

# NORTH VALLEY RETAIL STRIP CENTER FOR LEASE

7901 4TH STREET NW | VILLAGE OF LOS RANCHOS, NM 87114



## CONTACT US



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## LEASE DETAILS

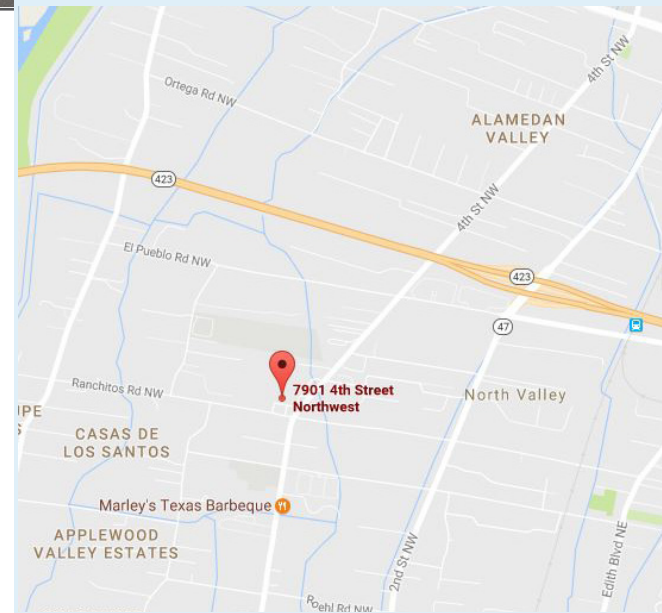
- › LEASE PRICE: \$12.00/SF
- › NNN: \$2.05/ SF
- › AVAILABLE:
  - UNIT A: 2,400 SF
  - UNIT C: 700 SF
- › ZONING SU-2

## HIGHLIGHTS

- › GREAT NORTH VALLEY PROPERTY LOCATED ON THE NWC OF 4TH AND RANCHITOS
- › SPECIAL USE ZONING WHICH ALLOWS FOR OUTDOOR SALES FOR SHOPPING CENTER TENANTS
- › TOTAL TRAFFIC COUNT: 14,700 VPD
- › 10 FT ROLL-UP DOOR IN UNIT A
- › EASY ACCESS FROM PASEO DEL NORTE
- › NORTH VALLEY ACADEMY USES CENTER PARKING LOT FOR STUDENT DROP OFF AND PICK UP CREATING HUGE IN CENTER TRAFFIC SURGE 5 DAYS PER WEEK



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# AERIAL

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