



Colliers

For Lease

112 W McGaffey St
Roswell, NM

Chase Ruffin

Vice President
+1 505 880 7087
chase.ruffin@colliers.com
Lic. No. 52041

Colliers | New Mexico-El Paso
5051 Journal Center Blvd. NE, Suite 200
Albuquerque, NM 87109
Main: +1 505 883 7676
colliers.com

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Property Profile

Details

Lease Rate	\$9.00 PSF
Lease Type	NNN
Space Available	± 4,000 - 11,800 SF
Lot Size	1.17 AC
Submarket	Roswell
Zoning	C-2

Features

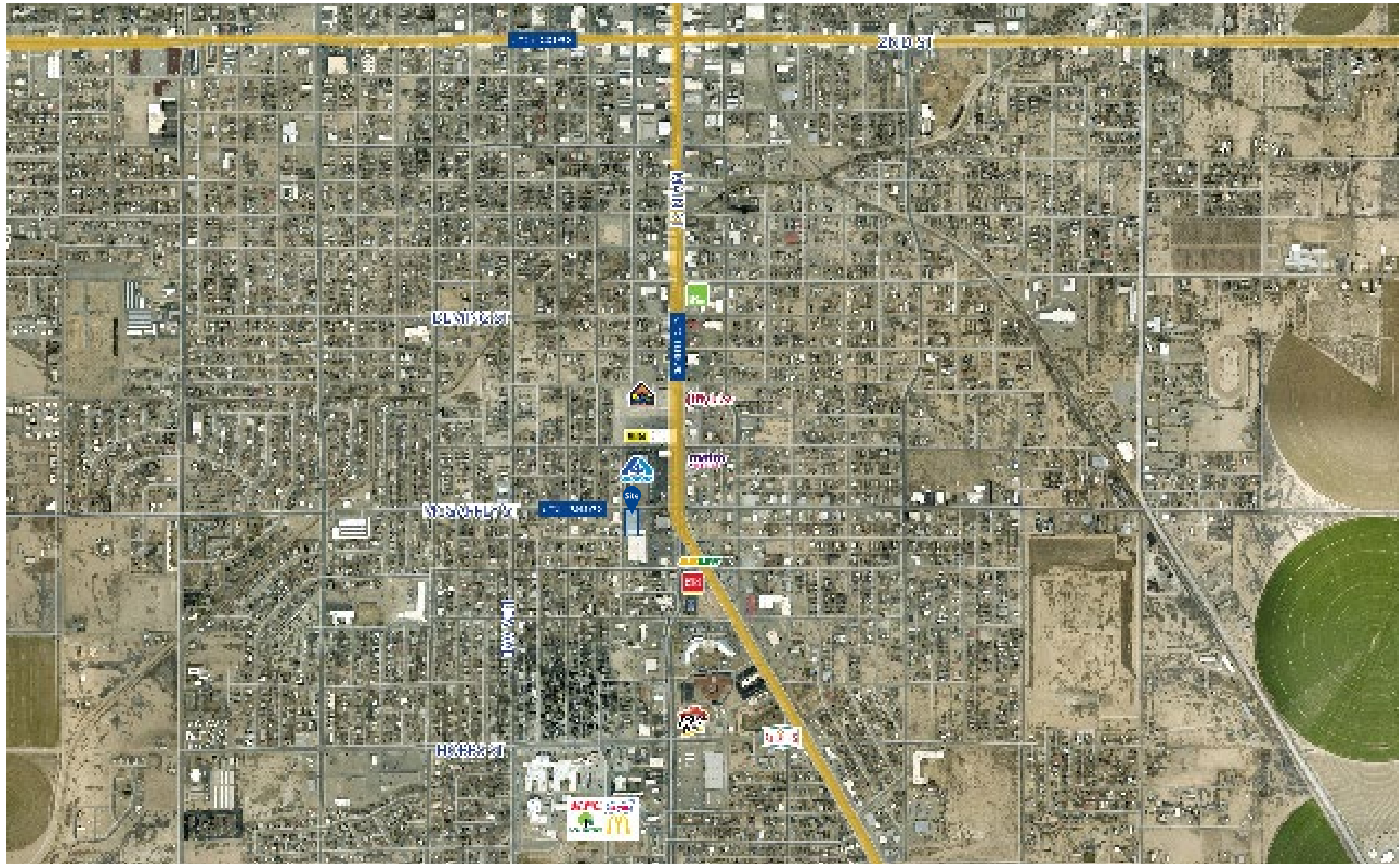
- Commercial retail, office, and warehouse opportunity in Central Roswell
- Excellent visibility along W McGaffey St with steady daily traffic
- Flexible floor plans available
- On-site parking with easy customer access
- Convenient proximity to Downtown Roswell and residential neighborhoods
- Drive-in and low dock door available for ± 7,800 SF vacancy

Area Tenants



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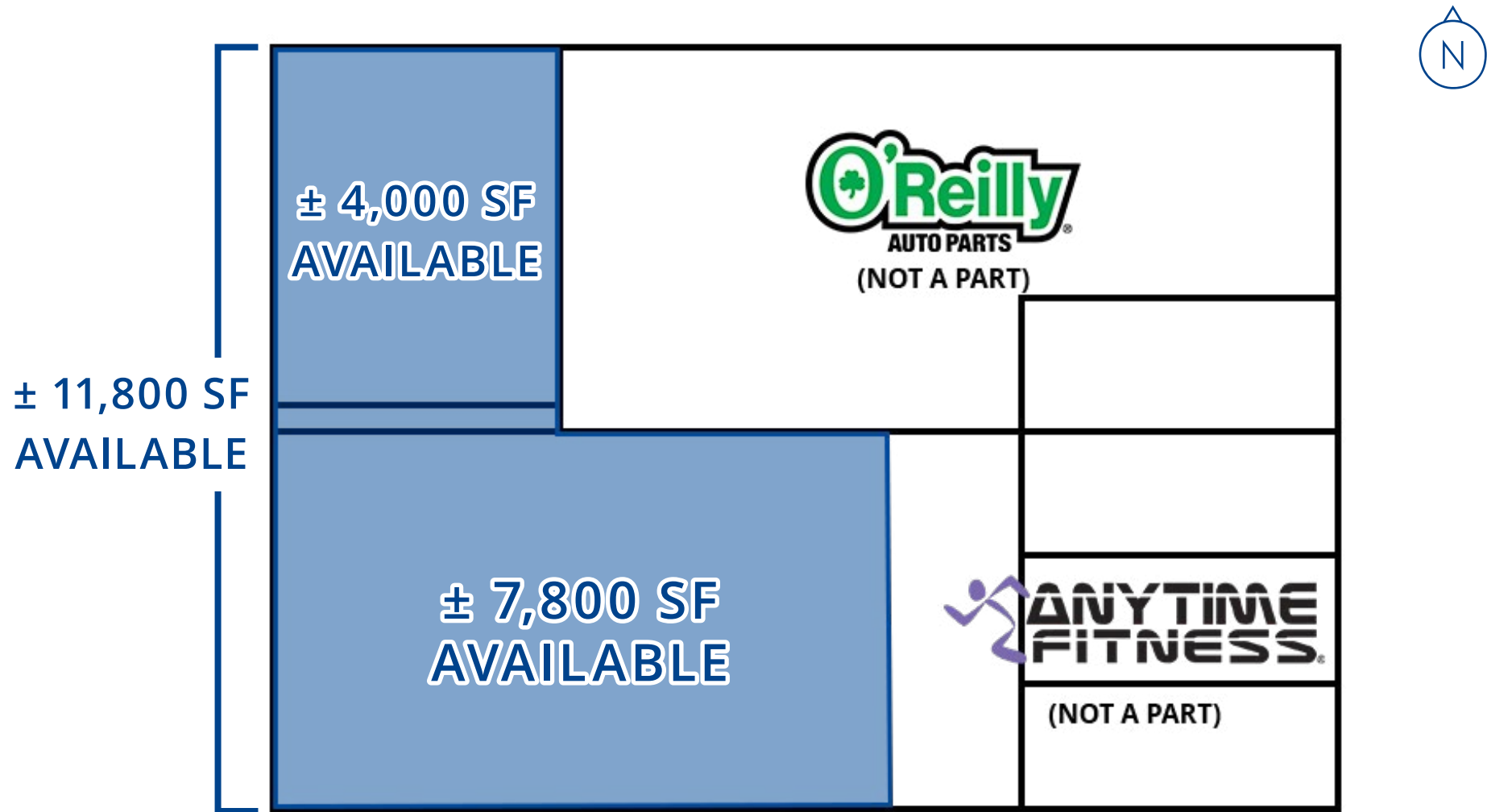
Trade Area Aerial



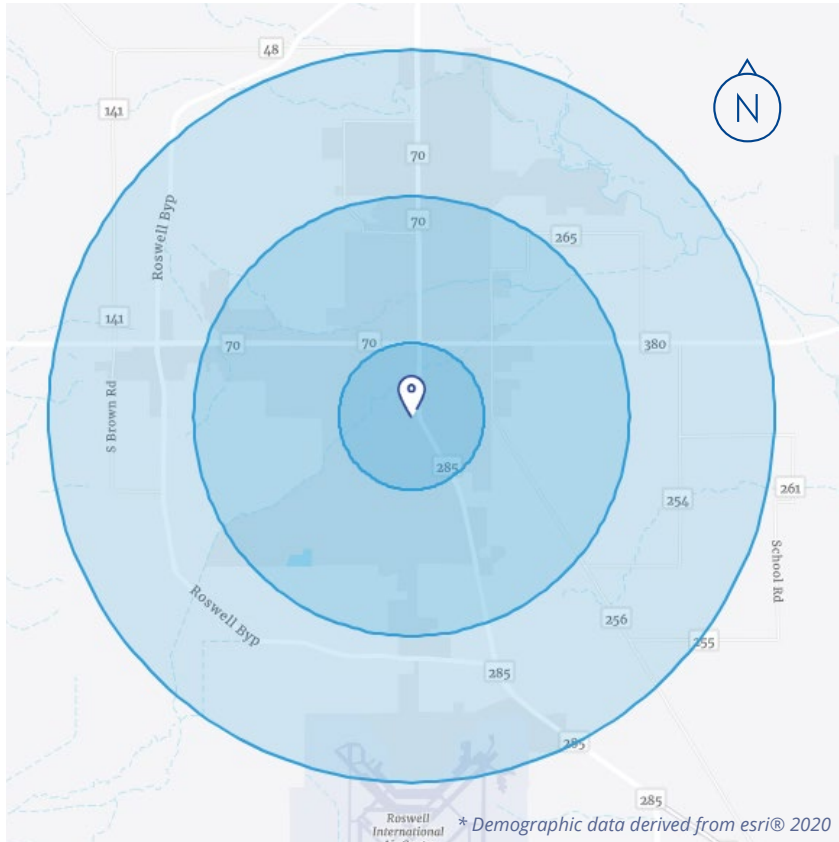
Intersection Aerial



Site Plan



Demographics*



	1 MILE	3 MILES	5 MILES
Population	10,695	35,116	51,728
Households	3,927	13,153	19,297
Median Age	35.6	35.6	36.5
Average HH Income	\$106,948	\$98,613	\$88,620
Per Capita Income	\$43,105	\$43,291	\$39,188
Daytime Population	15,582	88,755	204,316
College Education	59.3%	56.9%	52.4%

An aerial photograph of a city street, likely in El Paso, New Mexico. The street is wide and runs horizontally across the middle of the image. On either side of the street are various buildings, including residential houses and commercial structures. A large billboard is visible on the left side of the street. The image has a blue tint and is overlaid with text and logos.

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