

# FOR LEASE

## Southside Destination Retail, Medical & Office Center

### AVAILABLE

- Units:  $\pm 936$  SF to  $\pm 22,369$  SF
- Pad Site 1:  $\pm 0.84$  Ac.
- Pad Site 2 & 3: See Advisor

### LEASE RATE

See advisor

### ZONING

C-2 | General Commercial

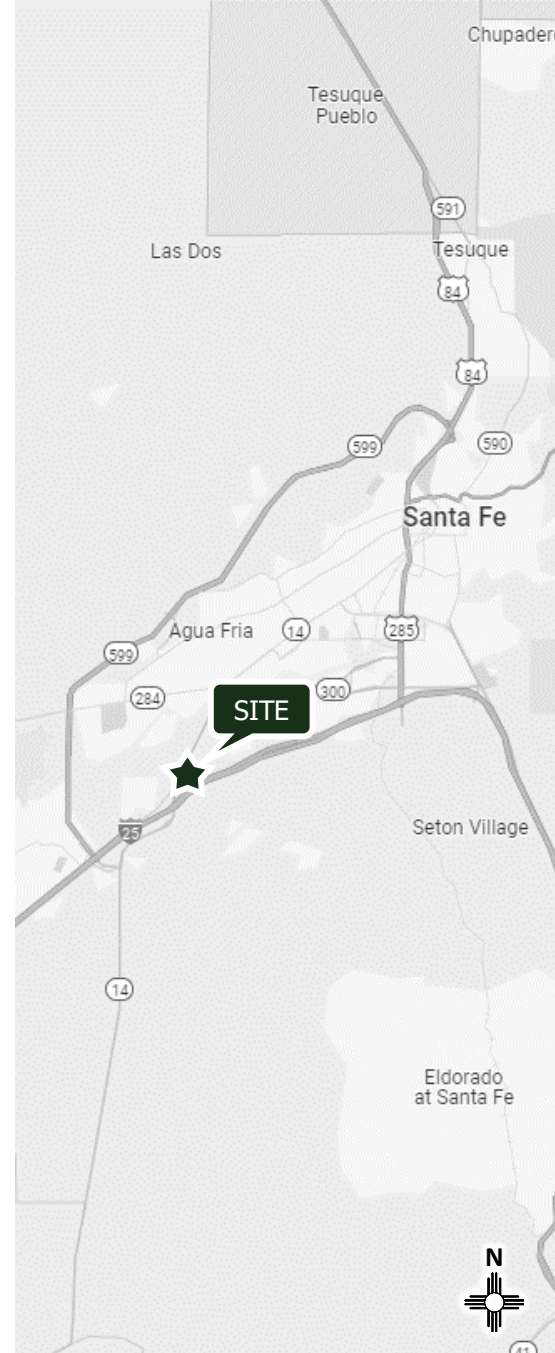
### HIGHLIGHTS

- Open and airy pedestrian design
- Located in a growing commercial & residential area
- Easy access to Interstate 25
- Pad sites opportunities with utilities nearby and paved access
- Property under new ownership
- Located in Santa Fe's best growing southside retail corridor
- Interstate 25 visibility
- Ample parking
- Electronic monument sign
- Flex terms & rates
- High traffic Tesla charging station



8380 Cerrillos Rd. Santa Fe, NM 87507





**FOR LEASE**

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8380 Cerrillos Rd. Santa Fe, NM 87507

Joel Cumplido 505.670.3328 joel@garsagroup.com  
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LOCATION

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- Easy access to Interstate 25
- Pad sites opportunities with utilities nearby and paved access
- Property under new ownership
- Located in Santa Fe's best growing southside retail corridor
- Highway I-25 visibility
- Ample parking

### AVAILABLE

- Pad Site 1:  $\pm 0.84$  Ac.
- Pad Site 2 & 3: See Advisor

Lease Rate: See Advisor

*Site plan not to scale, for location purposes only.*

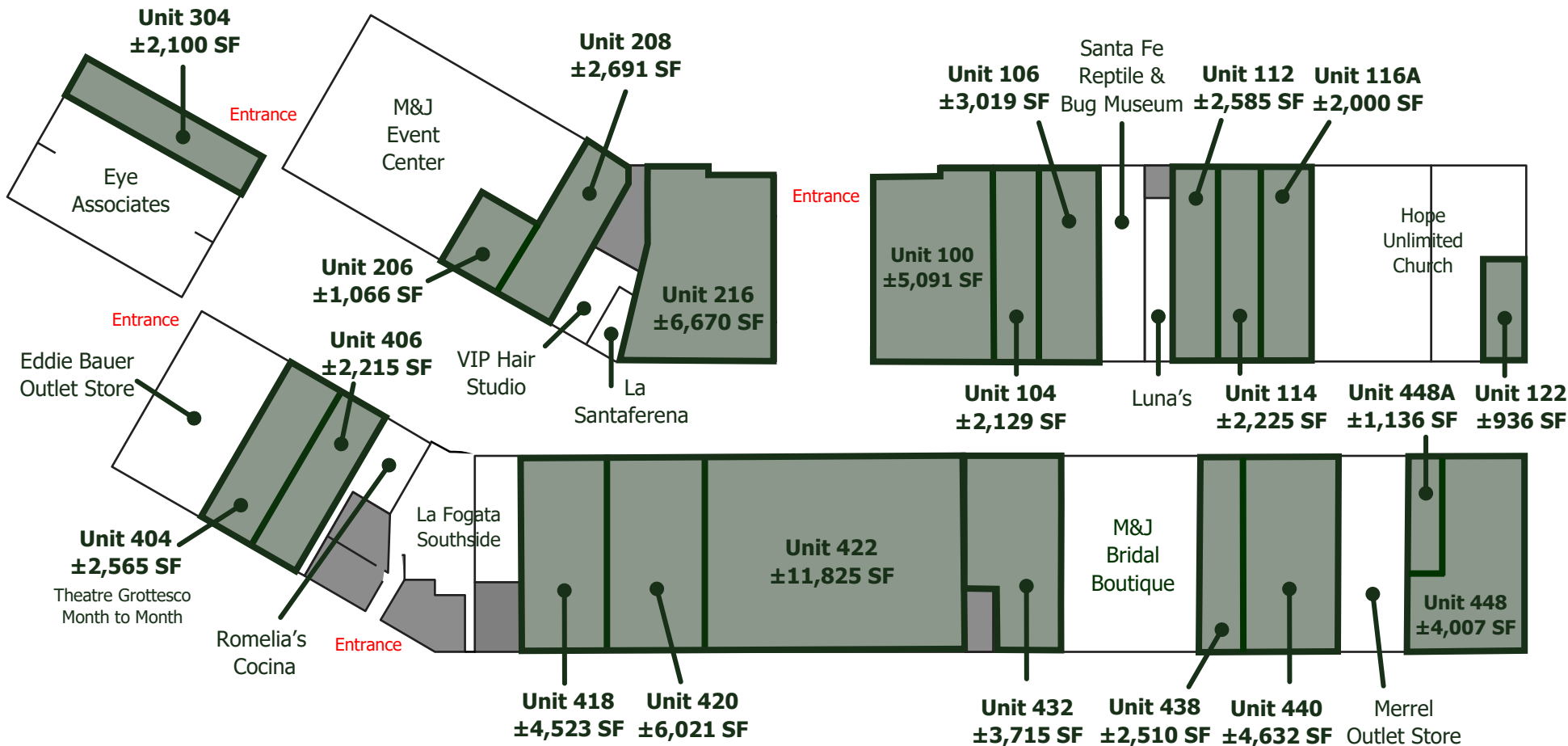
### SITE PLAN

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Common area restrooms, management office and storage rooms.

Floor plan not to scale, for location purposes only.

## AVAILABLE

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Lease Rate: See advisors



## SITE PLAN

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PHOTOS

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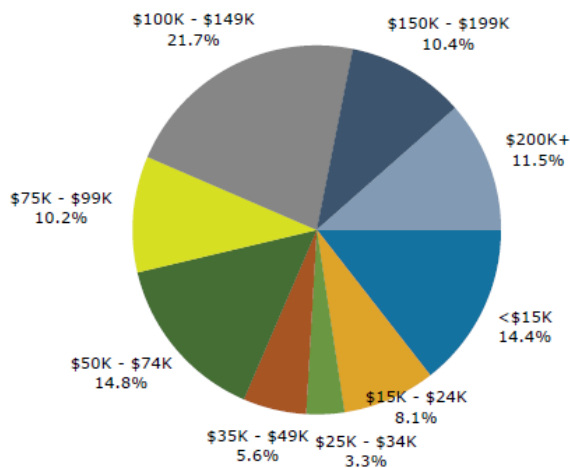
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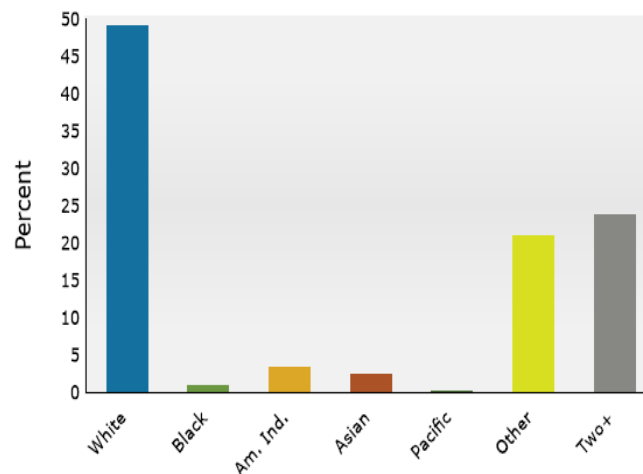


2024 Forecasted by ESRI	1 Mile	3 Mile	5 Mile
Population	1,528	44,302	71,122
Households	540	16,773	28,590
Families	367	10,586	16,773
Average Households Size	2.80	2.60	2.42
Median Age	41.1	38.0	41.0
Media HH Income	\$82,702	\$69,059	\$70,366
Average HH Income	\$109,288	\$92,313	\$94,254
Total Business	98	1,225	2,694
Total Employees	1,271	14,543	30,424

HH Income – 1 mile radius



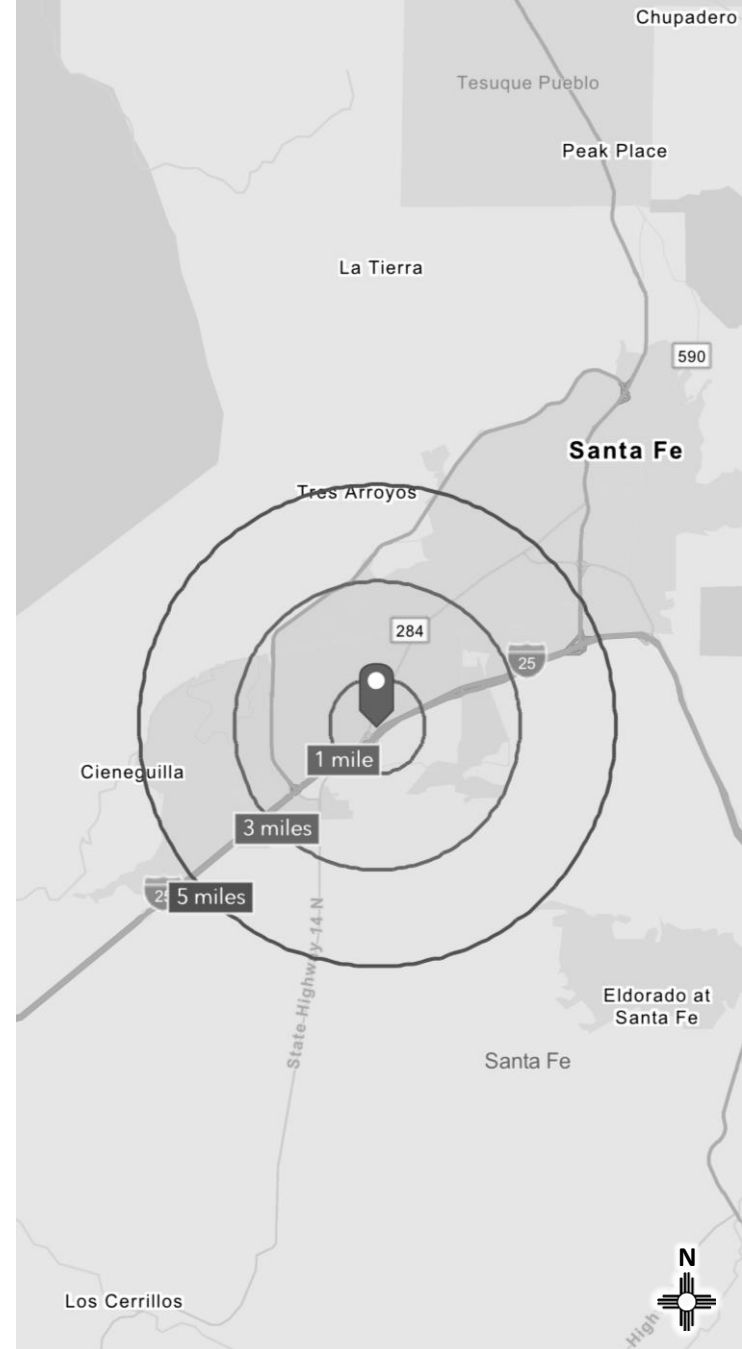
Population by Race – 1 mile radius



2024 Percent Hispanic Origin:62.0%

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## DEMOGRAPHICS



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