



Office Space for Lease

**NEW MEXICO**  
BANK & TRUST

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**320 Gold**

320 Gold Ave. SW  
Albuquerque, NM 87102





# Duke City

Commercial LLC

Zoning: MX-FB-UD

Submarket: CBD

**Building Size: 107,500 SF**

**Available SF: 295 - 7,438 SF**



## Overview

Iconic Office Tower in downtown ABQ across from Bernalillo County's headquarters!

## Highlights

- ◆ Significant Common area renovations
- ◆ Close to restaurants, shops, and hotels
- ◆ Easy access to I-25
- ◆ Owned on-site secure parking structure
- ◆ Well maintained by local management
- ◆ Turn-key space available
- ◆ Secure building with card access after hours and roaming security patrol

## Office Space For Lease

*Your trusted  
commercial real estate  
adviser!*

**\$17.50-18.50 psf/yr full service**

Joe Farr, CCIM  
Qualifying Broker  
(505) 246-9800  
jffarr@dukecityllc.com  
NM License #19522

Justin Farr  
Associate Broker  
(505) 246-9800  
justinf@dukecityllc.com  
NM License #52777

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jfarr@dukecityllc.com  
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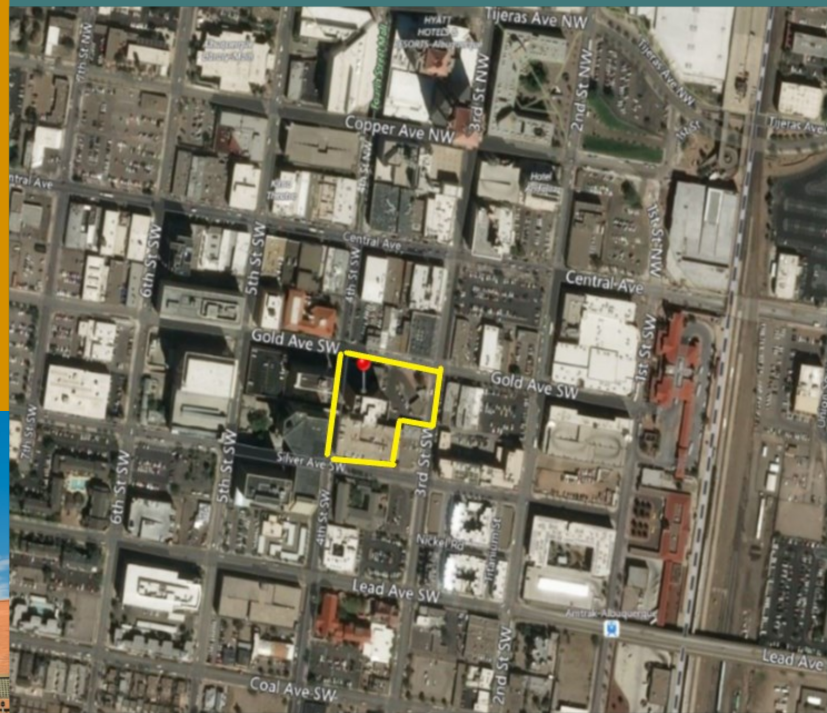
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## Full Service Rates & Details

<u>Suite</u>	<u>Size</u>	<u>Contiguous</u>
301	4,043 SF	4,043 SF
600	7,438 SF	7,438 SF
710	1,000 SF	1,000 SF
1000	2,609 SF	4,775 SF
1001	2,887 SF	4,775 SF
1130	295 SF	295 SF
1200	2,492 SF	2,492 SF
1400	3,416 SF	3,416 SF



## Map Location

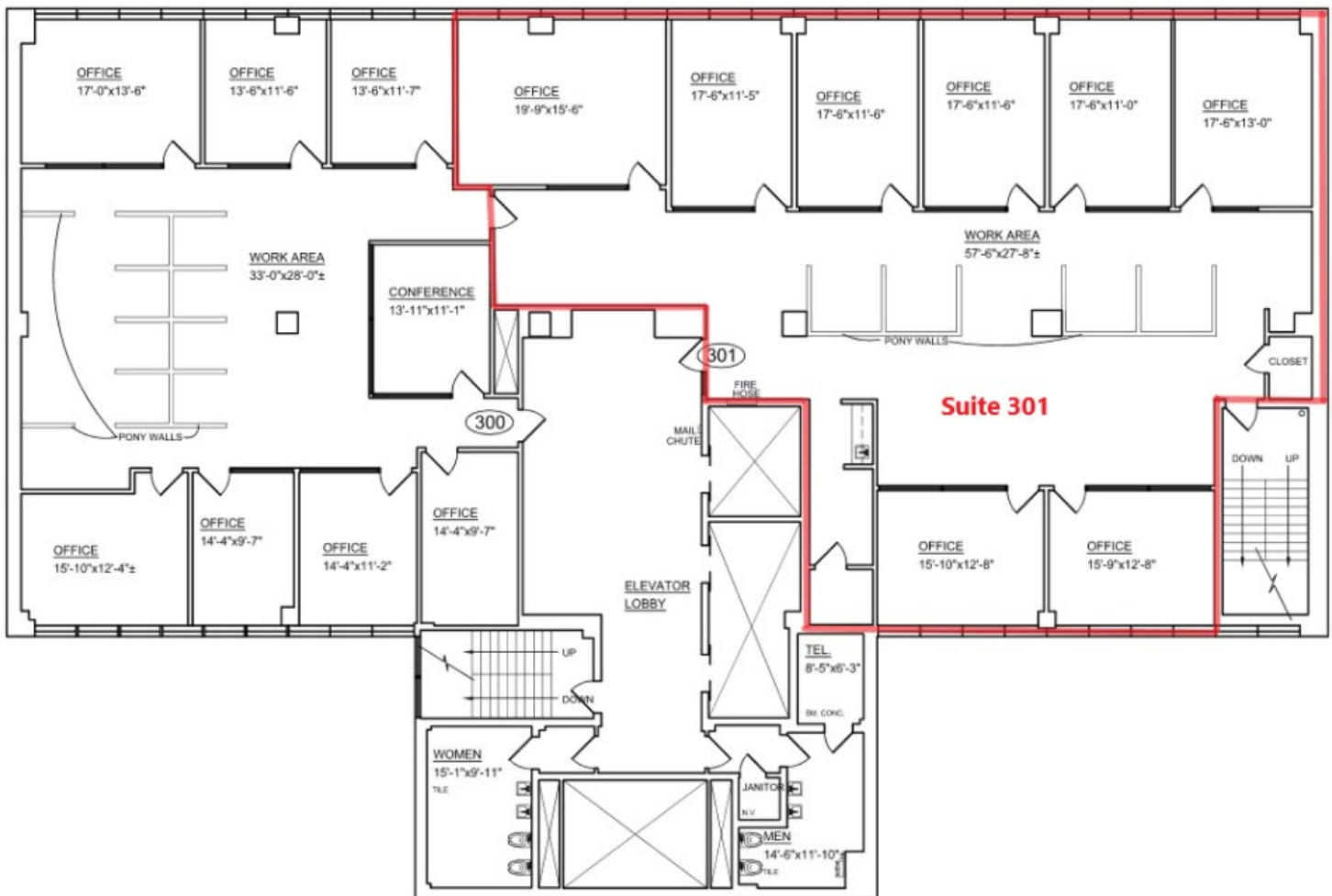


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## 3rd Floor - Suite 301 +/-4,043 RSF



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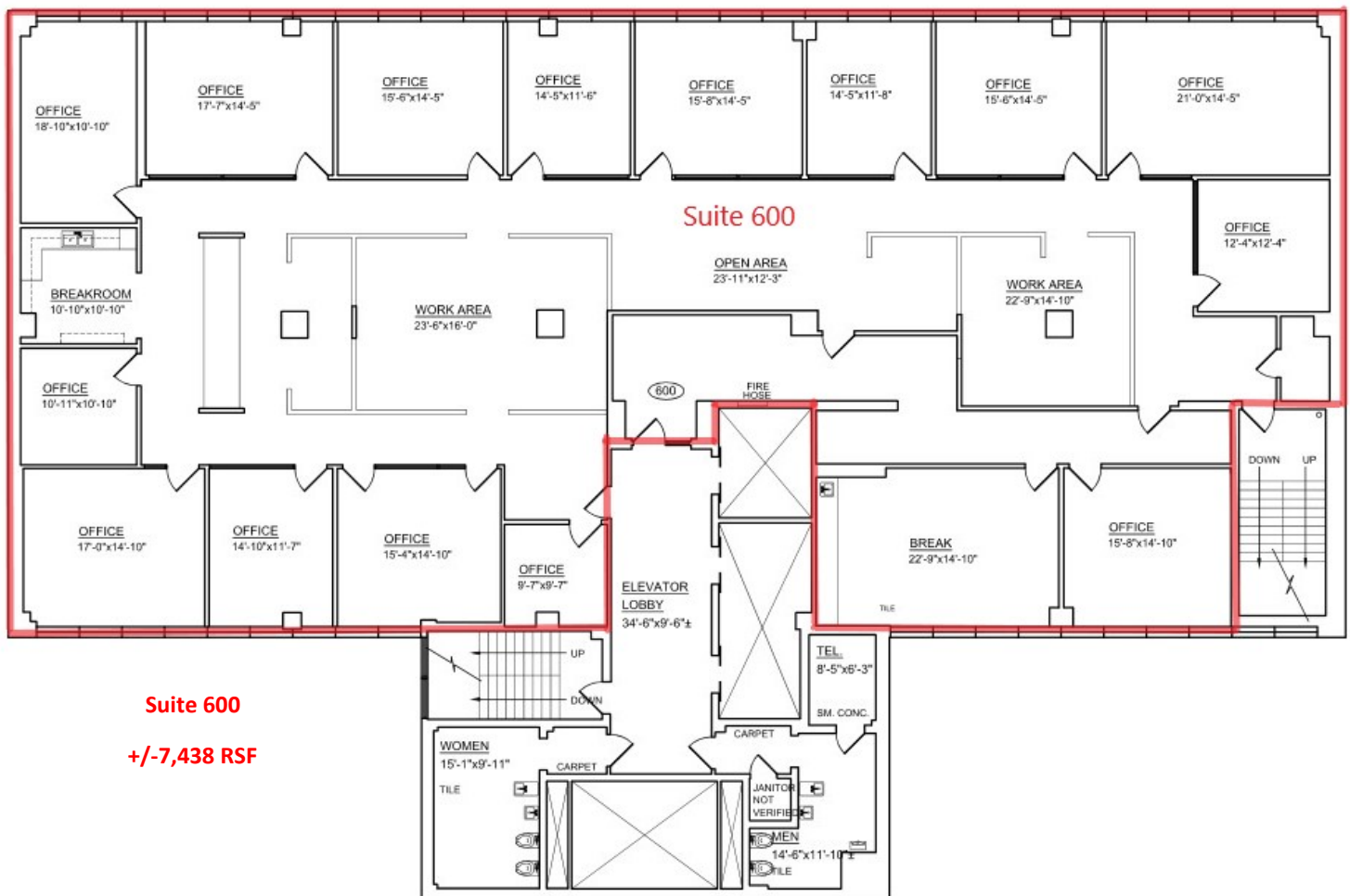


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## Office Space For Lease



**6th Floor - Suite 600 +/-7,438 RSF**



**Suite 600**

**+/-7,438 RSF**

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(505) 246-9800

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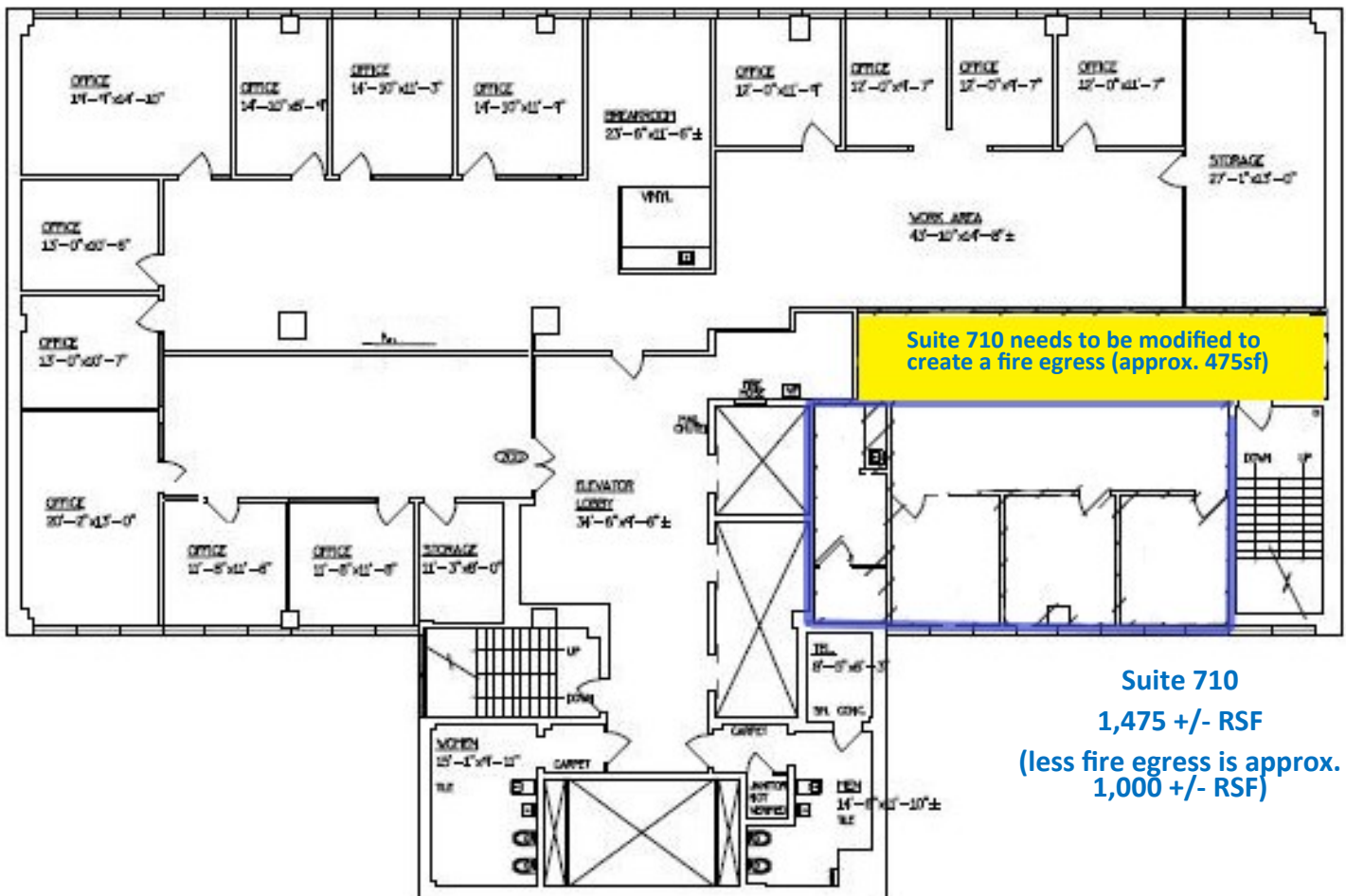
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**Duke City**  
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## 7th Floor - Suite 710 +/-1,000 RSF



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justinf@dukecityllc.com  
NM License #52777

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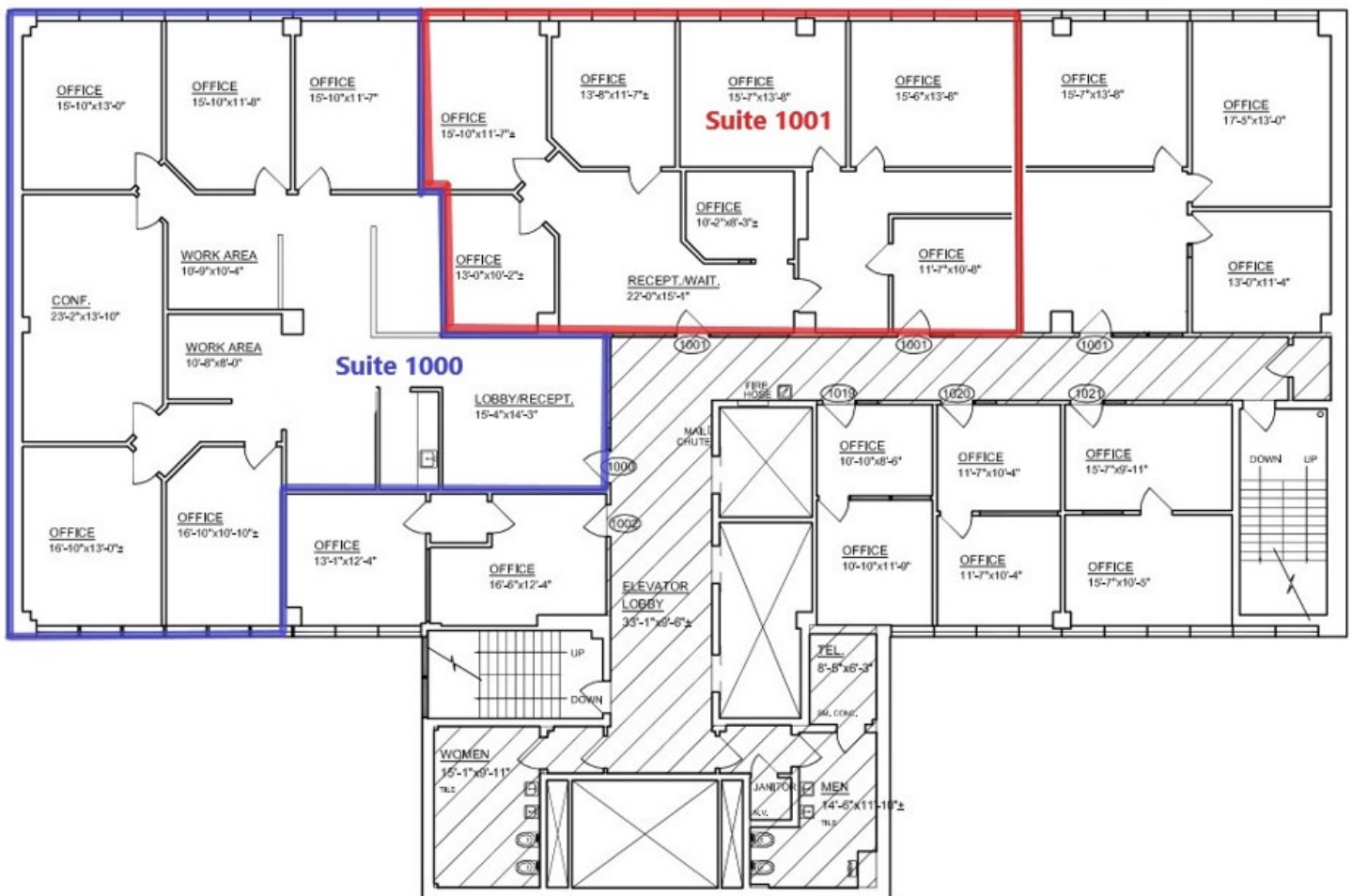


**Duke City**  
Commercial LLC

**10th Floor-Suite 1000 +/- 2,887 RSF Suite 1001 +/- 1,888 RSF**

**Suite 1000 +/- 2,887 RSF**

**Suite 1001 +/- 1,888RSF**



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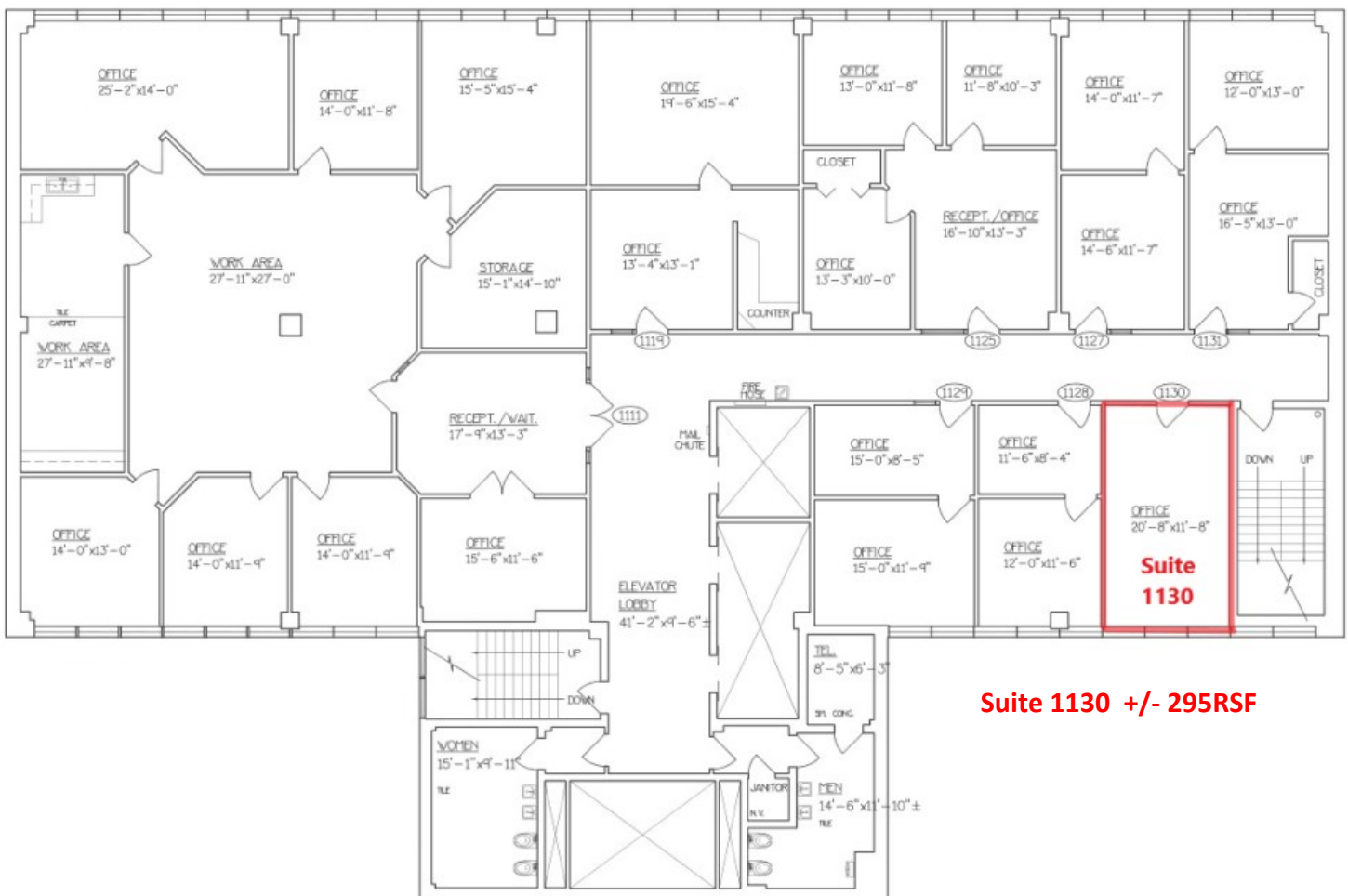
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## 11th Floor-Suite 1130 +/- 295 RSF

Suite 1000 +/- 2,887 RSF



Suite 1130 +/- 295RSF

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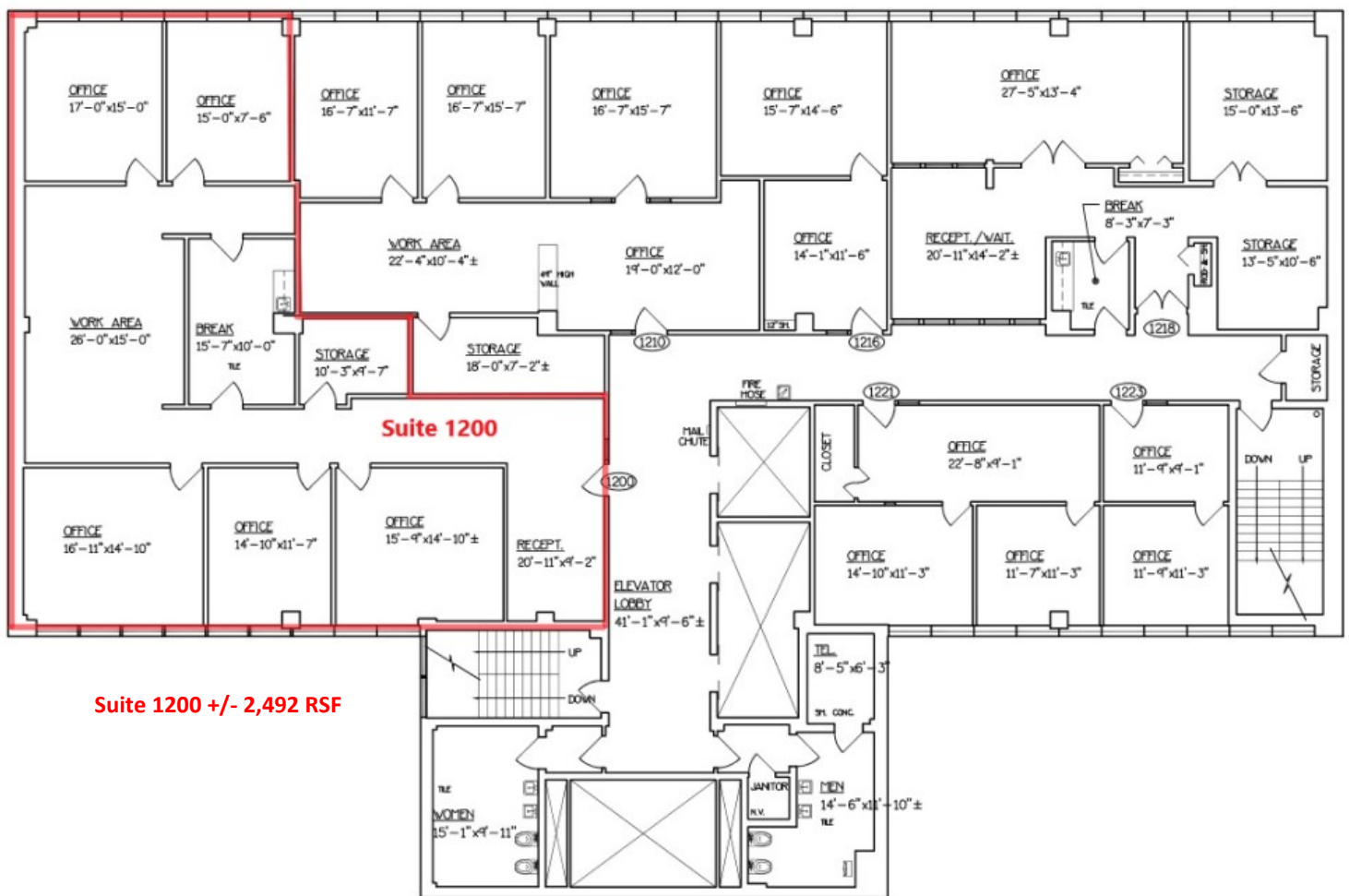
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## Office Space For Lease



**Duke City**  
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**12th Floor - Suite 1200 +/-2,492 RSF**



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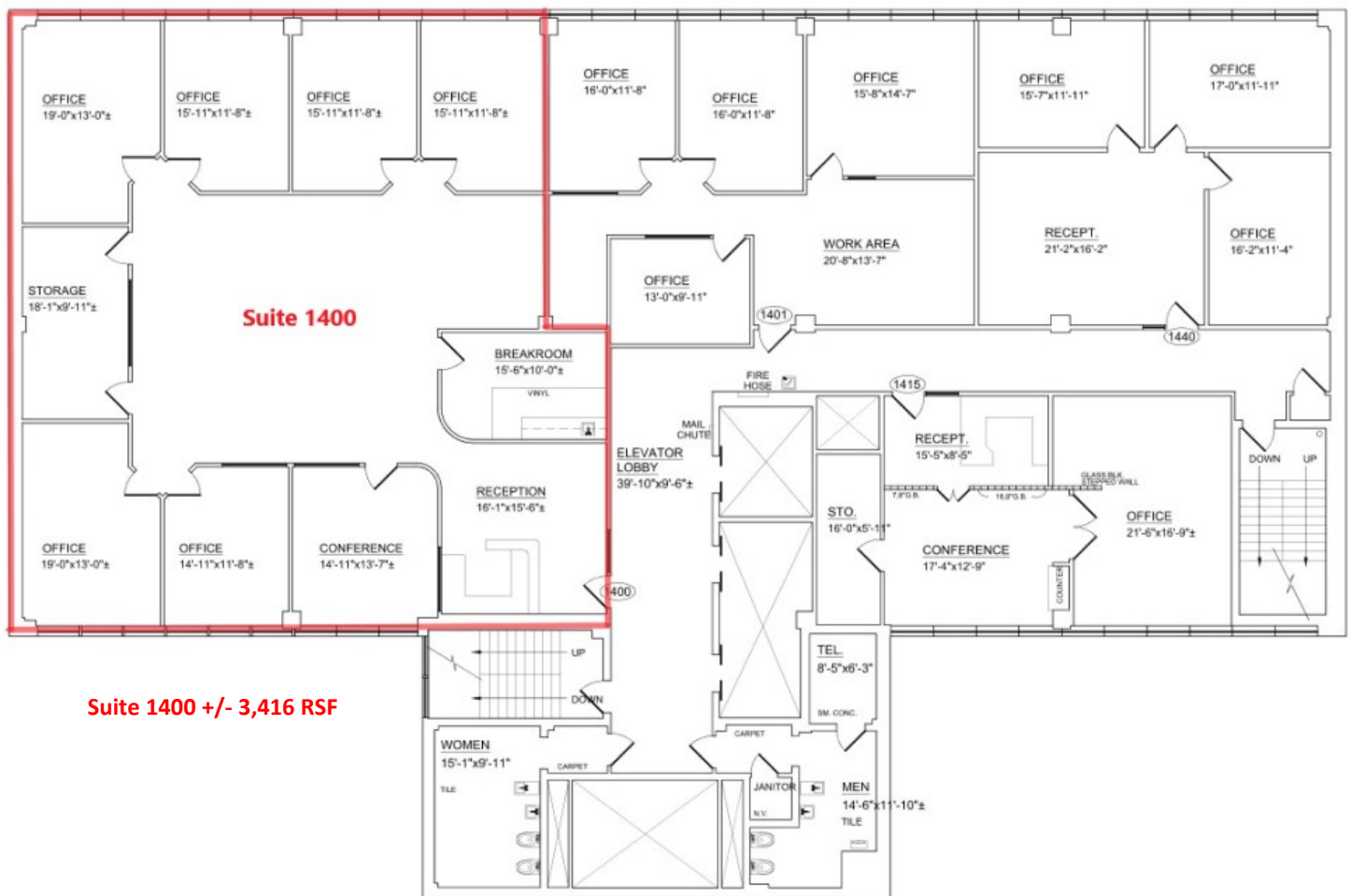
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## Office Space For Lease



**Duke City**  
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**14th Floor - Suite 1400 +/-3,416 RSF**



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