

Freestanding Retail For Lease

1448 Bridge Blvd SW | Albuquerque, NM 87105



**KING
CAPITAL**
COMMERCIAL REAL ESTATE

For Lease

Diane Kappus

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Property Details



Building Size
Building $\pm 2,100$ sf



Lease Rate
Ask Broker



Lot Size
 ± 0.15 ac



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This information has been obtained from sources believed reliable.
We have not verified it and make no guarantee about it.

Market Overview



Property Benefits

- Located at the hard corner of the 5-way intersection at Bridge & Sunset
- Large building signage with exposure to over 28,000 VPD from Bridge Blvd
- Access from Bridge and Sunset
- Great visibility
- Move in ready



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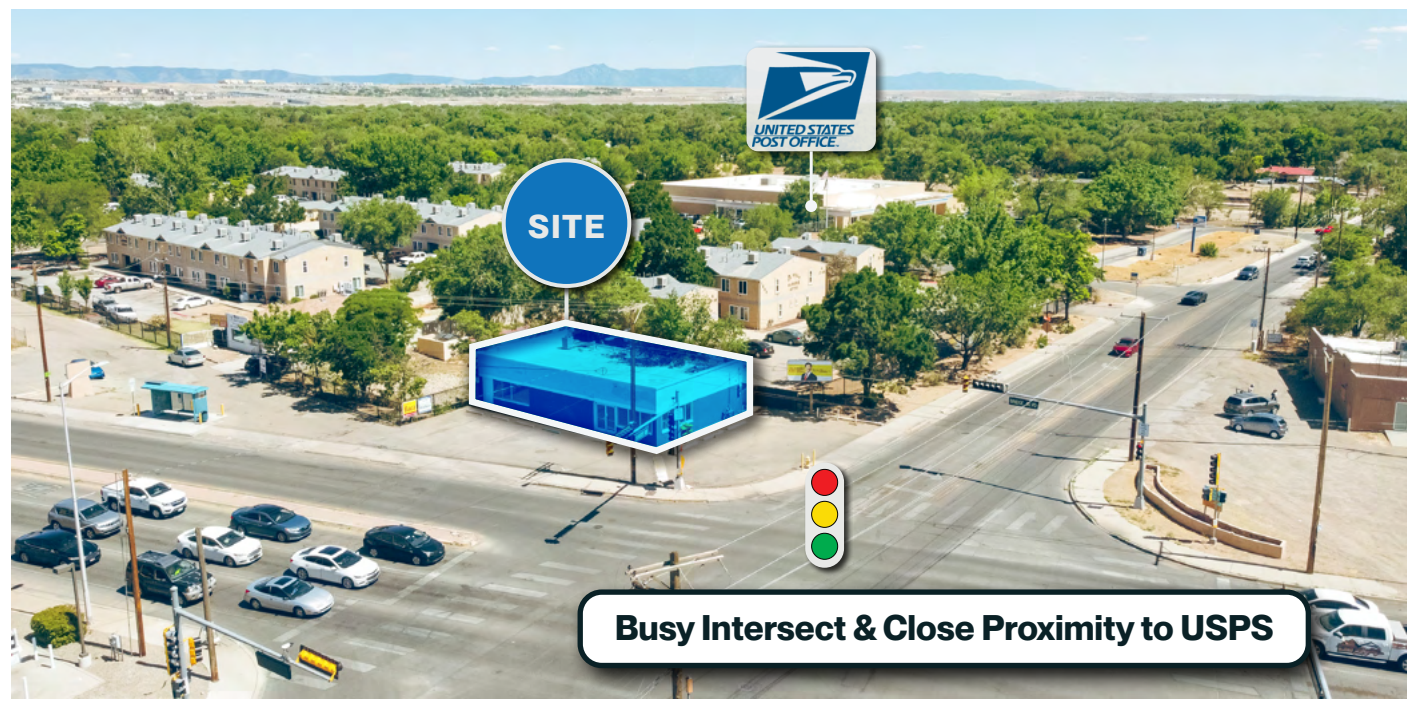
Opportunity for Dual-Suite Layout



Adjacent to O'Reilly Auto Parts



Close Proximity to National Hispanic Cultural Center



Busy Intersect & Close Proximity to USPS



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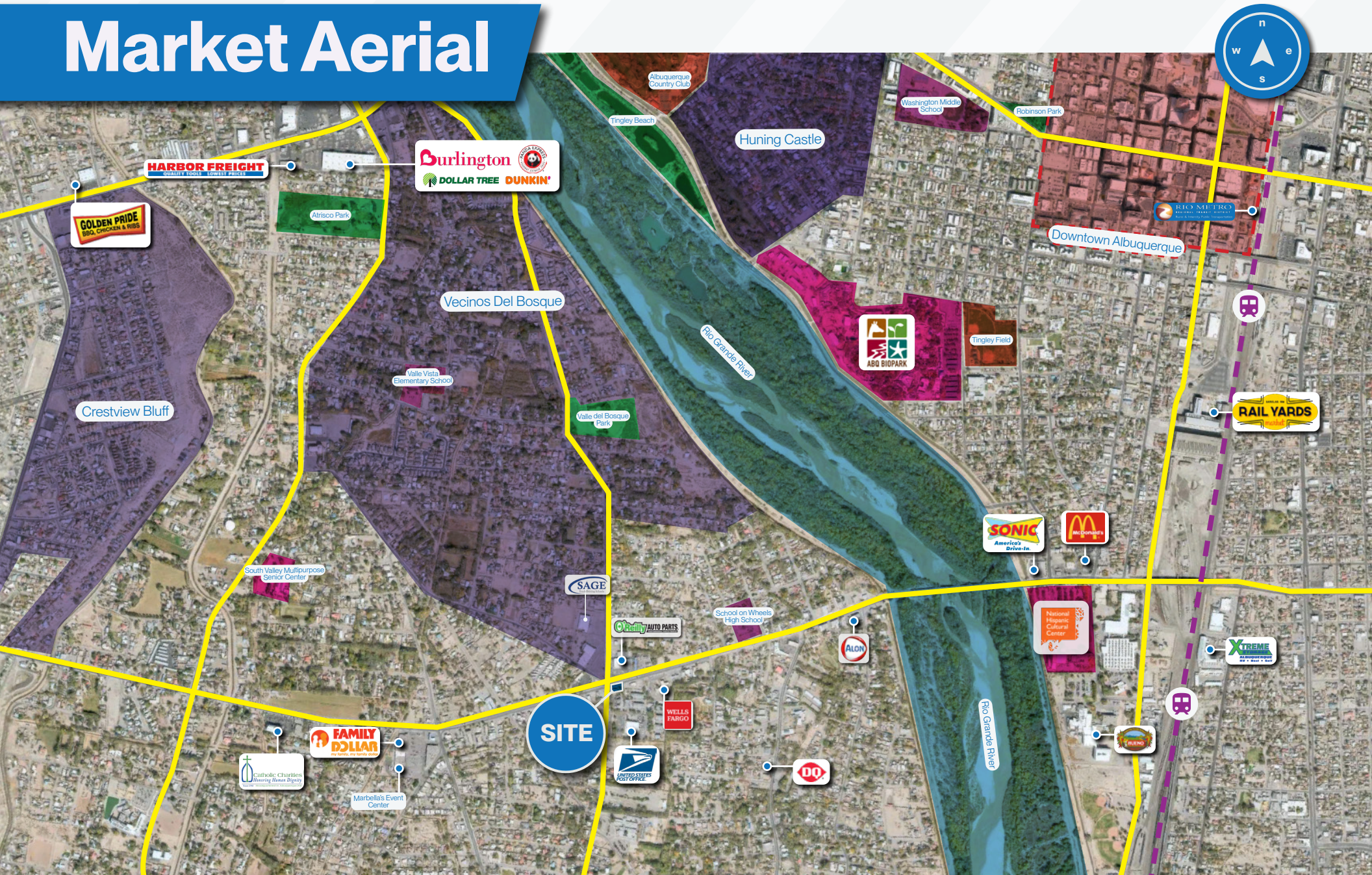
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Market Aerial



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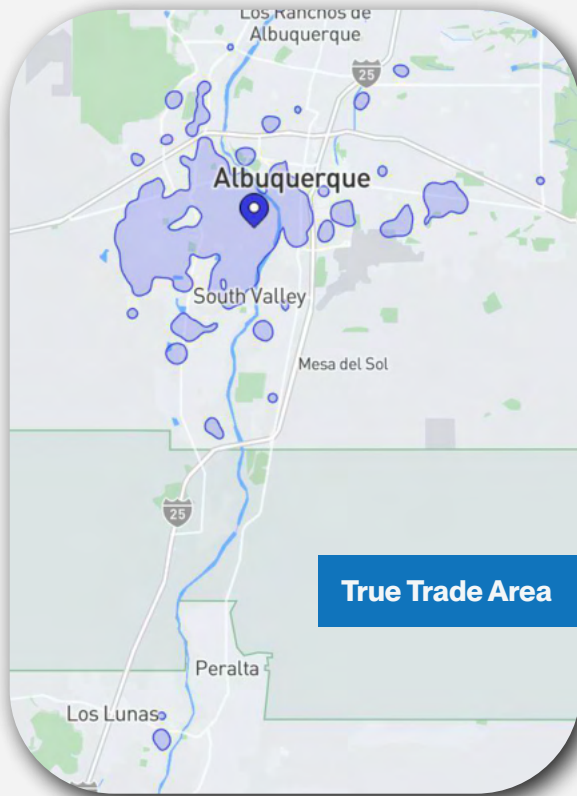
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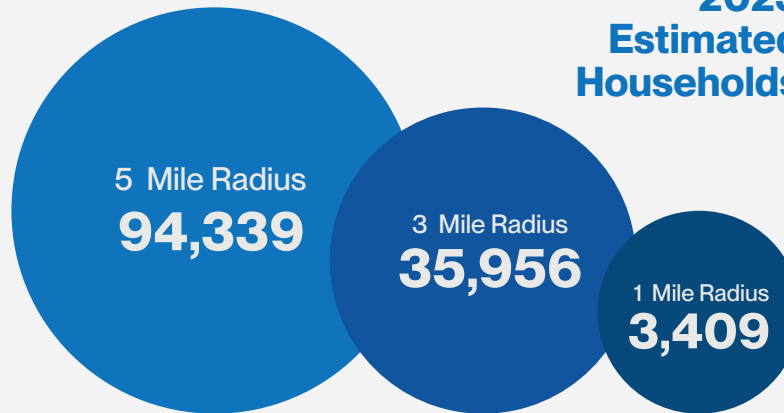
Market Overview



Average Household Income

58K

**2023
Estimated
Households**



**2023
Estimated
Population**

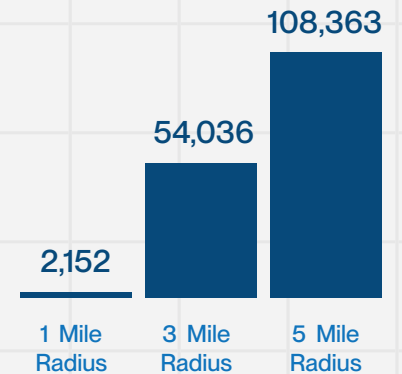


5 Mile Radius
234,057

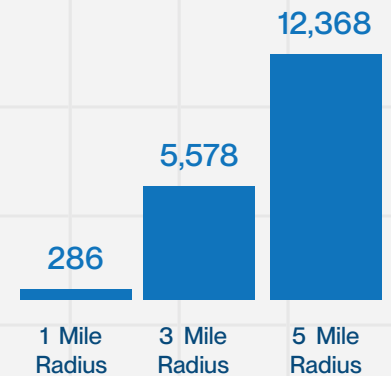
3 Mile Radius
87,429

1 Mile Radius
8,930

**2023 Estimated
Total Employees**



**2023 Estimated
Total Businesses**



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