

FOR SALE

TRINITY PLAZA STRIP MALL IN RIO RANCHO

LISTED AT: \$1,900,000



2704 SOUTHERN BLVD. SE | RIO RANCHO, NM 87124



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PROPERTY DETAILS

AVAILABLE

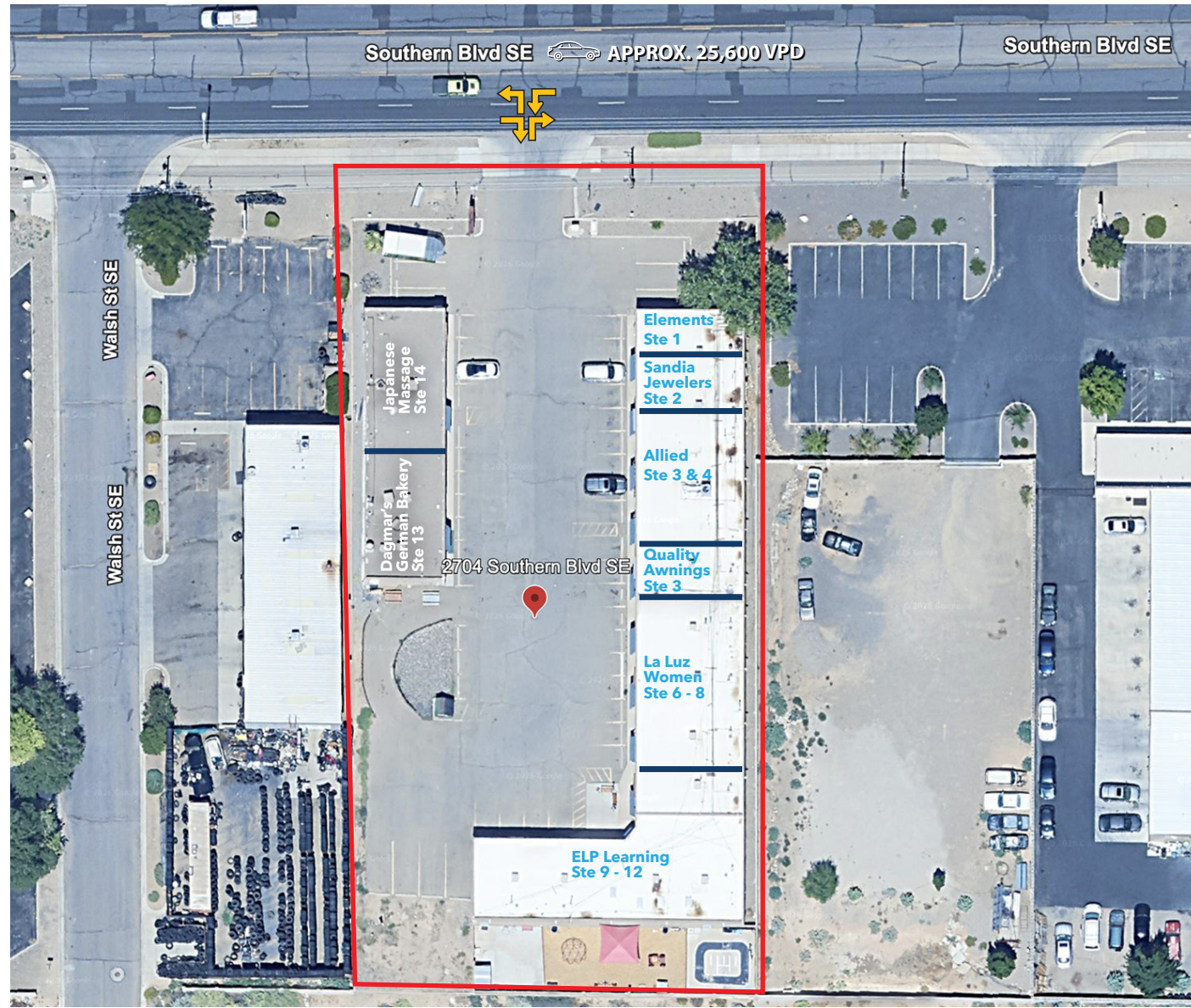
- 2 buildings on 3 parcels
- Approx. 1.6 acres
- Total property Sq Ft +/- 13,345
- \$ per Sq Ft rate \$142

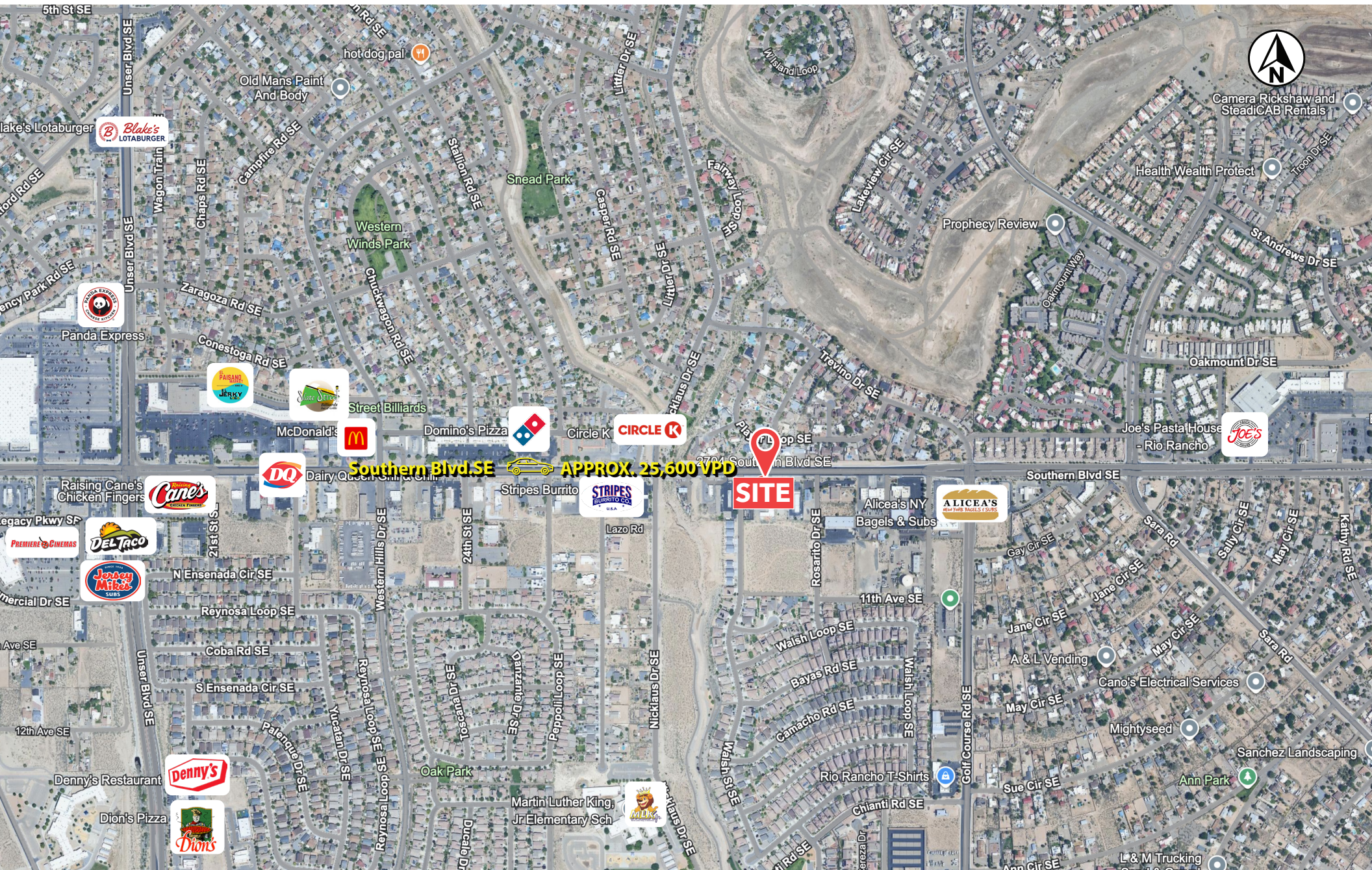
HIGHLIGHTS:

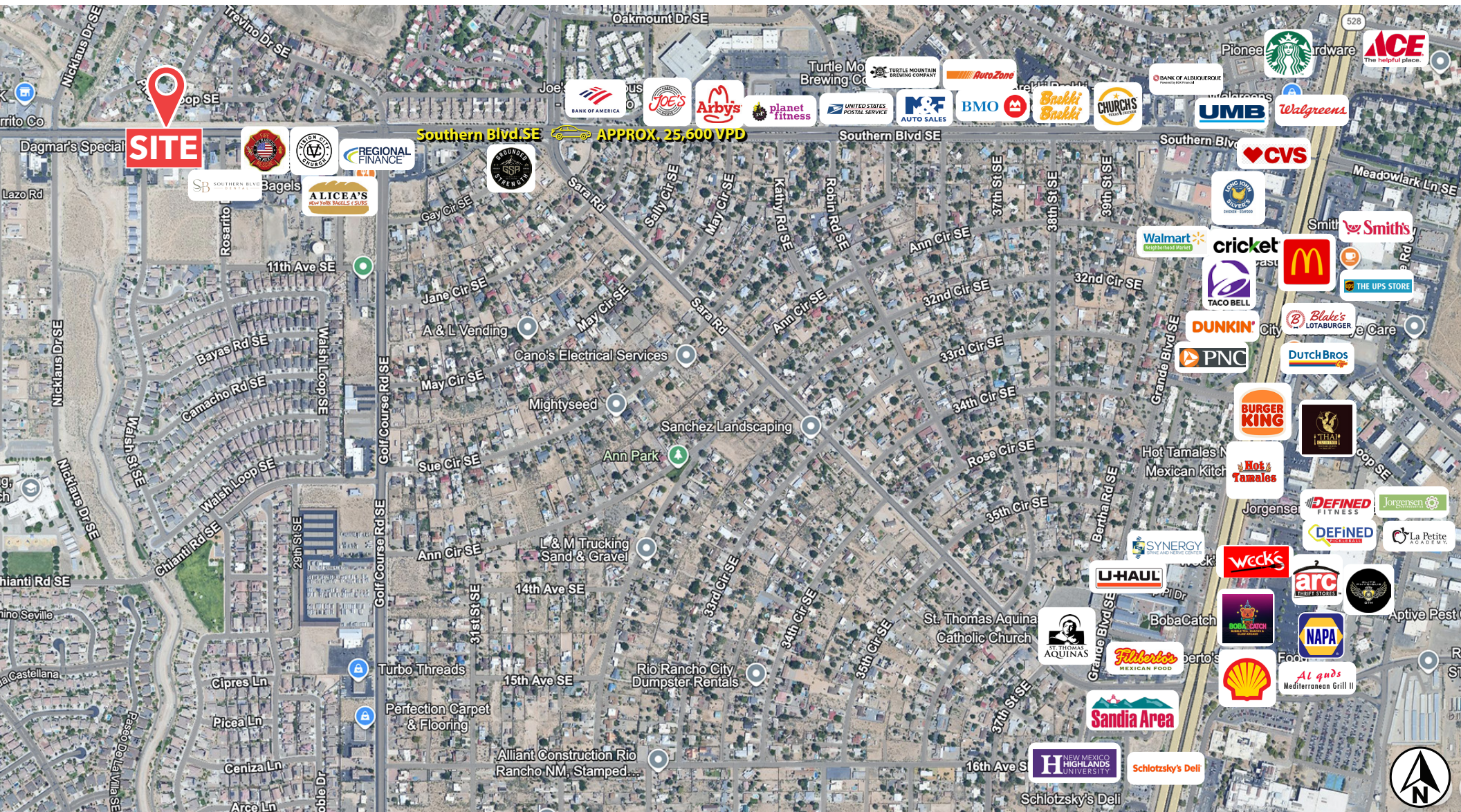
- Property has 2 buildings with 14 suites
- Retail strip with great visibility on Southern Blvd. just East of Unser
- Large monument signage
- VPD approx. 25,600
- Parking ratio is 4:1,000

ZONING

- C-1 Rio Rancho







DEMOGRAPHICS, INCOME & CONSUMER SPENDING



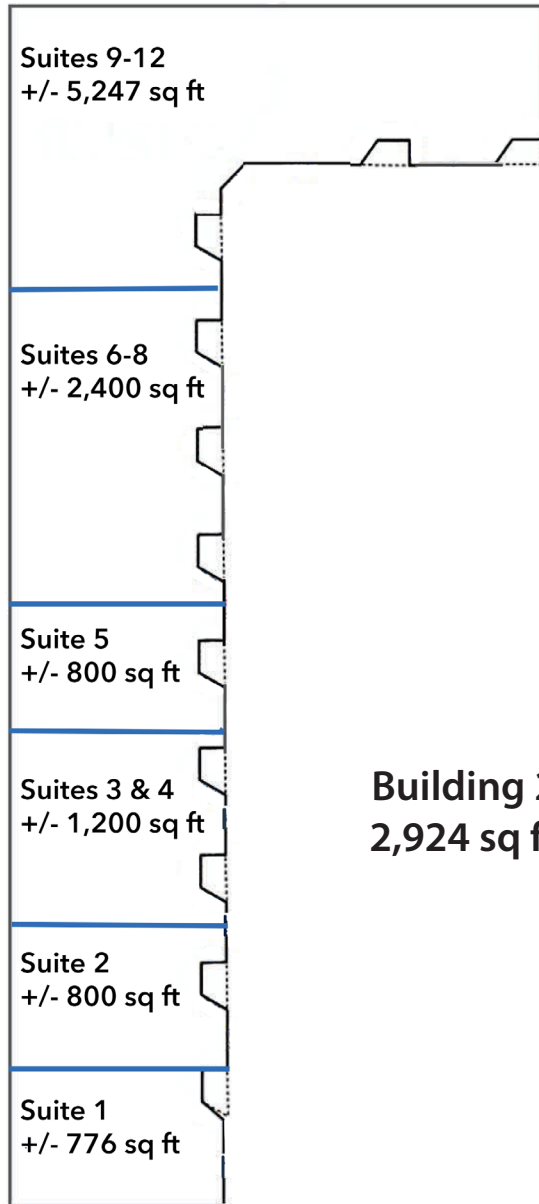
POPULATION	1-Mile	3-Mile	5-Mile
Total Daytime Population	11,669	72,124	128,205
Population	13,653	83,300	155,025
Number of Households	5,364	32,403	60,180
Males	6,757	40,600	75,839
Females	6,896	42,700	79,186
Median Age Yrs	40.5	40.7	40.3

INCOME	1-Mile	3-Mile	5-Mile
Average Household Income	\$109,829	\$109,235	\$111,907
Median Household Income	\$84,277	\$82,328	\$84,868
Per Capita Income	\$42,244	\$42,558	\$43,415

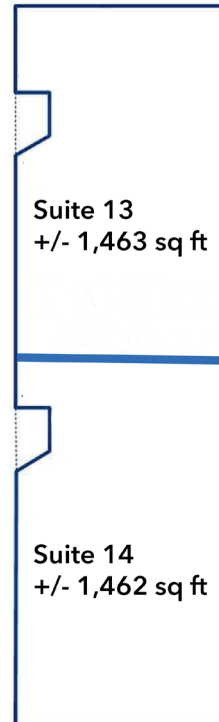
CONSUMER SPENDING	1-Mile	3-Mile	5-Mile
Food Away from Home: Total \$	\$20,681,679	\$124,532,566	\$237,501,780
Food at Home: Total \$	\$37,680,495	\$226,278,253	\$425,217,454
Entertainment/Recreation: Total \$	\$21,093,139	\$126,562,940	\$239,008,330
HH Furnishings & Equipment: Total \$	\$15,025,862	\$90,433,110	\$171,238,644
Apparel & Services: Total \$	\$12,374,937	\$74,450,491	\$141,352,599



Building 1
10,421 sq ft



Building 2
2,924 sq ft



SITE PLAN

2704 Southern Blvd. SE
Rio Rancho, NM 87124
±13,345 Sq Ft

SUITE SQUARE FOOTAGES

Element hair salon +/- 776 sq ft (suite 1)
Sandia Jewelers +/- 800 sq ft (suite 2)
Allied Physicians +/- 1,200 sq ft (suite 3 +4)
Quality Awnings +/- 800 sq ft (suite 5)
La Luz Women's Center +/- 2,400 sq ft (suite 6, 7, 8)
ELP Learning +/- 5,247 sq ft (suites 9-12)
Dagmar's German Bakery +/- 1,462 (suite 13)
Japanese Massage +/- 1,462 (suite 14)