123,975	Actual 2025 - \$126,425

Expenses (Annual)		2025 Actual		Based on:		Proforma 2027		Based on:		Forthcoming yr.	
			\$/unit	%			\$/unit	%			
20	Real Estate Taxes	\$12,005	\$1,200	10%	2025 Actual Amount	\$27,396	\$2,740	14%	Estimate new assessment in 2027 or 2028		
21	Personal Property Taxes				assessed at \$415,400	Assumes sales price of \$1.2M					
22	Property Insurance	\$6,346	\$635	5%	2025 Actual	\$6,536	\$654	3%	New assesment est at 79%	\$ 948,000	
23	Property Management:								Potential 2027 = 2025+3%		
24	Off Site Management	\$8,006	\$801	6%	Owner self manages/est. PM fee	\$14,716	\$1,472	6%	Owner self manages/est. PM fee		
25	Payroll-Onsite Personnel										
26	Expenses/Benefits										
27	Taxes/Workman's Compensation										
28	Repairs and Maintenance	\$6,239	\$624	5%	2025 Actual	\$6,426	\$643	3%	Potential 2027 = 2025+3%		
29	Utilities:										
30	Water, Sewer, & Garbage	\$3,144	\$314	3%	2025 Actual	\$3,238	\$324	1%	Potential 2027 = 2025+3%		
31	Gas				2025 Actual						
32	Electric				2025 Actual						
41	Internet										
42	Pest Control	\$1,500	\$150	1%	Estimate	\$1,545	\$155	1%	Potential 2027 = 2025+3%		
43	Unit Turnover										
44	Landscaping	\$1,500	\$150	1%	Estimate	\$1,545	\$155	1%	Potential 2027 = 2025+3%		
45	Carpet Cleaning										
46	Amortz. Leasing Comm/TT's				repairs+unit turn+reserve=8to10%						
48	Reserve for replacement	\$2,250	\$225	2%	new lender will require	\$2,250	\$225	1%	new lender will require		
49	Total Operating Expenses	\$40,989	\$4,099	33%		\$63,653	\$6,365	28%			
50	Net Operating Income	\$82,986	\$8,299			\$152,839			Potential Market less 5% vacancy + other income		
	Less: Annual Debt Service	ADS	Loan	LTV	Pmt	Term	Interest Rate				
		\$43,989	\$ 518,660	75%	\$3,666	25	7.00%				
	Cash Flow Before Taxes	\$38,996				\$108,849					

5 year hold IRR analysis:

		Year	1	2	3	4	5	6
								Calculated for 1st year of next owners, ownership
Total Potential Market Income	3.5% Increases		\$227,886	\$235,862	\$244,117	\$252,661	\$261,504	\$270,657
2 Less: loss to market lease	38.8%		\$88,386	\$91,480	\$94,681	\$97,995	\$101,425	\$104,975
3 Total Potential Income (Max Rent)			\$139,500	\$144,383	\$149,436	\$154,666	\$160,079	\$165,682
4 Less: Loss to lease	6.5%		\$9,000	\$9,315	\$9,641	\$9,978	\$10,328	\$10,689
5 Total Income			\$130,500	\$135,068	\$139,795	\$144,688	\$149,752	\$154,993
6 Less: vacancy	5.0%		\$6,525	\$6,753	\$6,990	\$7,234	\$7,488	\$7,750
7 Effective Rental Income			\$123,975	\$128,314	\$132,805	\$137,453	\$142,264	\$147,243
8 Plus: Other Income	2.0% Increases		\$0	\$0	\$0	\$0	\$0	\$0
9 Gross Operating Income			\$123,975	\$128,314	\$132,805	\$137,453	\$142,264	\$147,243
Total Operating Expenses	2.0% Increases		\$40,989	\$41,809	\$42,645	\$43,498	\$44,368	\$45,256
Net Operating Income			\$82,986	\$86,505	\$90,160	\$93,955	\$97,896	\$101,988
Mortgage Balance			\$510,726	\$502,218	\$493,095	\$483,312	\$472,822	
ADS			\$43,989	\$43,989	\$43,989	\$43,989	\$43,989	
- Principal Reduction			\$7,935	\$8,508	\$9,123	\$9,783	\$10,490	
= Mortgage interest			\$36,055	\$35,481	\$34,866	\$34,207	\$33,500	
- cost recovery (annual)	27.5 yrs @ 80%		\$19,280	\$20,118	\$20,118	\$20,118	\$19,280	
= Taxable Income			\$27,650	\$30,906	\$35,176	\$39,631	\$45,116	
Tax on income at ordinary income rate of	35%		\$9,678	\$10,817	\$12,312	\$13,871	\$15,791	
NOI			\$82,986	\$86,505	\$90,160	\$93,955	\$97,896	
- Annual Debt Service			\$43,989	\$43,989	\$43,989	\$43,989	\$43,989	
= Cash Flow Before Tax			\$38,996	\$42,516	\$46,170	\$49,966	\$53,907	
- Less Ordinary Income Tax			\$9,678	\$10,817	\$12,312	\$13,871	\$15,791	
= Cash Flow After Tax			\$29,319	\$31,698	\$33,859	\$36,095	\$38,116	

Sales Worksheet

Calculation of Adjusted Basis

1 Basis at Acquisition	\$691,547
2 + Capital Additions	
3 -Cost Recovery (Depreciation) Taken	\$98,914
4 =Adjusted Basis at Sale	\$592,633

Calculation of Capital Gain

Disposition CAP Rate	12.0%
5 Sale Price	\$849,899
6 -Costs of Sale	\$67,992
7 -Adjusted Basis at Sale	\$592,633
8 =Gain or (Loss)	\$189,274
9 -Straight Line Cost Recovery (limited to gain)	\$98,914
# =Capital Gain from Appreciation	\$90,360

Calculation of Sales Proceeds after tax

# Sale Price	\$849,899
# -Cost of Sale	\$67,992
# -Mortgage Balance(s)	\$472,822
# =Sale Proceeds Before Tax	\$309,085
# -Tax: Straight Line Recapture at 25.0%	\$24,728
# -Tax on Capital Gains at 20.0%	\$18,072
# =SALE PROCEEDS AFTER TAX:	\$266,285

As a commercial real estate investor, the federal tax code gives you three advantages compared to other investments including:

1. Deduct your annual mortgage interest before you calculate your taxable amount;
2. Deduct your cost recovery/depreciation before you calculate your taxable amount, in the future when you sell the property, you only pay back 25% of the benefit you received;
3. Your long term profit, or capital gain, is taxed at 20%

The combination of these benefits could help lower an investor's effective federal tax rate from 35% federal tax rate to only 24%.

Please reach out to the listing brokers and your accountant to discuss the Federal Tax benefits of the 2018 Tax Cut Jobs/Act, One Big Beautiful Bill Act.

IRR Before tax =	33.7%
n	\$
0	\$ (172,887)
1	\$38,996
2	\$42,516
3	\$46,170
4	\$49,966
5	\$53,907 + \$309,085

IRR After tax =	25.5%
n	\$
0	\$ (172,887)
1	\$29,319
2	\$31,698
3	\$33,859
4	\$36,095
5	\$38,116 + \$266,285

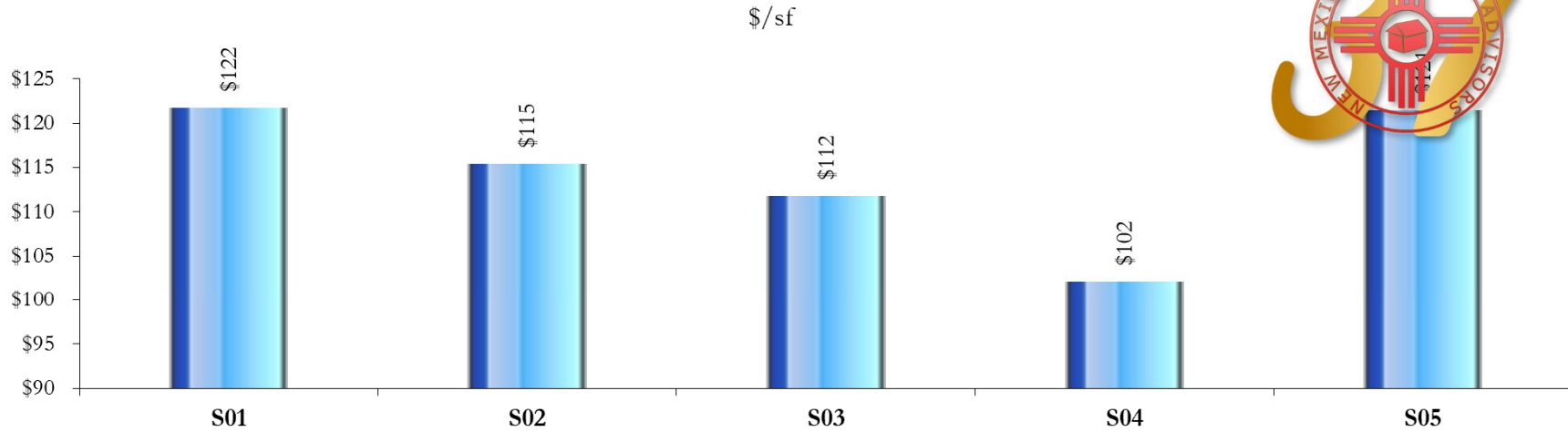
Investor's Effective Tax Rate = 24%

Comparable Sales:

Comparable Sales Analysis for:

9301Candelaria NE / 3000 Altez NE

Compiled by Todd Clarke CCIM



#	Name	Location	Bldg. SF	Land SF	Age	List Price	Sales Price	Sales Date	\$/sf	Zoning	GRM	CAP *
	Churches											
	Retail											
	Office											
S01	Retail	2601 Juan Tabo NE	4,436	0.322	acres	1979	\$ 600,500	\$ 600,500	8/13/25	\$ 135	MX-L	7.6%
S02	Retail	9901 Lomas NE	11,296	1.152	acres	1977	\$ 1,375,000	\$ 1,375,000	6/2/25	\$ 122	MX-L	10.88
S03	Retail	9720 Candelaria NE	5,807	0.36	acres	1966	\$ 670,000	\$ 670,000	3/25/25	\$ 115		
S04	Retail	3240 Juan Tabo NE	8,096	0.802	acres	1970	\$ 905,000	\$ 905,000	12/16/24	\$ 112	MX-T	
S05	Office	4425 Juan Tabo NE	16,000	1.04	acres	1983	\$ 1,634,000	\$ 1,634,000	1/2/26	\$ 102		7.6%
S06	Office	10701 Montgomery NE	17,211	2.23	acres	1988	\$ 2,601,082	\$ 2,090,000	4/22/25	\$ 121		8.68
*imputed @ 5% vac, 40% exp												
Subject Property			9301Candelaria NE / 3000	10		1977	\$ 691,547			\$63	5.30	12.3%

Average of Comparable SOLD applied to subject property

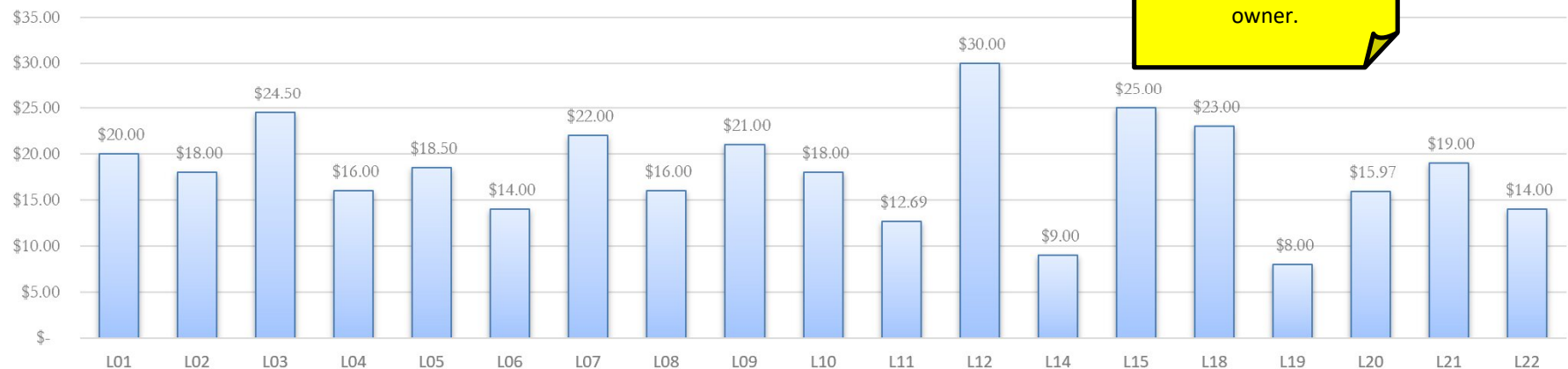
\$/sf	\$ 117.97	\$ 1,287,161
CAP (Actual)	7.6%	\$ 1,086,913
GRM (Actual)	9.78	\$ 1,212,540
Average=		\$ 1,195,538

Comparable Competing For Lease Properties

#	Address #	Street	QD / Submarket	Space SF Low	Space SF High	Rent / SF	Rent Basis	Lease Type	NNN / Expenses	Effective Rental rate
L01	10400	Academy Rd NE	Far Northeast	1,496	2,633	\$ 20.00	SF/year	Full Service		\$ 20.00
L02	3809	Eubank Blvd NE	Far Northeast	2,411	2,411	\$ 18.00	SF/year	Full Service		\$ 18.00
L03	10400	Academy Rd NE	Far Northeast	2,633	2,633	\$ 24.50	SF/year	Full Service		\$ 24.50
L04	3711	Eubank Blvd NE	Far Northeast	2,932	2,932	\$ 16.00	SF/year	Modified Gross		
L05	3736	Eubank Blvd NE, Suite B3	Far Northeast	1,005	1,005	\$ 18.50	SF/year	Modified Gross		
L06	9500	Montgomery Blvd NE	Far Northeast	979	5,210	\$ 14.00	SF/year	Modified Gross		
L07	8400	Osuna Rd NE	Far Northeast	1,258	1,258	\$ 22.00	SF/year	Modified Gross		
L08	4001	Juan Tabo Blvd NE	Far Northeast	1,775	1,775	\$ 16.00	SF/year	Modified Gross		
L09	8401	Osuna Rd NE	Far Northeast	3,600	3,600	\$ 21.00	SF/year	Modified Gross		
L10	5200	Eubank Blvd NE	Far Northeast	1,328	1,328	\$ 18.00	SF/year	NNN	\$4.50	\$ 22.50
L11	9577	Osuna Rd NE, Suite D &		2,725	2,725	\$ 12.69	SF/year	NNN	\$4.30	\$ 16.99
L12	8030	Academy Rd NE	Far Northeast	1,788	2,315	\$ 30.00	SF/year	NNN		\$ 30.00
L14	4200	Wyoming Blvd NE	Northeast Heights	3,365	3,365	\$ 9.00	SF/year	NNN	\$4.00	\$ 13.00
L15	8510	Montgomery Blvd NE	Far Northeast	1,477	2,960	\$ 25.00	SF/year	NNN	\$4.26	\$ 29.26
L18	4710	Eubank Blvd NE	Far Northeast	1,500	5,681	\$ 23.00	SF/year	NNN	\$6.00	\$ 29.00
L19	10501	Montgomery Blvd NE	Far Northeast	1,906	10,777	\$ 8.00	SF/year	Not stated		
L20	12611	Montgomery NE	Far Northeast	1,196	1,196	\$ 15.97	SF/year	Not stated		
L21	5600	Wyoming Blvd NE	Far Northeast	3,000	14,733	\$ 19.00	SF/year	Not stated		
L22	2740	Wyoming Blvd NE	Northeast Heights	4,000	4,000	\$ 14.00	SF/year	Not stated		
averages=										\$ 22.58

Please note current competing properties are quoting NNN, modified gross and full service rats, all of which indicate major upside for the next owner.

Lease Comparables NE heights/87111 Zip Code



Area Map: 9301 Candelaria/3000 Altez NE Albuquerque, NM 87111



Neighborhood Aerial map: 9301 Candelaria/3000 Altez NE Albuquerque, NM 87111

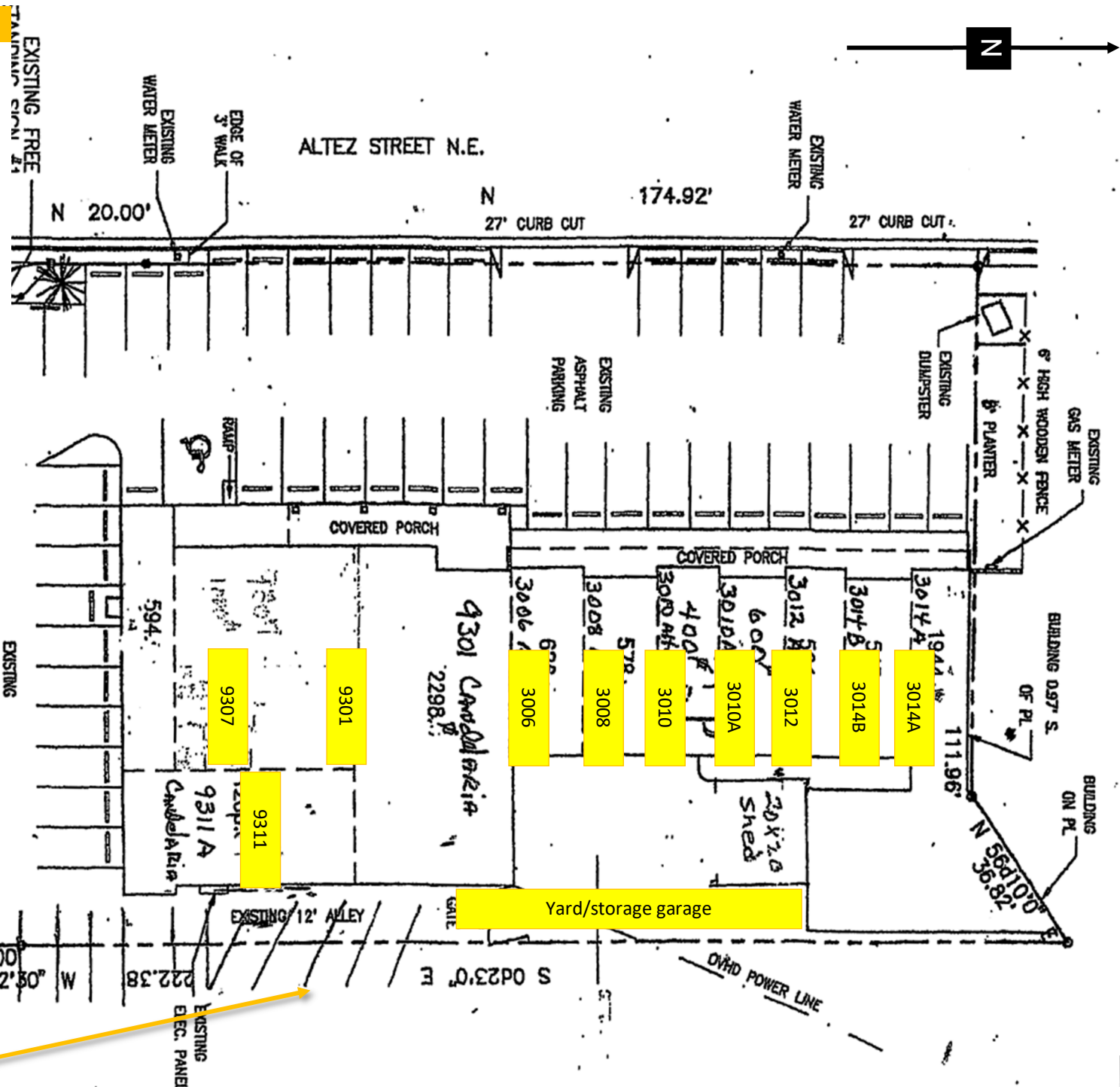


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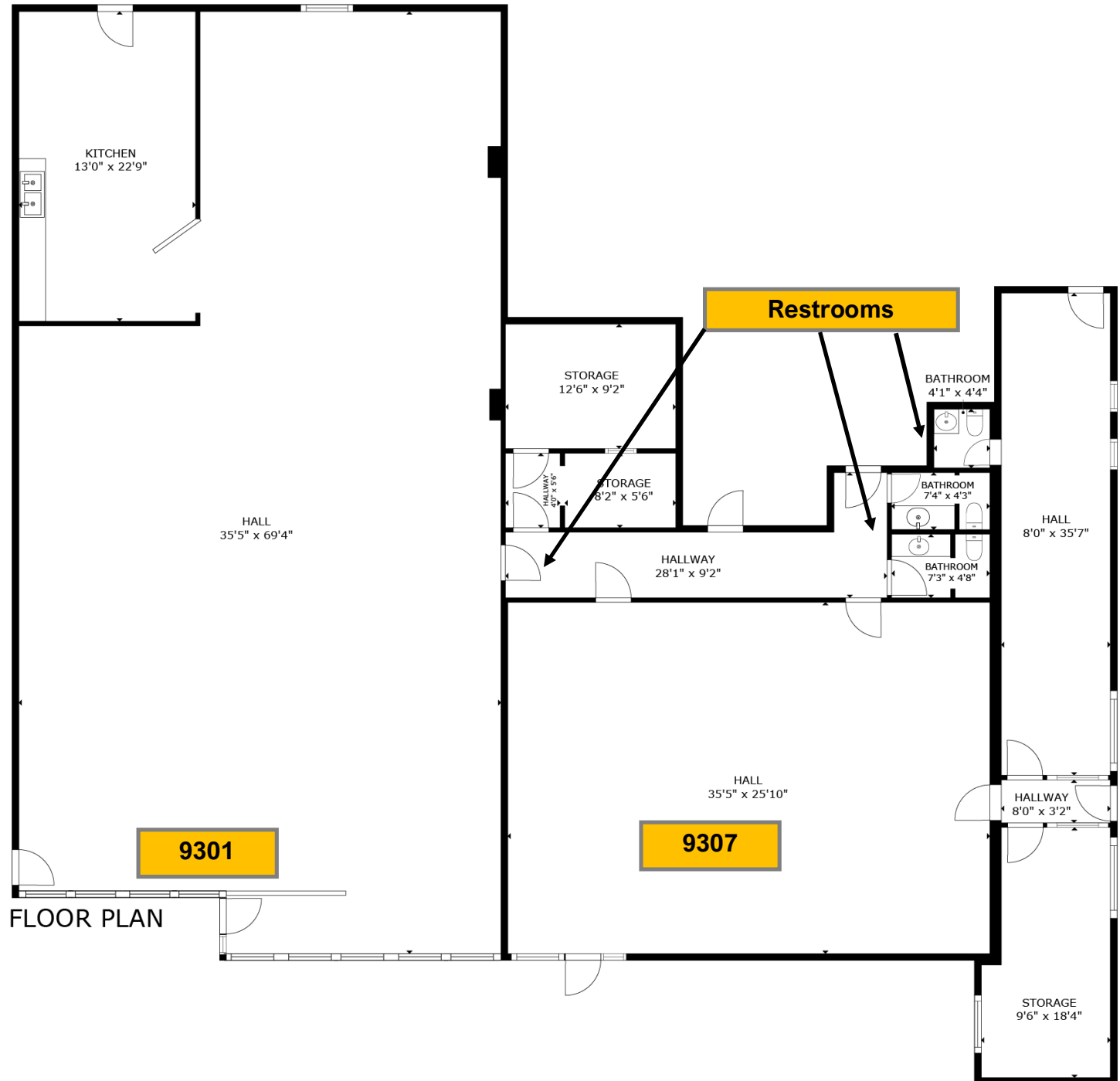


Layout of retail/office spaces

Space	Type of Tenant
9301A	Vacant Hair Salon
9307	Vacant former church
9311	Facials & Waxing
3006	Nail Salon
3008	Design Office
3010	Tailors & Alterations
3010A	Tailors & Alterations
3012	Hair Salon
3014B	Hair Salon
3014A	Church
Yard/Garage	Contractor



Floorplan for front spaces (south side) 9301A & 9307



FLOOR PLAN



Virtual Tour Photos - 9301 (former hair salon)



Exterior Photos

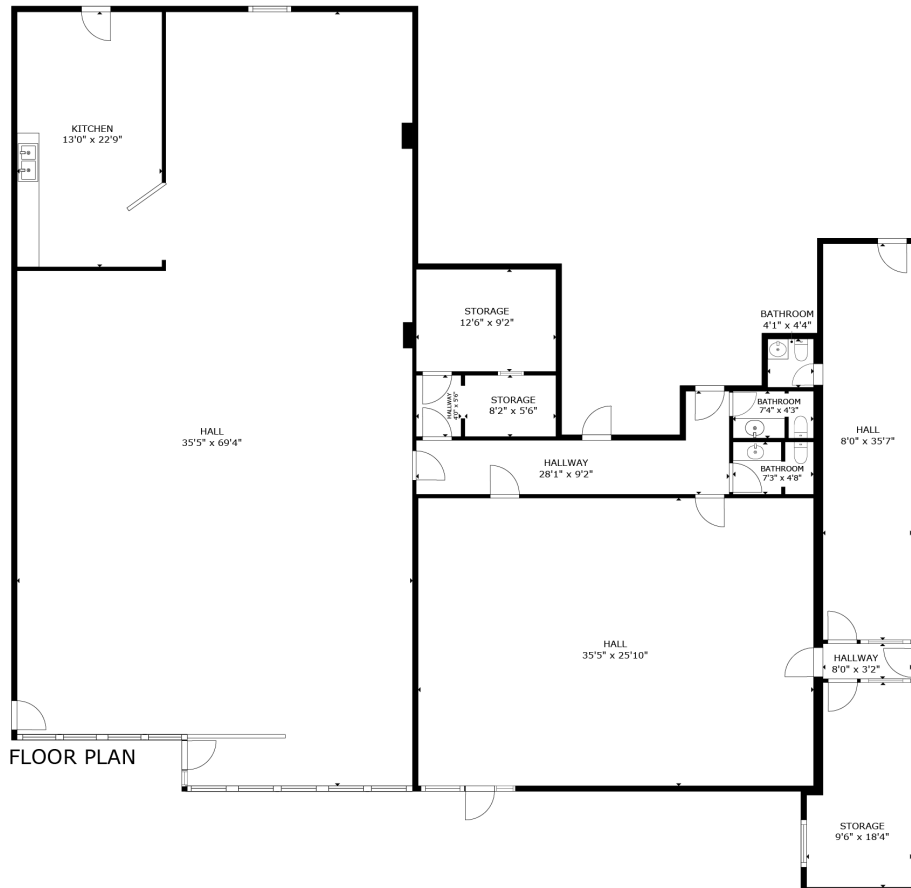


Exterior Photos



Virtual Tour of 9301A & 9307

<https://redirect.nmapartment.com/3dcandelaria9301>



Virtual Tour Photos - 9307 (former church)



Interior Photos



Interior Photos



Potential for Child Care conversion

Governor Lujan Grisham signs nation's first universal child care law – New Mexico is a national model for early childhood care and education

Mar 10, 2026 | Press Releases



Muñoz, Linda Trujillo and Bobby Gonzales. House sponsors include Rep. Doreen Gallegos. Senate Bill 96 — the child care zoning bill — was sponsored by Senators Heather Berghmans and Linda Trujillo and Rep. Linda Serrato.

SB 241, the Universal Child Care bill, guarantees that families across New Mexico can access affordable care regardless of income. Since the program's launch on Nov. 1, 2025, an additional 12,666 families and 16,706 children have enrolled statewide, and 63 new child care providers have registered for business in New Mexico. More than half of new enrollees were already income-eligible under prior assistance programs. About 30,000 families and 44,000 children are on track to receive free child care this year.

SB 241 establishes the statutory foundation for universal child care in New Mexico, allowing the legislature to appropriate up to \$700 million between 2026 and 2031 from the Early Childhood Education and Care Fund provided that the fund remains above \$10 billion. New Mexico's FY 2027 budget includes a \$160 million increase for child care assistance for a total child care budget of \$606 million, plus an additional \$30 million, over three years, to support the early childhood wage scale and career ladder. The legislation also provides fiscal safeguards: if inflation spikes or oil revenues decline, the program can adjust co-pay structures to ensure sustainability of the program.

In addition to the bills signed on Tuesday, the Lujan Grisham administration and the New Mexico Legislature have invested in improving the wages and benefits of child care professionals, leading to the nation's steepest increase in child care wages and 64% growth in the numbers of professionals working in child care.

SB 96, the Regulated Child Care Zoning Requirements Act, clears the path for more child care providers by prohibiting local governments and HOAs from imposing restrictions on child care homes and centers.

Child care costs rank among the largest household expenses for working families nationally, averaging more than \$13,000 per child per year in many states. New Mexico is making child care free for families who need it, backed by a statutory framework that other states can model as affordability remains a pressing national challenge.

"New Mexico is the first state in the nation to offer universal, no-cost child care, but my hope is that we won't be the last," Governor Lujan Grisham said. "I encourage other states to consider our model, and New Mexico is ready to assist in helping others turn the vision into reality for families across the nation." - <https://www.governor.state.nm.us/2026/03/10/governor-lujan-grisham-signs-nations-first-universal-child-care-law-new-mexico-is-a-national-model-for-early-childhood-care-and-education/>

SANTA FE – Governor Michelle Lujan Grisham today signed universal child care into law, making New Mexico the first state in the nation to guarantee no-cost child care that sets young children up for success and helps make life more affordable for families.

The governor also signed legislation removing local zoning and homeowner association barriers to child care expansion in the state. The two new laws mark the culmination of a “cradle to career” education plan Lujan Grisham launched during her first year in office. Today, New Mexico is the only state in the nation to offer its residents tuition-free college and no-cost universal child care.

“All parents who need child care can now get it,” said Governor Lujan Grisham. “When parents are guaranteed no-cost child care, they can improve their family’s quality of life, fully engage in the workforce and contribute to our state’s economy. Families shouldn’t have to choose between paying rent or paying for child care, and as of today, they no longer will.”

Senate Bill 241 — the Universal Child Care bill — was sponsored by Senators Michael Padilla, George

This location, with its proximity to the higher end demographics of the NE Heights is ripe for a new child care center...

CABQ GIS Info

City of Albuquerque Property Report

Platted Parcel Address: 9307 CANDELARIA RD NE
Assessor Parcel Address: 3000 ALTEZ ST NE
Report Date: 6/18/2026

www.cabq.gov/gis

Bernalillo County Assessor Ownership Data

[\(Click here for more information\)](#)

Owner Name:
Owner Address: 9311 CANDELARIA RD NE ALBUQUERQUE NM 87112
Uniform Property Code (UPC): 102006037601840102 **Tax Year:** 2024 **Tax District:** A1A
Legal Description: 001PORTION OF LOT 8 BEING W PORTIONS 143.29 FT BLK 1 AZTEC NO 2 & VAC NLY 20
Property Class: C **Document Number:** 8454617 070384 **Acres:** 0.7576

Albuquerque Planning and Zoning Data

[Bernalillo County Planning and Zoning](#)

Jurisdiction: ALBUQUERQUE **Zone Atlas Page:** [G-20](#)
IDO Zone District: [MX-L](#) **IDO District Definition:** Low Intensity
Land Use: 03 | Commercial Retail **Lot:** 8 **Block:** 1 **Subdivision:** AZTEC ADDN NO 2

Neighborhood Associations

[Office of Neighborhood Coordination](#)

City Recognized Neighborhood Associations: N/A

Services

Police Beat: 423 **Area Command:** NORTHEAST
Residential Trash Pickup and Recycling: Tuesday

City Council Districts

City Council District: [7 - Tammy L Fiebelkorn](#) **Councilor Email:** tfiebelkorn@cabq.gov
Policy Analyst: Sean Foran **Policy Analyst Email:** seanforan@cabq.gov **Policy Analyst Phone #:** 505-768-3189

Other Legislative Districts

US Congressional District: 1 - Melanie Stansbury
County Commission District: 5 - Eric Olivas
NM House Of Representatives: 24 - Elizabeth "Liz" Thomson
NM Senate: 18 - Natalie Figueroa

APS School Service Areas

[Albuquerque Public Schools](#)

Elementary School: SOMBRA DEL MONTE **Middle School:** MADISON **High School:** SANDIA

FEMA Flood Zone: X

[FEMA Flood Map Service Center](#)

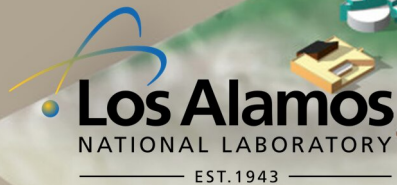
Property Map



New Mexico is on the international map

New Mexico is home to the oldest Capital in the country, the Chile capital of North America, 3rd best place for film and TV and Spaceport NM home to Virgin Galactic.

More PhDs per capita than anywhere in the US, home to two nuclear laboratories and founding location of the personal computer and Microsoft.



Taos

Sandia National Labs

Meow Wolf

New Netflix Studios

SpacePort New Mexico

New Amazon Facility

New Facebook Datacenter

Very Large Array

Las Cruces
Chile capital



9301 Candelaria/ 3000 Altez NE - Albuquerque, NM 87111



Todd Clarke 

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Additional analysis and information available for
qualified developers who register for additional
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