

# 2601 WYOMING BLVD. NE

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ALBUQUERQUE, NM 87112

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# Property Summary



## OFFERING SUMMARY

Lease Rate:	\$15.00 - 810.00 per month [Gross]
zoning:	MX-T
Number of Units:	32
building size:	20,000 SF
Lot Size:	1 Acre

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	7,003	65,218	144,612
Total Population	15,812	146,206	326,753
Average HH Income	\$58,864	\$57,115	\$61,053

## PROPERTY HIGHLIGHTS

- Convenient Northeast Heights location
- Located on Wyoming Blvd.
- Between Menaul and Candelaria
- Multiple suites available
- Large interior Lobby
- Attractive lease rate for Northeast Heights

SPACES	LEASE RATE	SPACE SIZE
Suite 200	\$810 per month	694 SF
Suite 204	\$759 per month	607 SF
Suite 208	\$15 per month	393 SF
Suite 212	\$491 per month	392 SF

# Property Summary



## OFFERING SUMMARY

Lease Rate:	\$15.00 - 810.00 per month [Gross]
Number of Units:	32
Available SF:	392 - 694 SF
Lot Size:	1 Acres
Building Size:	20,000 SF

## PROPERTY DESCRIPTION

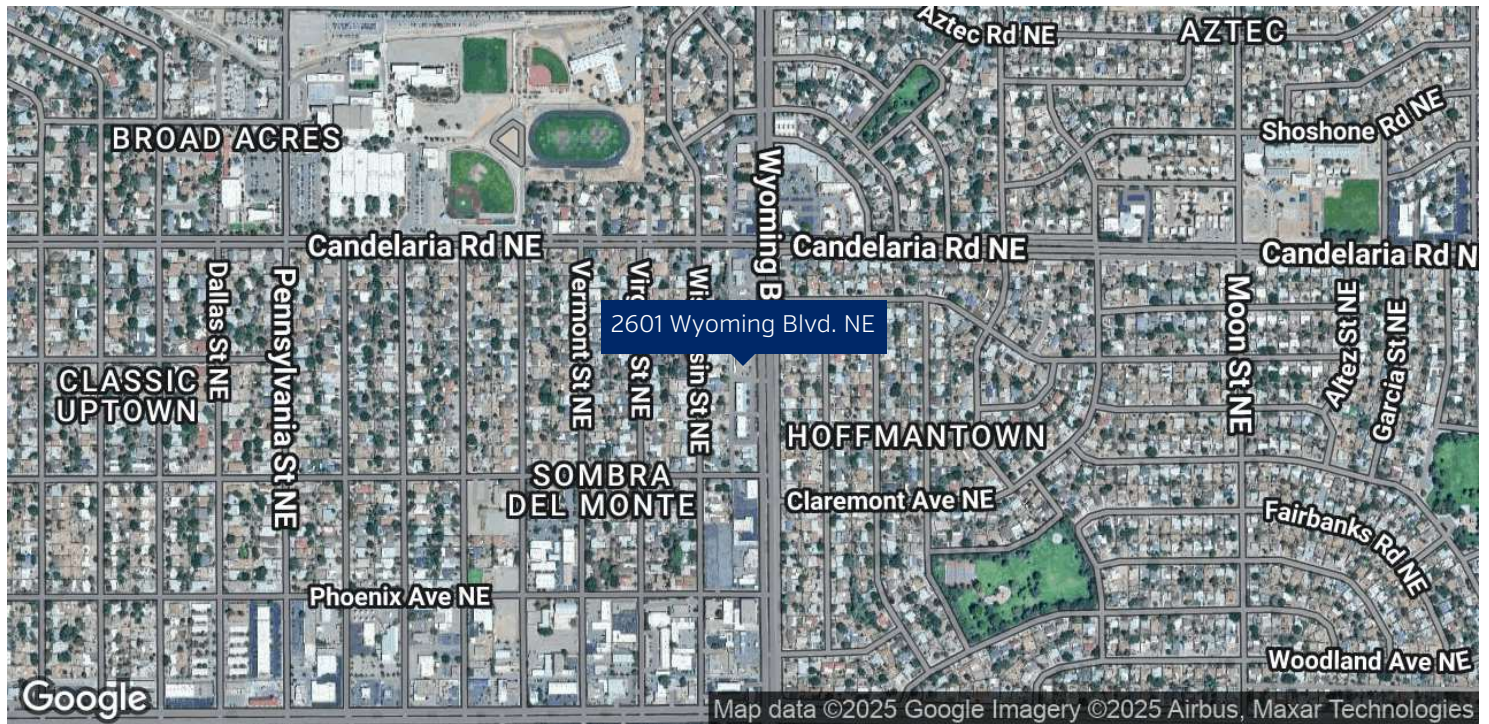
Experience the convenience and professionalism at 2601 Wyoming Blvd. NE in Albuquerque, NM. This property boasts a prime location on Wyoming Blvd., between Menaul and Candelaria, offering multiple suites to accommodate diverse business needs. Step into the impressive interior lobby, designed to make a striking first impression on clients and visitors alike. With an attractive lease rate for the Northeast Heights, this property presents an exceptional opportunity for businesses seeking a dynamic and accessible space to thrive. Don't miss the chance to elevate your business in this sought-after location.

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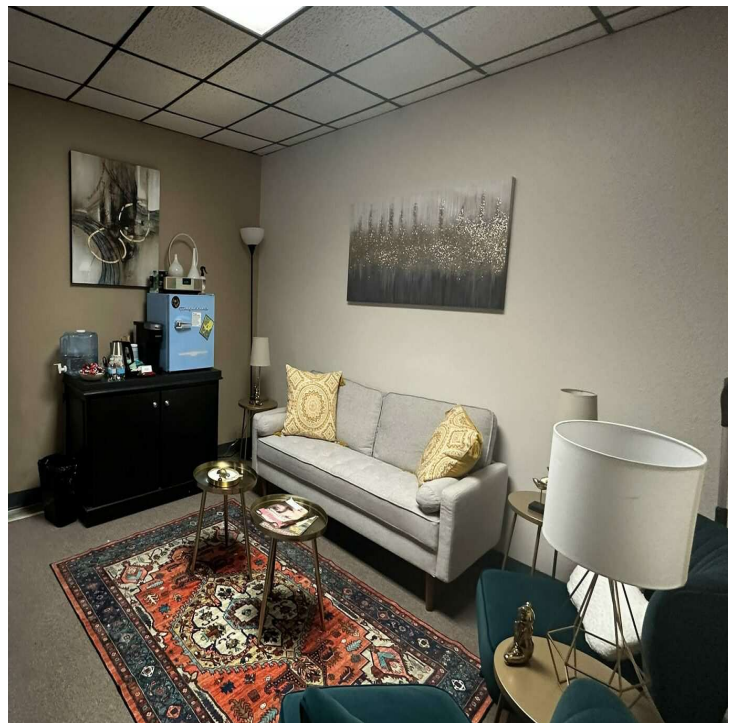
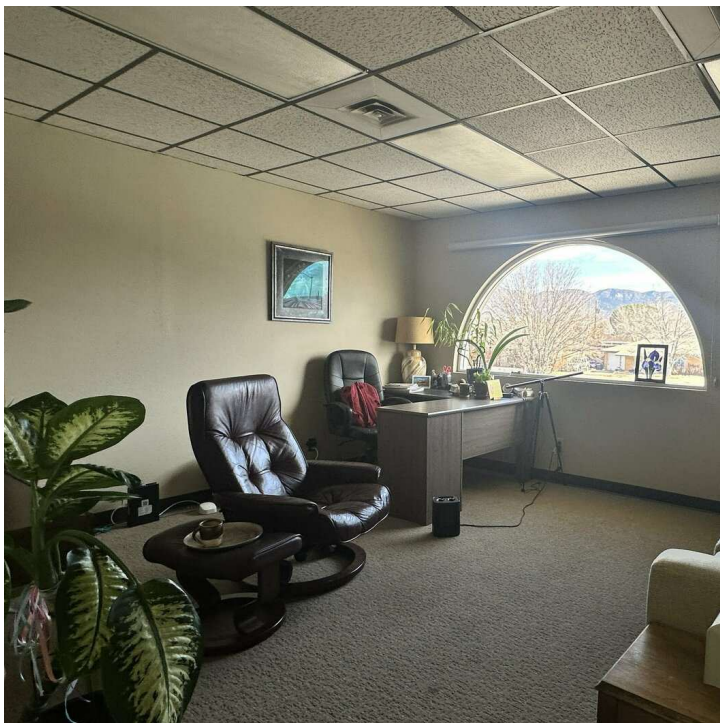


# Location Map





# Interior Photos



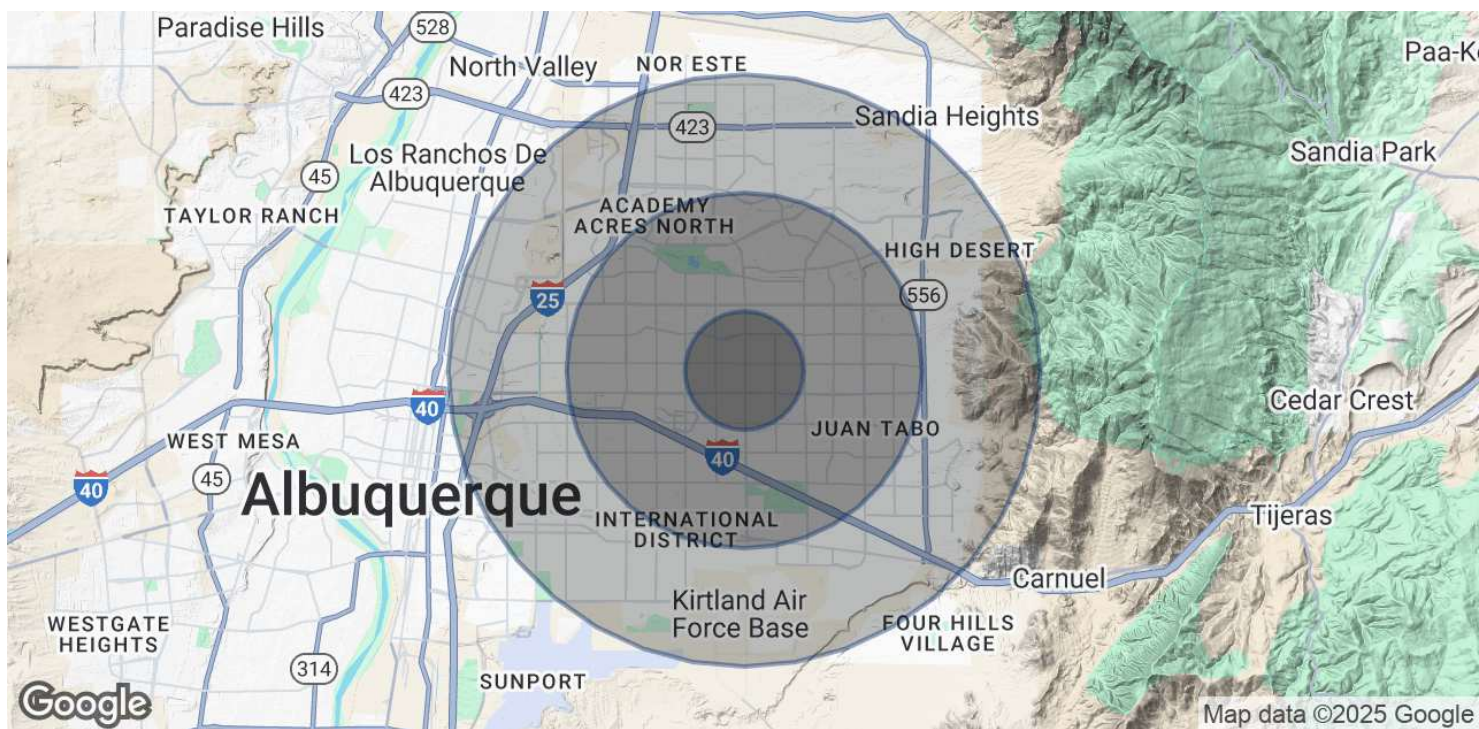


# Additional Interior Photos





# Demographics Map & Report



## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	15,812	146,206	326,753
Average Age	42.2	39.6	39.4
Average Age (Male)	40.0	37.8	37.9
Average Age (Female)	44.8	41.2	41.0

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	7,003	65,218	144,612
# of Persons per HH	2.3	2.2	2.3
Average HH Income	\$58,864	\$57,115	\$61,053
Average House Value	\$199,205	\$208,750	\$226,289

\* Demographic data derived from 2020 ACS - US Census