

For Sale

Turn-Key Drive-In/Drive-Thru Restaurant

LOCATED IN ALAMOGORDO'S RETAIL TRADE AREA



**±1,282 SF on ±0.55 AC
Available**

504 S White Sands Blvd. | Alamogordo, NM 88310

NAI SunVista] **Got Space™**

John Algermissen CCIM

johna@sunvista.com | 505 998 5734

Genieve Posen

genieve@sunvista.com | 505 998 1568

For Sale

504 S White Sands Blvd. | Alamogordo, NM 88310

PROPERTY

AVAILABLE

Building: $\pm 1,282$ SF

Land: ± 0.55 Acres

SALE PRICE

\$799,000

HIGHLIGHTS

- Great traffic counts of 19,290 along Alamogordo's main retail corridor
- Strong performing former Sonic location (Sonic is relocating to a larger site)
- High-demand drive-in opportunity with infrastructure ready for occupancy
- Adjacent to several national quick serve restaurant brands and Walmart Supercenter
- Restaurant infrastructure in place and ready for occupancy
- 25 drive-in order stalls
- Large pylon signage
- Drive-thru with ample stacking
- Property is part of larger portfolio, see broker for details

ZONING

- C-3

LOCATION

- SWQ S White Sands Blvd & 1st St.



SITE

Building: $\pm 1,282$ SF
Land: ± 0.55 Ac.

For Sale

504 S White Sands Blvd. | Alamogordo, NM 88310

SITE

Building: $\pm 1,282$ SF
Land: ± 0.55 Ac.

S White Sands Blvd.



CPD 19,290

Matteo's
Mexican

Rocket National
Buffet

Sam's Gift Shop

V.I.P.Nails

Alamo Device Repair

Vibes Cannabis
Dispensary

Massage

Pizza
Hut

O'Reilly
AUTO PARTS

ECONOMY
INN

DUTCH
BROS



NAISunVista

505 878 0001 | sunvista.com
2424 Louisiana Blvd. NE | Suite 100
Albuquerque, NM 87110

John Algermissen CCIM
johna@sunvista.com
505 998 5734

Genieve Posen
genieve@sunvista.com
505 998 1568

For Sale

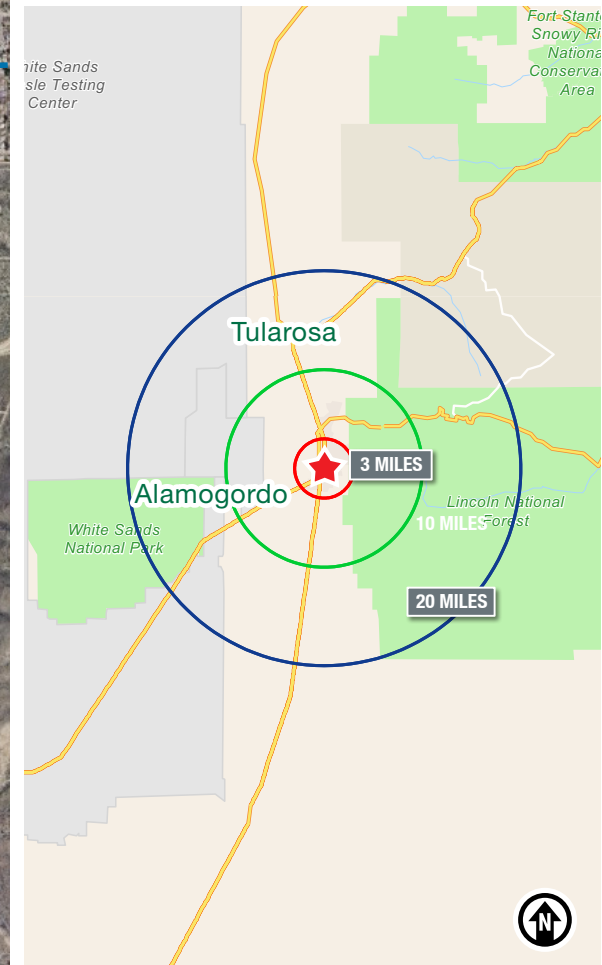
504 S White Sands Blvd. | Alamogordo, NM 88310



LOCATION

Demographics	3 mile	10 mile	20 mile
Total Population	30,456	44,823	52,911
Average HH Income	\$70,101	\$72,210	\$74,498
Daytime Employment	10,250	14,069	15,668

2024 Forecasted by Esri



NAI SunVista

505 878 0001 | sunvista.com
2424 Louisiana Blvd. NE | Suite 100
Albuquerque, NM 87110

John Algermissen CCIM
johna@sunvista.com
505 998 5734

Genieve Posen
genieve@sunvista.com
505 998 1568

504 S White Sands Blvd. | Alamogordo, NM 88310



Building: ±1,282 SF
Land: ±0.55 AC