

UNSER PLAZA

5740 Night Whisper NW, Albuquerque NM 87114



BASE 5

RETAIL PARTNERS



**LISTING
BROKER**

Ariana West

ariana@base5retail.com - 505.235.0637

6739 Academy Rd NE, Suite 380 • Albuquerque, NM 87109

505.807.0605 • WWW.BASE5RETAIL.COM

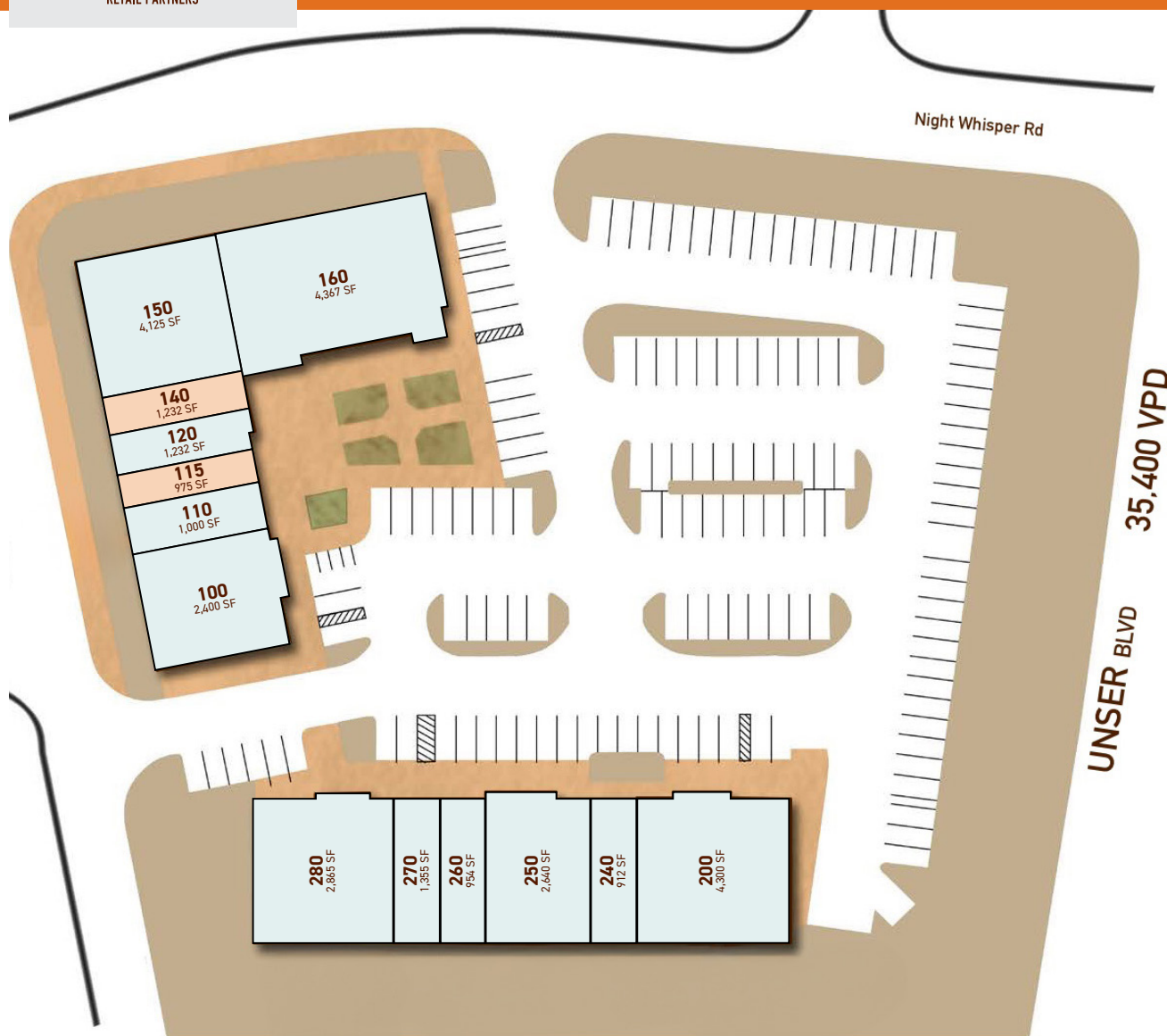


BASE 5
RETAIL PARTNERS

SITE MAP

UNSER PLAZA

5740 Night Whisper NW, Albuquerque NM 87114



SPACE	TENANT	SF
100	Dentist	±2,400
110	Farmers	±1,000
115	Available	±975
120	Timeless Barber	±1,232
140	Available	±1,232
150	LA Esperanza	±4,125
160	Marble	±4,367
200	La Esperanza	±4,300
240	Elevated Aesthetics	±912
250	Ironwood Kitchen	±2,640
260	La Esperanza	±954
270	Nail Salon	±1,355
280	Kiln It	±2,865
Total GLA		±23,366

Asking rates range from \$16.00-18.00 PSF
plus estimated NNNs of \$5.44 PSF.



BASE 5
RETAIL PARTNERS

AERIAL

UNSER PLAZA

5740 Night Whisper NW, Albuquerque NM 87114



**LISTING
BROKER**

Ariana West • ariana@base5retail.com • 505.235.0637

505.807.0605 • WWW.BASE5RETAIL.COM



BASE 5
RETAIL PARTNERS

AERIAL

UNSER PLAZA

5740 Night Whisper NW, Albuquerque NM 87114



**LISTING
BROKER**

Ariana West • ariana@base5retail.com • 505.235.0637

505.807.0605 • WWW.BASE5RETAIL.COM

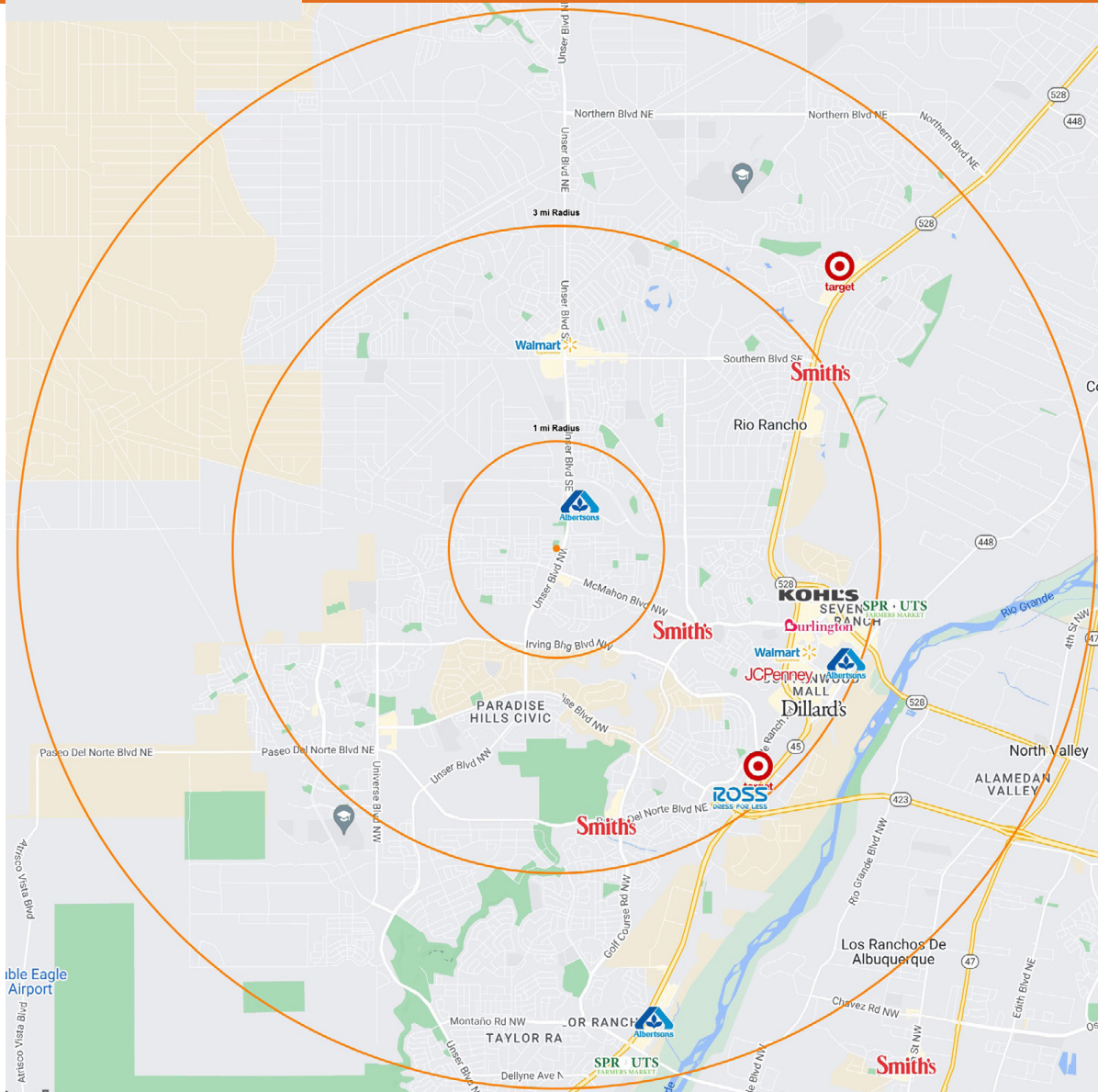


BASE 5
RETAIL PARTNERS

RADIUS MAP

UNSER PLAZA

5740 Night Whisper NW, Albuquerque NM 87114



POPULATION

1 MILE
14,561

3 MILES
92,513

5 MILES
167,392



INCOME

1 MILE
\$98,090

3 MILES
\$84,791

5 MILES
\$91,316



EMPLOYEES

1 MILE
1,298

3 MILES
22,318

5 MILES
37,911



TRAFFIC

MCMAHON
19,100 VPD

UNSER
35,400 VPD

**LISTING
BROKER**

Ariana West • ariana@base5retail.com • 505.235.0637

505.807.0605 • WWW.BASE5RETAIL.COM



BASE 5
RETAIL PARTNERS

OVERVIEW

UNSER PLAZA

5740 Night Whisper NW, Albuquerque NM 87114



The property is located along Unser, just north of McMahon in the Westside/Rio Rancho trade area. This neighborhood shopping center is very well positioned in the market with over 35,400 cars passing by each day.

- Located just south of Presbyterian Rust Hospital
- Co-tenants include Marble Taproom, Farmers Insurance, Kiln It, and La Esperanza child care
- Full turn access from Unser
- Also located just south of The Village @ Rio Rancho - a 65 Acre mixed use development with Albertson's Market Street

LET'S CHAT

ARIANA WEST

ariana@base5retail.com

505.235.0637



**LISTING
BROKER**

Ariana West • ariana@base5retail.com • 505.235.0637

505.807.0605 • WWW.BASE5RETAIL.COM