



\$18.50 Gross

**Tenant pays
Janitorial &
interior
maintenance**

**Landlord pays
utilities, CAM,
tax & insurance**

**Call Erin Quinn
505.569.0835**

**C&S Real Estate
& Development, LLC**
6001 Indian School Rd. NE
Suite 200
Albuquerque, NM 87110
505.266.5711
www.csrednm.com

**Great Value
University Area**



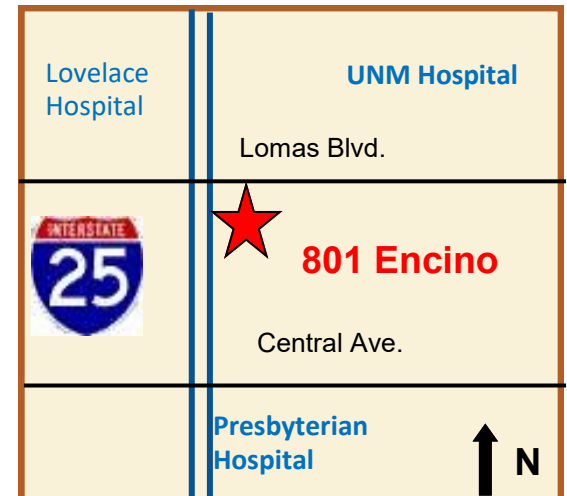
- Campus-style Medical park with Central “Big I” location in the hub of ABQ’s medical services
- Ultimate convenience — Patients park directly adjacent to doctor’s suites
- Landlord pays utilities, RE tax & insurance, and CAM.
- Tenant responsible for janitorial and interior maintenance
- Parking 4.2/1000

**Medical Arts Plaza
801 Encino Place NE
Albuquerque, NM 87102**

**Location
Location
Location!**

The Big I + The Big 3 Hospitals

**Within 1 mile of
UNM
Presbyterian
& Lovelace Hospitals!**





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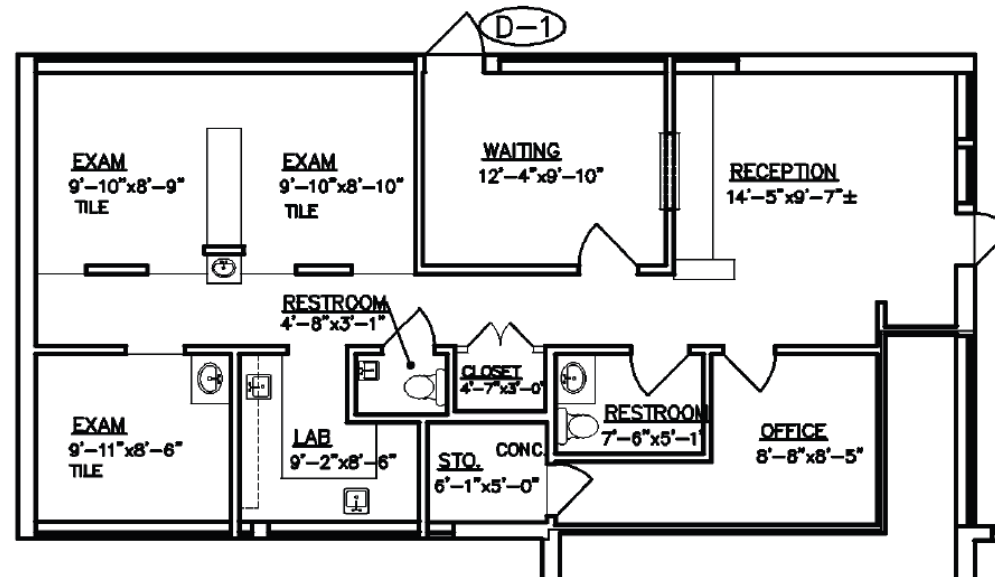
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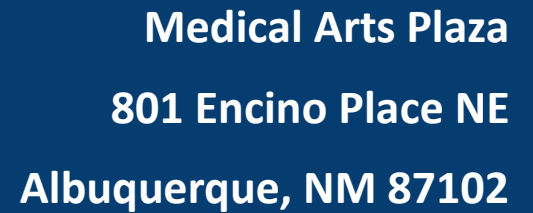
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Suite D-1 — 1,110 SF

**Dental suite 3 chairs
Lab & 1 Office
2 Restrooms
Reception/Waiting**





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Suite E-12 — 4,004 RSF

8 Exam rooms

3 offices

X-ray lab

3 Restrooms

Large reception area

Rolling medical file system

