



**2306 S. ESPINA  
LAS CRUCES, NM 88001**

**43-UNIT APARTMENT COMPLEX  
\$4,850,000**

**BROKER INFO**

**Jeremiah Lay, CCIM**  
**Steinborn/TCN Commercial RE**  
**575-571-1075**  
**jeremiah@nm-realty.com**  
**NM #42258**







## OFFERING SUMMARY

### 43-UNIT APARTMENT COMPLEX

24 1-BED 1-BATH

19 2-BED 2-BATH



**2306 S. Espina**

Las Cruces, NM 88001

### Located .50 miles from NMSU

- Property Type – Multi Family
- Parcel Number – 4-008-136-298-518
- Legal Summary – S:29 T:23S R:2E MAP 11C TR84
- Land Size – 66,211 SF
- Number of Units – 43
- Number of floors – Two
- Year Built – 1994
- Zoning – UD-TZ (University District Transition Zone)
- Current Occupancy – 98 %

### FOR MORE INFORMATION:

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## 2306 S Espina Street - Building & Unit Breakdown



### Building A

- 12 Units
- 10,466 SF
- 2 bedrooms / 2 bathroom
- Unit 1-6 has a yard
- Unit 7-12 has a balcony

### Building B

- 7 Units
- 4,888 SF
- 1 bedroom / 1 bathroom
- Laundry Room for Complex

### Building C

- 12 Units
- 7,384 SF
- 1 bedroom / 1 bathroom

### Building D

- 12 Units
- 10,508 SF
- 2 bedroom / 2 bathroom
- Unit 1-6 have yards
- Unit 7-12 has a balcony
- Washer & Dryer Hookups

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**2306 S. Espina St.  
2 Bed | 2 Bath unit**



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## 2306 S. Espina St 1 Bed / 1 Bath unit

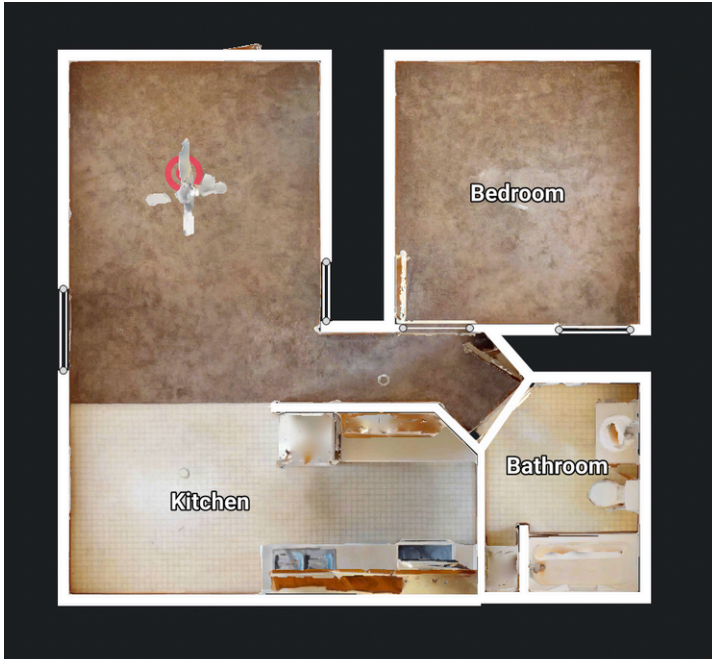


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## 2306 S Espina St Floor Plans & 3D View



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## 2306 S. Espina St. Parking & Yard View

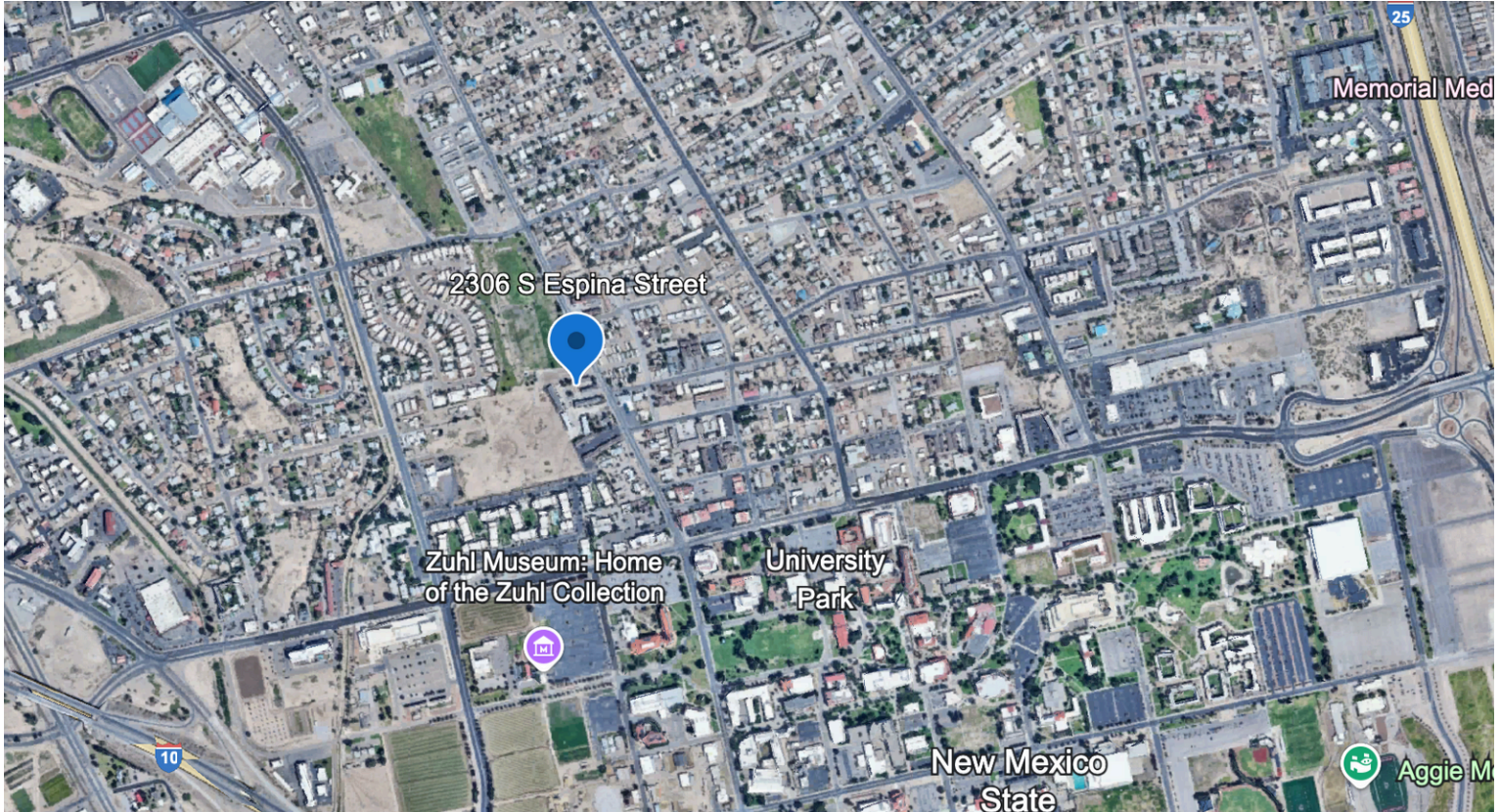


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## Aerial Map View | 2306 S Espina Street



- Located less than .5 miles from New Mexico State University - Main Campus
- Quick access to I-10 & I-25
- Near medical facilities, shopping, and restaurants.

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#### **CONTACT**

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#### **WEBSITE**

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#### **ADDRESS**

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Las Cruces, NM 88011

## **BROKER INFO**

### **About Jeremiah Lay, CCIM**

Jeremiah is a seasoned commercial real estate broker based in Las Cruces, New Mexico, affiliated with Steinborn/TCN Commercial RE and Lay Real Estate Group. Since obtaining his New Mexico real estate license in 2005, he has specialized in multi-family and commercial investment properties, agricultural properties, and development projects.

A graduate of New Mexico State University with a degree in Agricultural Economics and Business, Jeremiah combines his academic background with a deep-rooted understanding of the market. His expertise encompasses market analysis, investment strategy, and transaction management, guiding clients from initial consultation through closing .

Jeremiah proudly holds the esteemed Certified Commercial Investment Member (CCIM) designation—a mark of expertise, integrity, and success in commercial real estate. With a proven track record of transactions across New Mexico, he brings statewide insight and unmatched dedication to every client he serves.

A few fun facts about Jeremiah: He's an avid traveler who has explored over 36 countries, and played collegiate football at New Mexico State University—he's still a die-hard Aggie fan. Jeremiah also enjoys the outdoors.

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