

# SPLIT LEVEL OFFICE FOR SALE

2543 Wyoming Blvd NE | ALBUQUERQUE, NM 87112

Lynn Building in NE Heights

Easy Access to I-40, 1.7 Miles Away



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**Metro Commercial**  
REALTY. INC.



# OFFICE FOR SALE

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## Space Highlights:

- Small office for sale
- Approx. 1,955 sf, split-level office
- Refrigerated air
- \$375,000

## Property Highlights:

- Great NE Heights location
- Ample parking (front and rear)
- Great visibility / signage opportunity
- 34,500 CPD on Wyoming
- Owner Financing Available
- MX-T: [Mixed-Use – Transition Zone District](#)



The information herein has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial, and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.



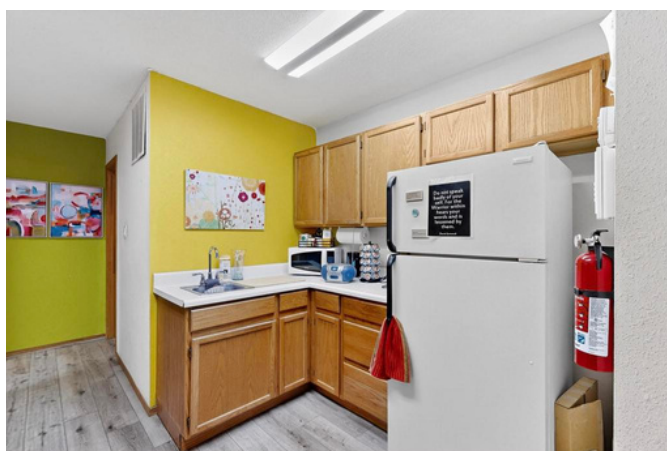
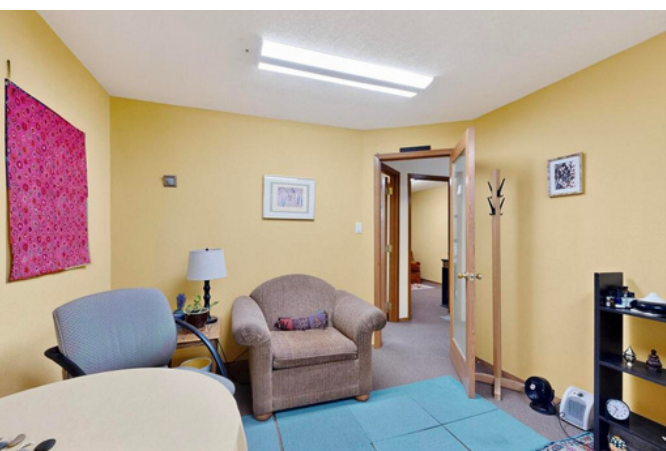
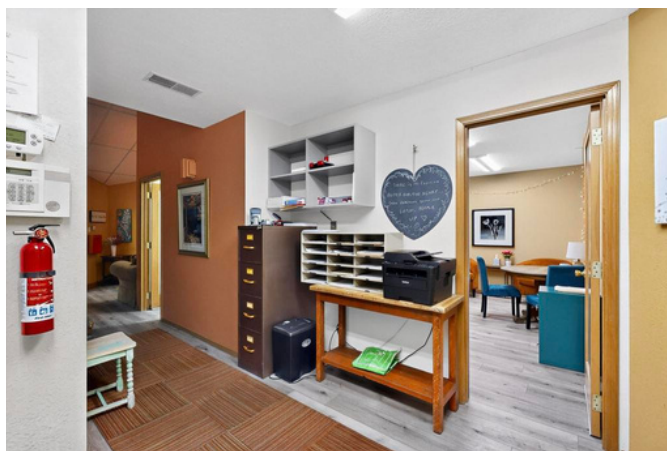




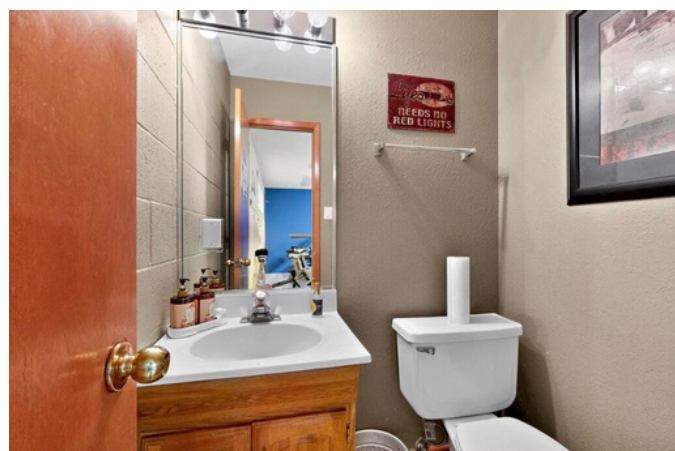
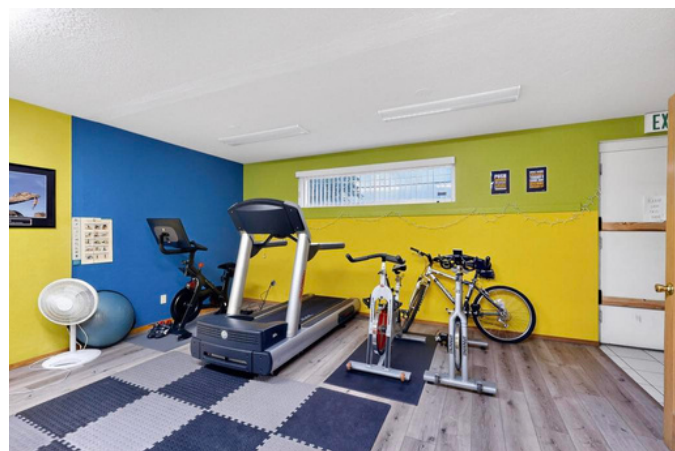
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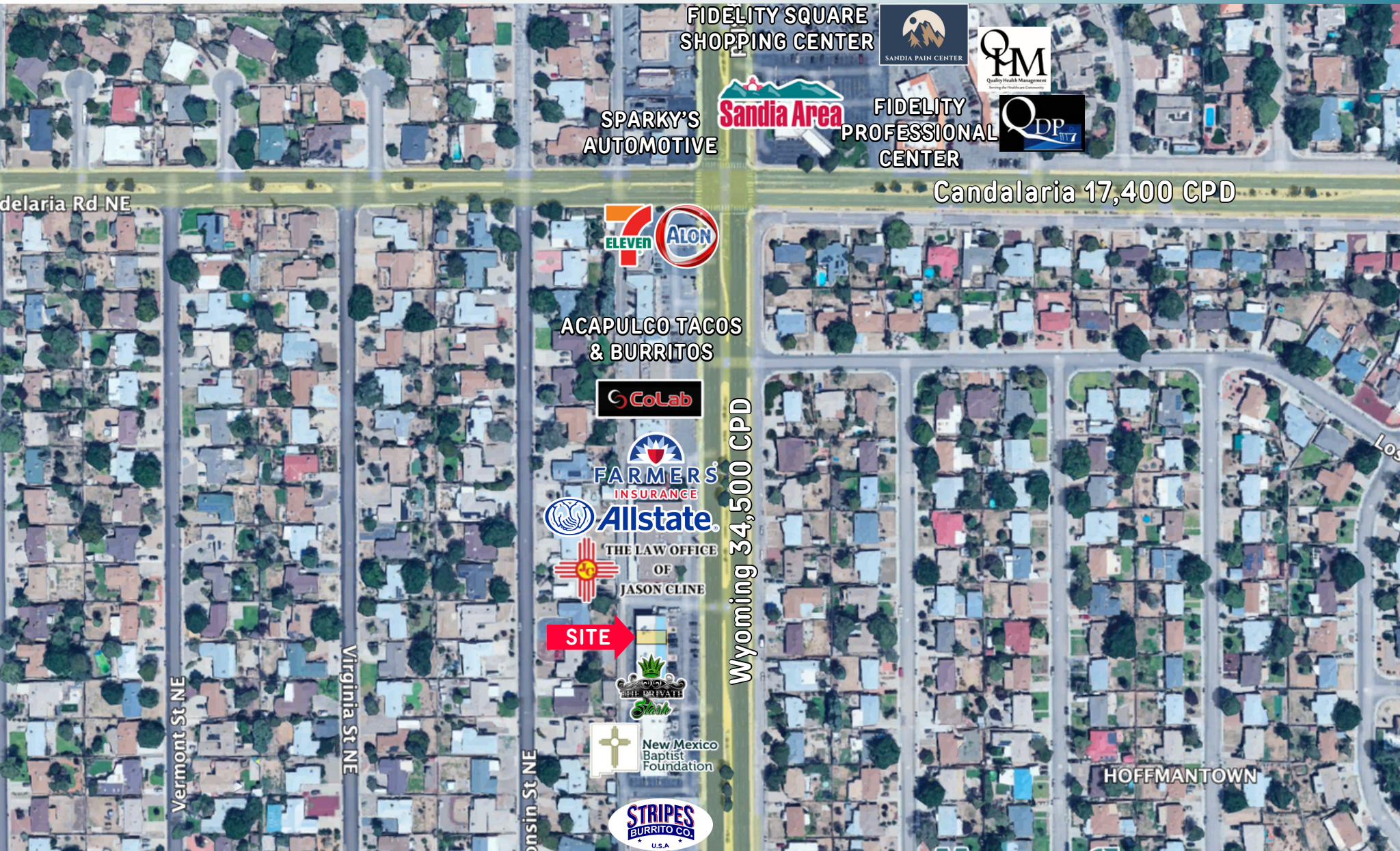


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# TRADE AREA



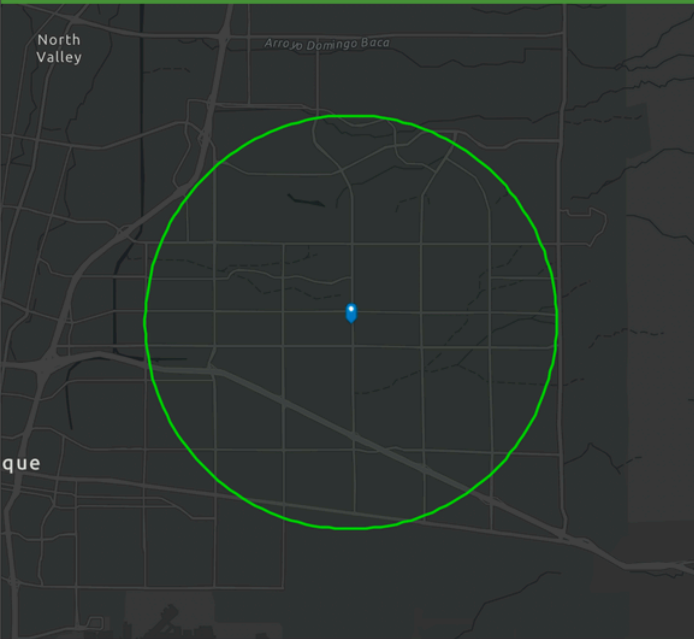


# DEMOGRAPHICS

## DEMOGRAPHIC PROFILE

2543 Wyoming Blvd NE, Albuquerque, New Mexico, 87112

Ring of 3 miles



This infographic contains data provided by Esri.  
The vintage of the data is 2020, 2025.  
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### KEY FACTS

144,885

Population

40.9

Median Age

66,834

Households

\$50,996

Median Disposable Income

### INCOME



\$60,627

Median Household Income



\$39,093

Per Capita Income



\$128,535

Median Net Worth

### EDUCATION

6%

No High  
School  
Diploma



22%

High School  
Graduate



31%

Some College



41%

Bachelor's/Grad  
/Prof Degree

### HOUSING STATS



\$283,481

Median Home Value



\$9,317

Average Spent on  
Mortgage & Basics



\$888

Median Contract  
Rent

### PETS



34%

House  
hold  
Owns  
a Dog



24%



N/A

Househ  
old  
Owns a  
Cat

House  
hold  
Owns  
Any

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