

For Lease



Prime Endcap Space

1100 S. 2nd St. | Raton, NM 87740

PROPERTY SUMMARY

Lease Rate:	\$8.00
Lease Type:	NNN
Available SF:	+/- 8,125 SF
Lot Size:	0.48 Acres
Zoning:	C-3



PROPERTY HIGHLIGHTS

- **Former Dollar General** – Versatile layout suitable for various retail or service uses
- **Prime Location** – Situated on Raton's busiest street
- **Excellent Signage** – Monument and building signage opportunities for maximum exposure
- **Ample Parking** – Recently resurfaced lot providing easy customer access
- **Rear Delivery Access** – Convenient loading and operational efficiency
- **Good Retail Co-Tenancy** – Neighboring businesses include Raton Family Dental & World Finance



Prime Endcap Space

Aerial

1100 S. 2nd St. | Raton, NM



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Demographics

Raton, NM

Place in: Colfax County, NM, New Mexico, United States

6,046

Population

Census data: ACS 2022 5-year unless noted

8 square miles

759.5 people per square mile



Veteran status

7%

Population with veteran status

about three-quarters of the rate in Colfax County: 9.5%[†]

about 80 percent of the rate in New Mexico: 8.4%

Veterans by wartime service



* Civilian veterans who served during wartime only

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350 Total veterans

334 Male

16 Female

Educational attainment

90.2%

High school grad or higher

about the same as the rate in Colfax County: 90.5%

a little higher than the rate in New Mexico: 87.1%

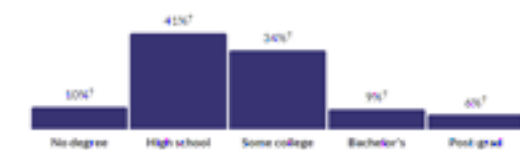
15.1%

Bachelor's degree or higher

about two-thirds of the rate in Colfax County: 22.1%[†]

about half the rate in New Mexico: 29.1%

Population by highest level of education



* Universe: Population 25 years and over

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Households

2,843

Number of households

Colfax County: 5,549

New Mexico: 812,852

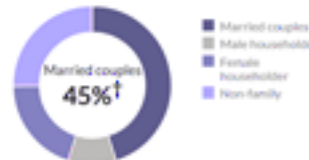
2.1

Persons per household

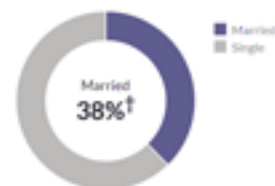
a little less than the figure in Colfax County: 2.1

about 80 percent of the figure in New Mexico: 2.6

Population by household type



Marital status



* Universe: Population 15 years and over

Units & Occupancy

3,377

Number of housing units

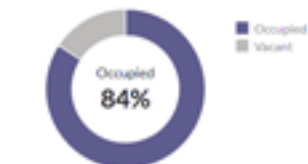
Colfax County: 9,554

New Mexico: 943,149

Marital status, by sex



Occupied vs. Vacant



Ownership of occupied units



Age

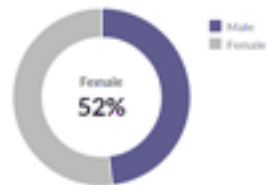
44.4

Median age

about 90 percent of the figure in Colfax County: 49.2

about 20 percent higher than the figure in New Mexico: 38.6

Sex



Income

\$25,679

Per capita income

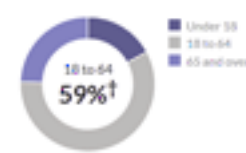
about 90 percent of the amount in Colfax County: \$28,275

about 80 percent of the amount in New Mexico: \$32,667

Population by age range



Population by age category



Race & Ethnicity

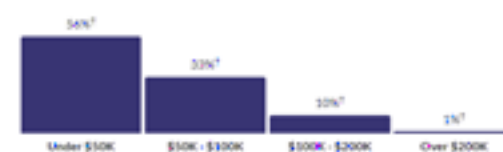


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* Hispanic includes respondents of any race. Other categories are non-Hispanic.

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Household income



\$40,899

Median household income

about 90 percent of the amount in Colfax County: \$46,286[†]

about two-thirds of the amount in New Mexico: \$58,722

WESTERN STATES

COMMERCIAL REAL ESTATE

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