

# For Sale | Office Building

400 W 1st Street, Portales NM 88130

**NA 1st Valley**  
Commercial Real Estate Services, Worldwide.



For more information:

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1155 S Telshor Blvd  
Las Cruces, NM 88011  
(575) 521 - 1535  
[1stvalley.com](http://1stvalley.com)

# Listing Overview



Sale Price	\$496,000
Building Size	6,589 ± Sq. Ft.
Lot Size	0.99 ± Acres
Parking Spaces	24
Zoning	C2

## Property Highlights

- Former bank building - can be converted to office or retail use
  - Property has 3 year deed restriction not allowing banks or financial institutions to occupy the property.
  - Property encompasses an entire block on 1st Street (US Hwy 70) - one of the busiest streets in Portales
- Nearby traffic count: 17,134 VPD (NMDOT, 2023)*
- Located at an intersection with traffic light
  - Located less than a mile from Eastern New Mexico University
  - Access to property from three streets

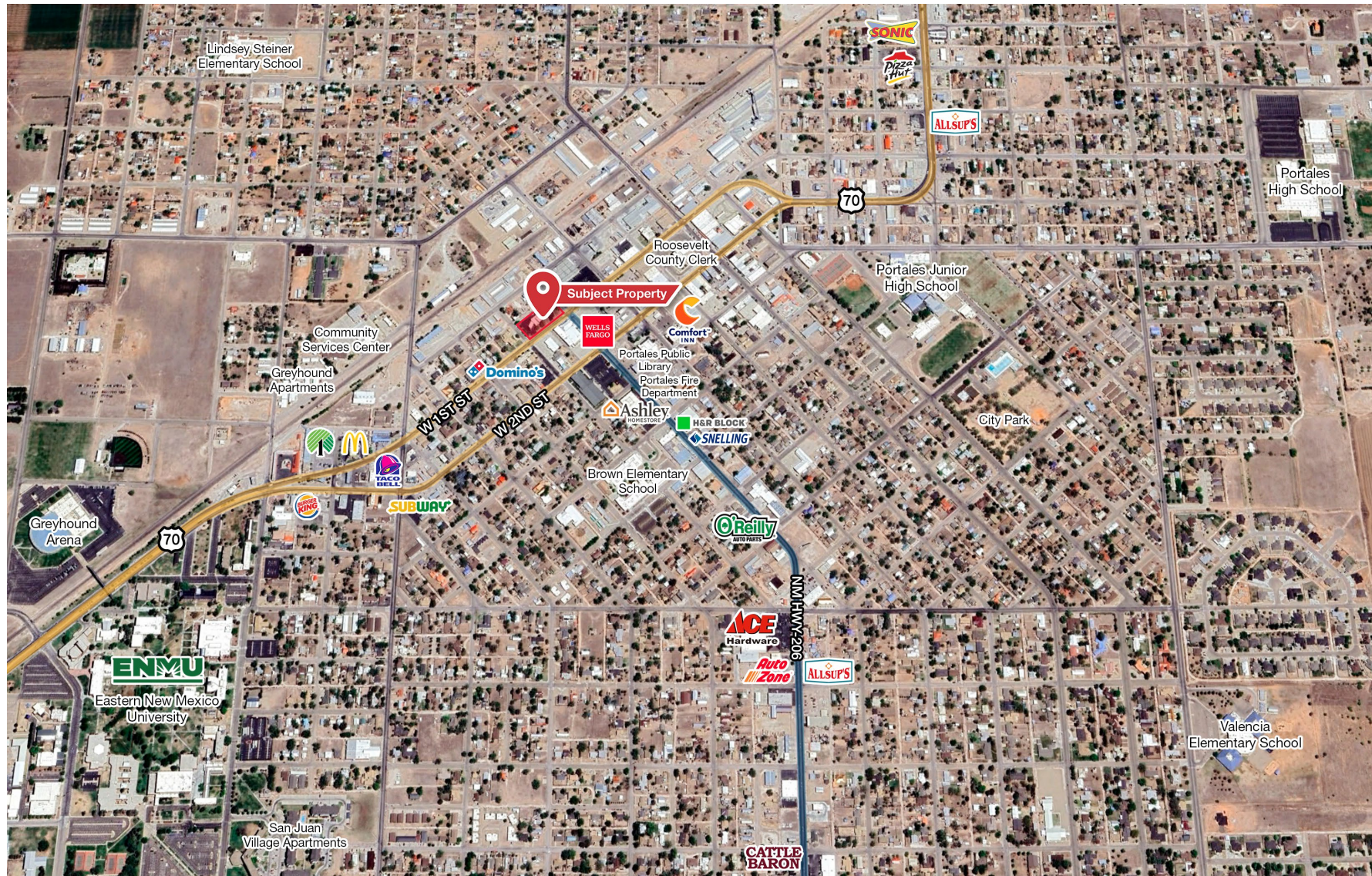


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