MIXED USE FOR LEASE

BACA RAILYARD

933 BACA STREET, SANTA FE, NM 87505



REA | REAL ESTATE ADVISORS
101d Sun Ave NE Suite 2A
Albuquerque, NM 87109

PRESENTED BY:

JENNIFER DYESS
Associate Broker
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53964, New Mexico

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PROPERTY SUMMARY

Baca Railyard
933 Baca Street | Santa Fe, NM 87505



Property Summary

Lease Rate:	Contact Broker for Pricing
NNN :	$3.60psf Est 2026
Total Available SF:	4,012±
Zoning:	BCD
Available for Occupancy	Nov. 1, 2026

Property Overview

Rare flex configuration in the Santa Fe submarket. Recently updated retail/showroom available for occupancy 11/1/2026 — move-in ready. Plus attached 15-foot warehouse ceiling clearance with 10-foot roll-up door — easy loading, equipment and vehicle access. Separate warehouse entrance and dedicated half bath — fully self-contained. Showroom and warehouse directly connected internally — seamless workflow

Location Overview

In the heart of Santa Fe's Baca Street Railyard corridor — one of the city's most dynamic and creative commercial districts, home to a diverse mix of design showrooms, trade businesses, art studios/galleries, restaurants, cafes, and specialty retailers.

The central location is convenient to Downtown Santa Fe and the Historic Plaza, Cerrillos Road — the city's primary retail and commercial spine — is immediately accessible, as is St. Michael's Drive, one of Santa Fe's busiest commercial thoroughfares. Interstate 25 is a short drive south, providing quick access to the broader regional market and Albuquerque.

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933 Baca Street | 8,000± SqFt Multi Tenant Flex

Available for Lease: 2,006± SF showroom plus attached 2,006± SF warehouse offers a rare combination of polished retail/showroom space and functional high-bay warehouse under one roof — a versatile 4,012± SF flex opportunity that works equally well for a showroom-driven business, contractor, distributor, creative studio, or specialty retailer requiring both a customer-facing presence and serious back-of-house storage and operations capability. There is no comparable offering at this scale in the immediate market area.

Retail / Showroom / Office — 2,006± SF
The front portion of the building has been recently updated and is move-in ready. Improvements include new paint throughout, new carpet, a remodeled kitchenette, and half bathroom. The space is fully air-conditioned and heated. The open, flexible layout is well-suited for showroom display, professional office use, retail sales, or a combination of all three.

Warehouse — 2,006± SF
The attached warehouse delivers the operational functionality that Santa Fe's flex market rarely offers at this scale. Featuring 15-foot ceiling clearance and a 10-foot roll-up door, very functional layout for equipment storage, inventory, staging, or distribution. A dedicated separate entrance and half bath allows warehouse operations to run completely independently from the showroom, keeping customer-facing and operational activities separate. Climate control is provided by swamp cooler and heater. Fenced rear side parking for extra security.

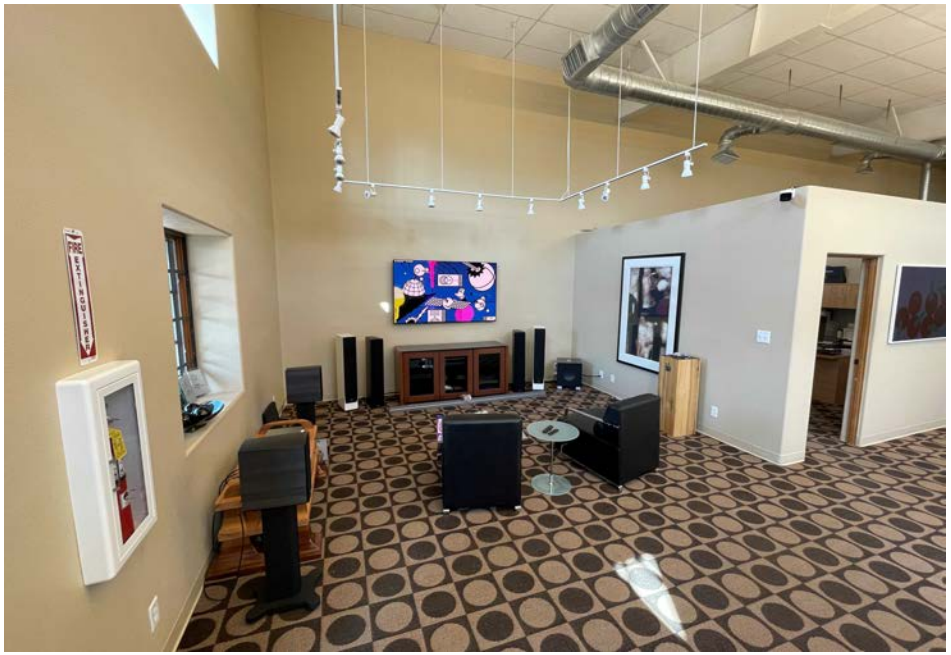
Ideal Tenants
BCD Zoning allows for many uses: Contractors & trades businesses · Home furnishings & design showrooms · Architects & interior designers · Art galleries with storage needs · Specialty retail with back-of-house requirements · Equipment dealers · Distributors · Creative & production studios · Landscape & outdoor living companies

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PROPERTY PHOTOS

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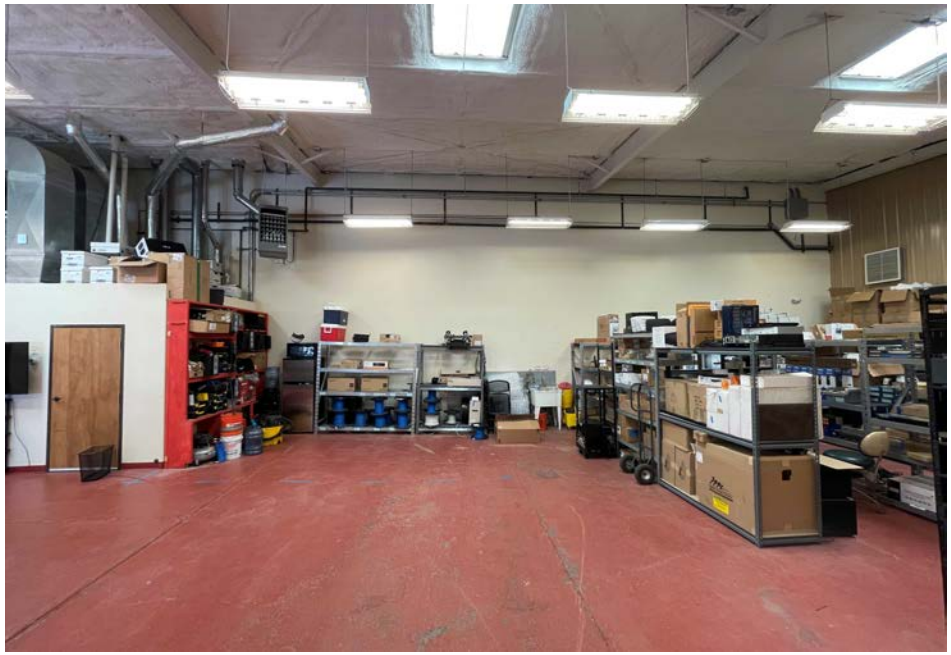




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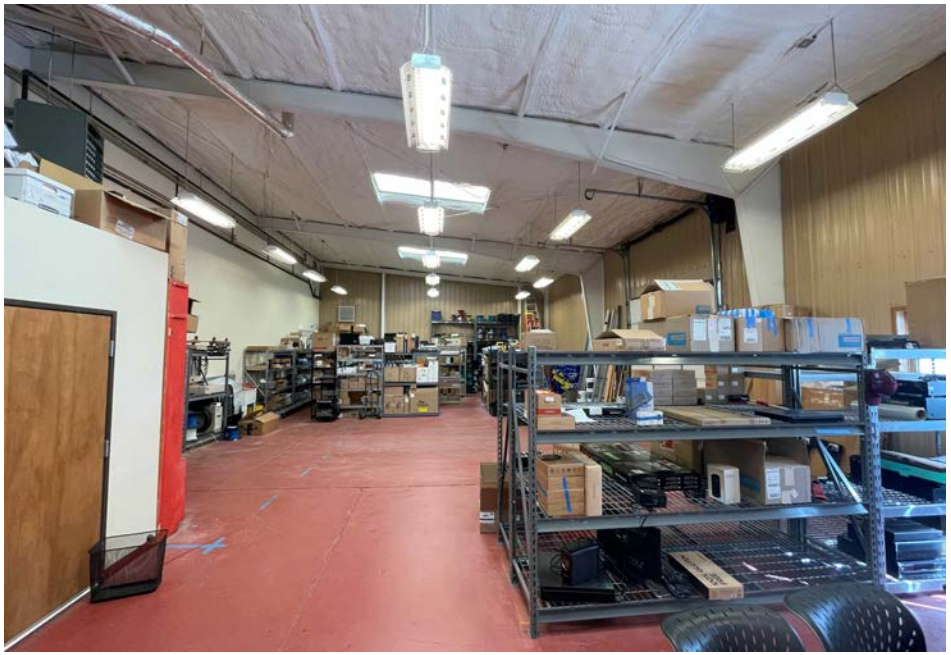
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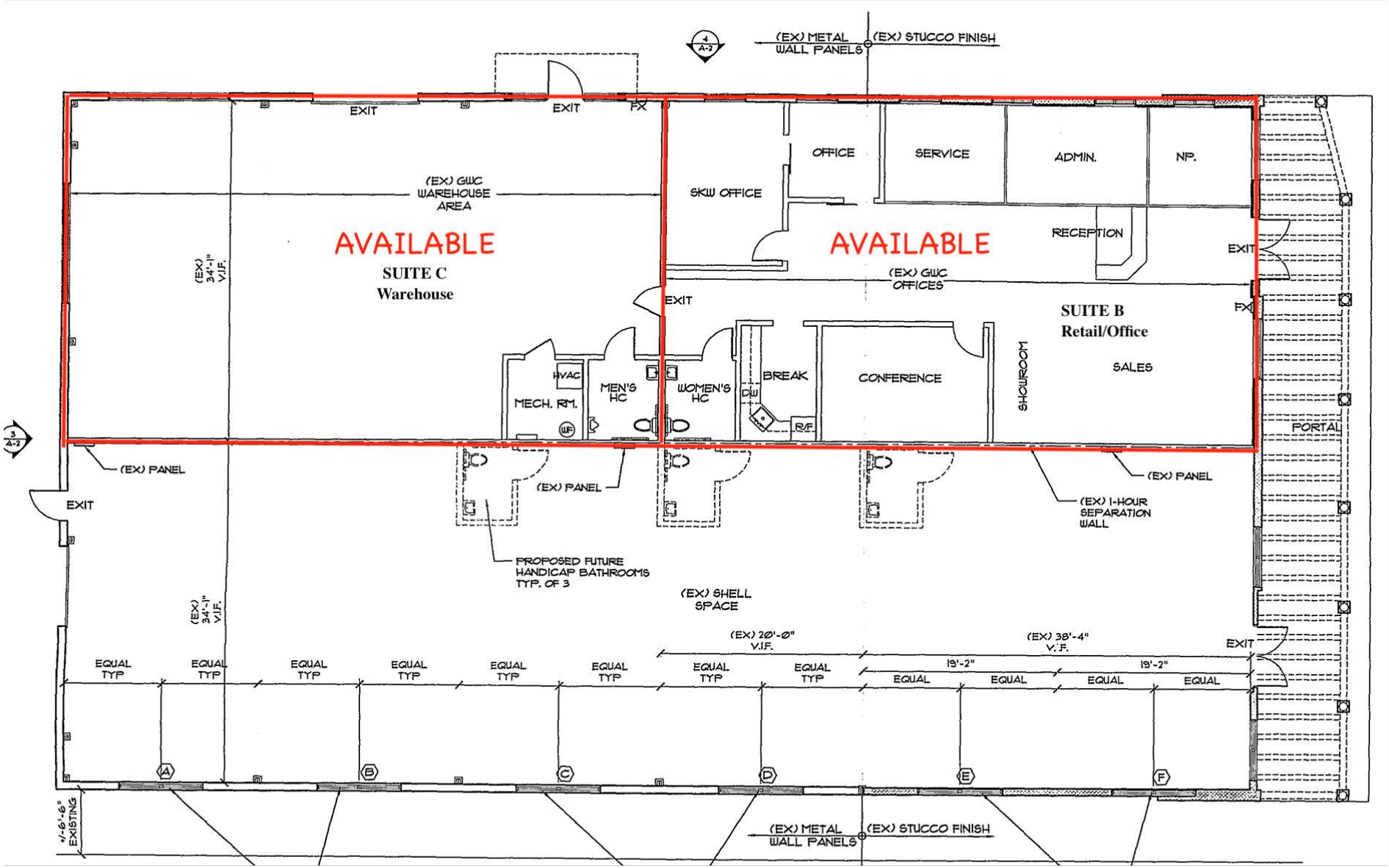




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FLOOR PLAN

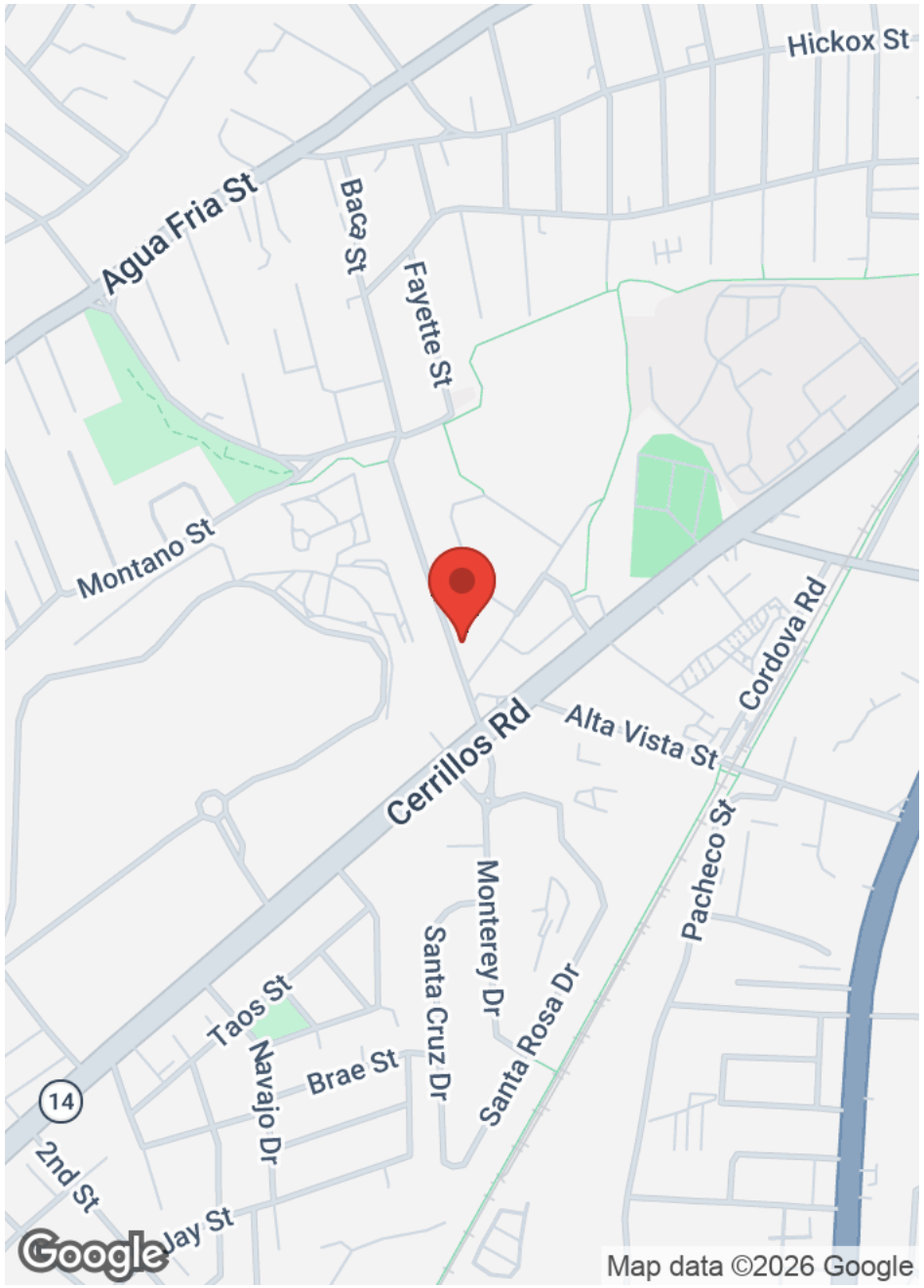
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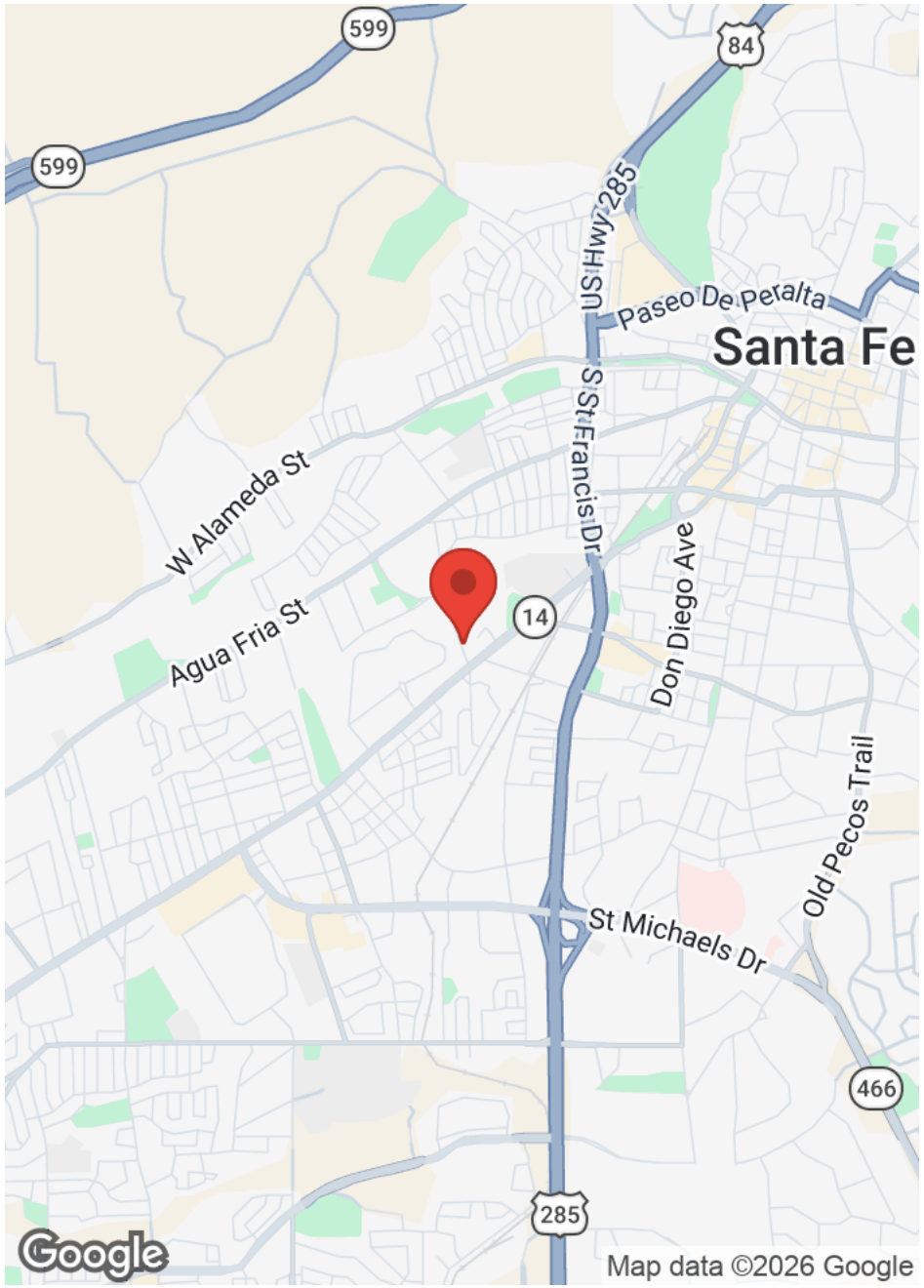


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LOCATION MAPS

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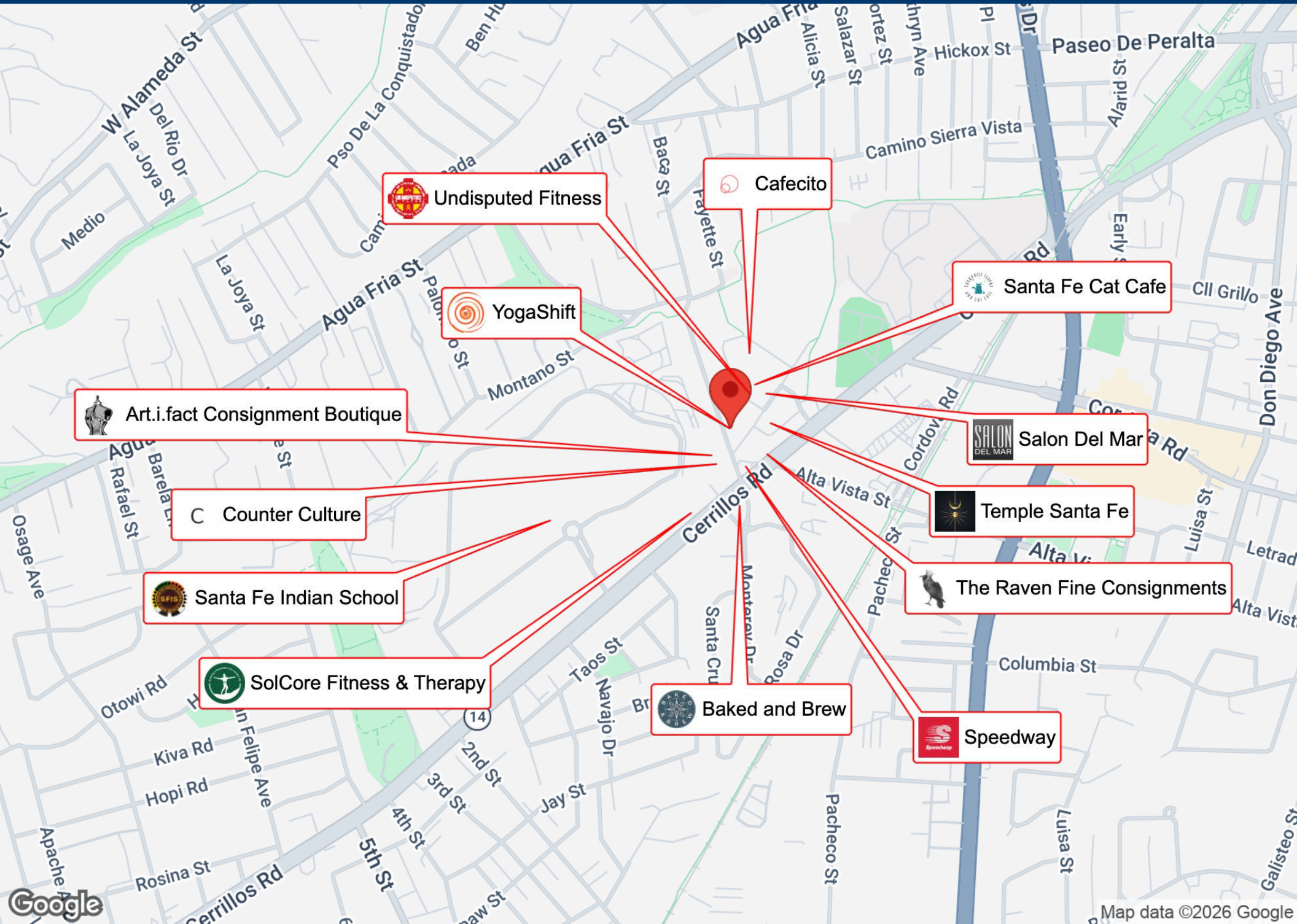


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BUSINESS MAP

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AERIAL MAP

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REAL ESTATE ADVISORS



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EDUCATION

University of North Texas

- BBA Business Information Systems

JENNIFER DYESS

ASSOCIATE BROKER, NM LICENSE 53964

PROFESSIONAL EXPERIENCE

Jennifer Dyess is a licensed real estate professional based in Santa Fe, specializing in the retail sector with expertise in investment sales, leasing, and property analysis. With years of experience in both residential and commercial transactions, Jennifer has built a reputation for maximizing value and profitability for her clients through strategic real estate planning. Her primary focus on retail properties, combined with her ability to navigate complex deals in unique markets, makes her a trusted advisor to buyers, sellers, and investors alike. Jennifer's commitment to delivering results has led to her involvement in numerous high-value transactions and recognition as one of the top commercial realtors in the industry.

PROFESSIONAL AFFILIATIONS/ACCREDIATIONS

- Commercial Association of Realtors (CARNM)
- Santa Fe Association of Realtors

ACHIEVEMENTS

- CoStar Power Broker Award Retail Lease
- Represented Josh Gerwin of Dr. Field Goods in his acquisition of Santa Fe Bar & Grill restaurant (Santa Fe, NM)
- Represented James Beard-nominated Don Artemio restaurant in their first US restaurant location (Fort Worth, TX)
- Represented Seller in a commercial land transaction that brought Rocketship Charter School to an underserved community. (Fort Worth, TX)
- Represented Landlord in 45,000SF Retail Lease for national gym & fitness center; transaction valued at over $10 million. (Arlington, TX)
- Represented Herbs Etc. in a 30,000sf office/warehouse/production facility at the Aspect Media Village in Santa Fe's Midtown Campus

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