

The Colliers logo consists of the word "Colliers" in a white serif font, centered within a blue rectangular box. Below the text, there are three horizontal stripes: a yellow stripe on top, a red stripe in the middle, and a blue stripe on the bottom.

Accelerating success.

Prime Uptown Office Space

For Lease

**6200 Uptown Blvd NE
Albuquerque, NM 87110**

John Ransom CCIM, SIOR

SR VP/Principal

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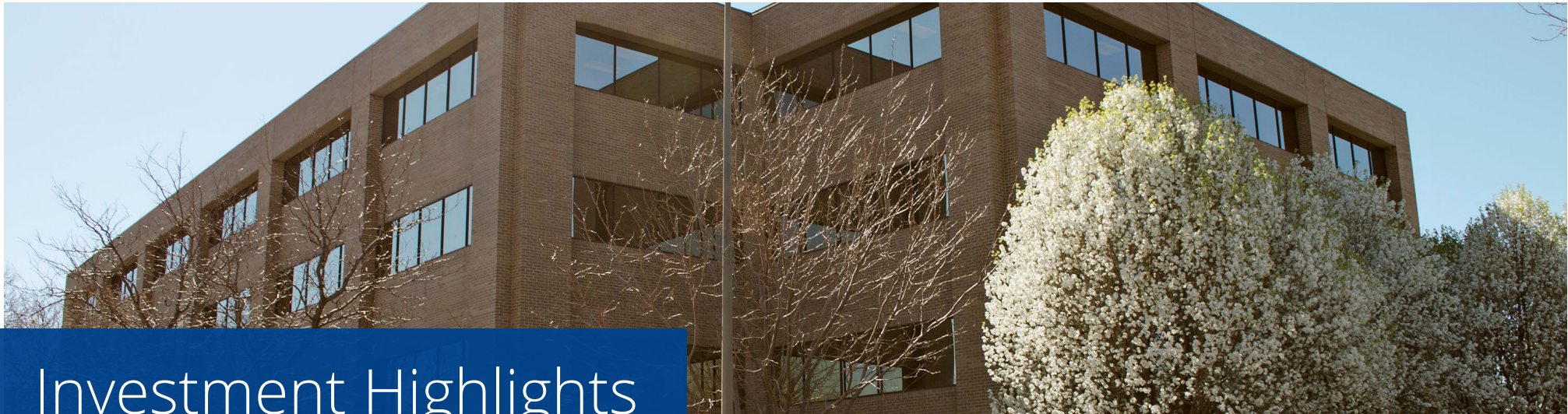
Tim With CCIM, SIOR

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Investment Highlights

Executive Summary

Lease Rate	\$20.00/RSF Upper Floor \$23.50/RSF Ground Floor
Lease Type	Full Service
Building Size	+/- 67,432 SF
Zoning	<u>MX-H</u>

Available Space

Ste 130	+/- 3,560 RSF	available 2nd Qtr. 2024
Ste 350	+/- 3,983 RSF	



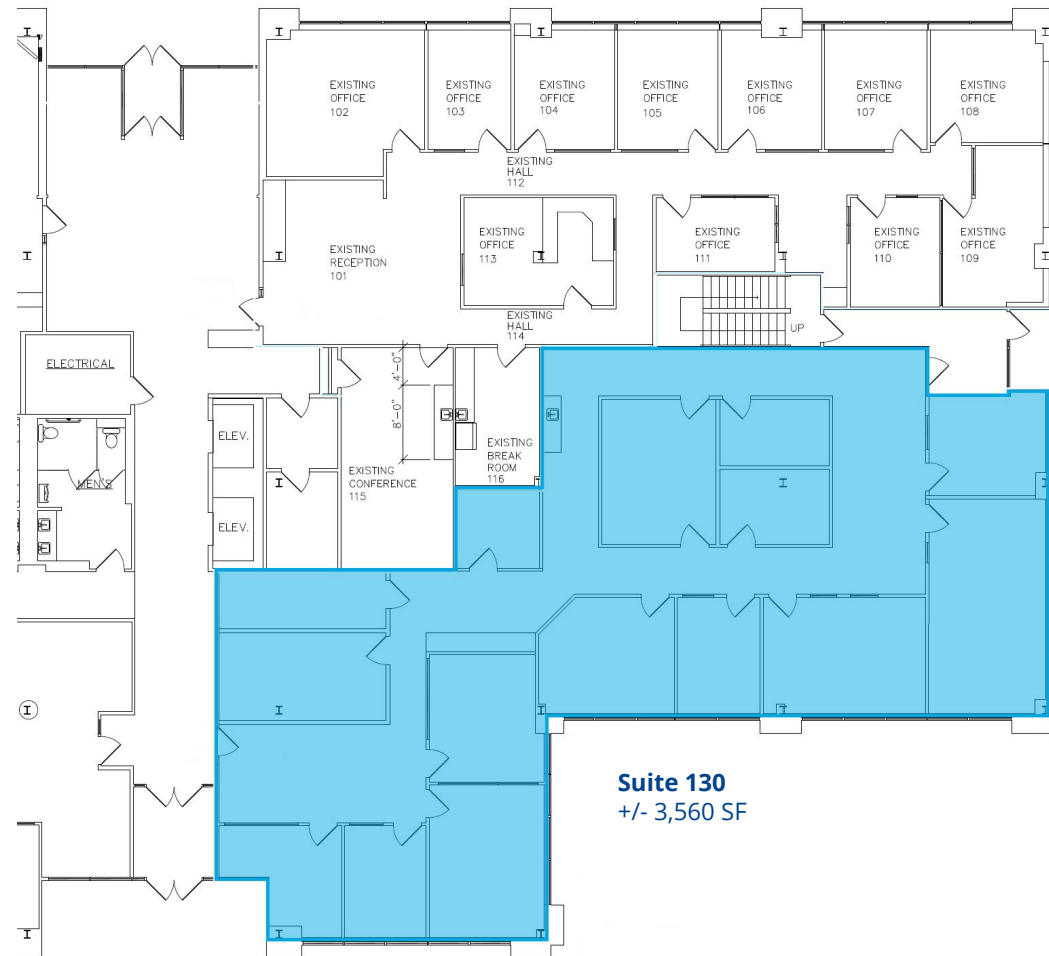
Property Features

- In the heart of the Uptown submarket
- Easy access to I-40 & all areas of the city
- Private and open office buildouts
- Abundant natural light and mountain views
- Controlled access systems
- Shared security on-site
- Increased air exchange throughout the building
- 3 parking spaces per 1,000 SF on site
- Efficient floor plans - 13% load factor
- Men's & Women's showers/lockers
- locally owned and managed
- Monument signage available

Photos



Floor Plan



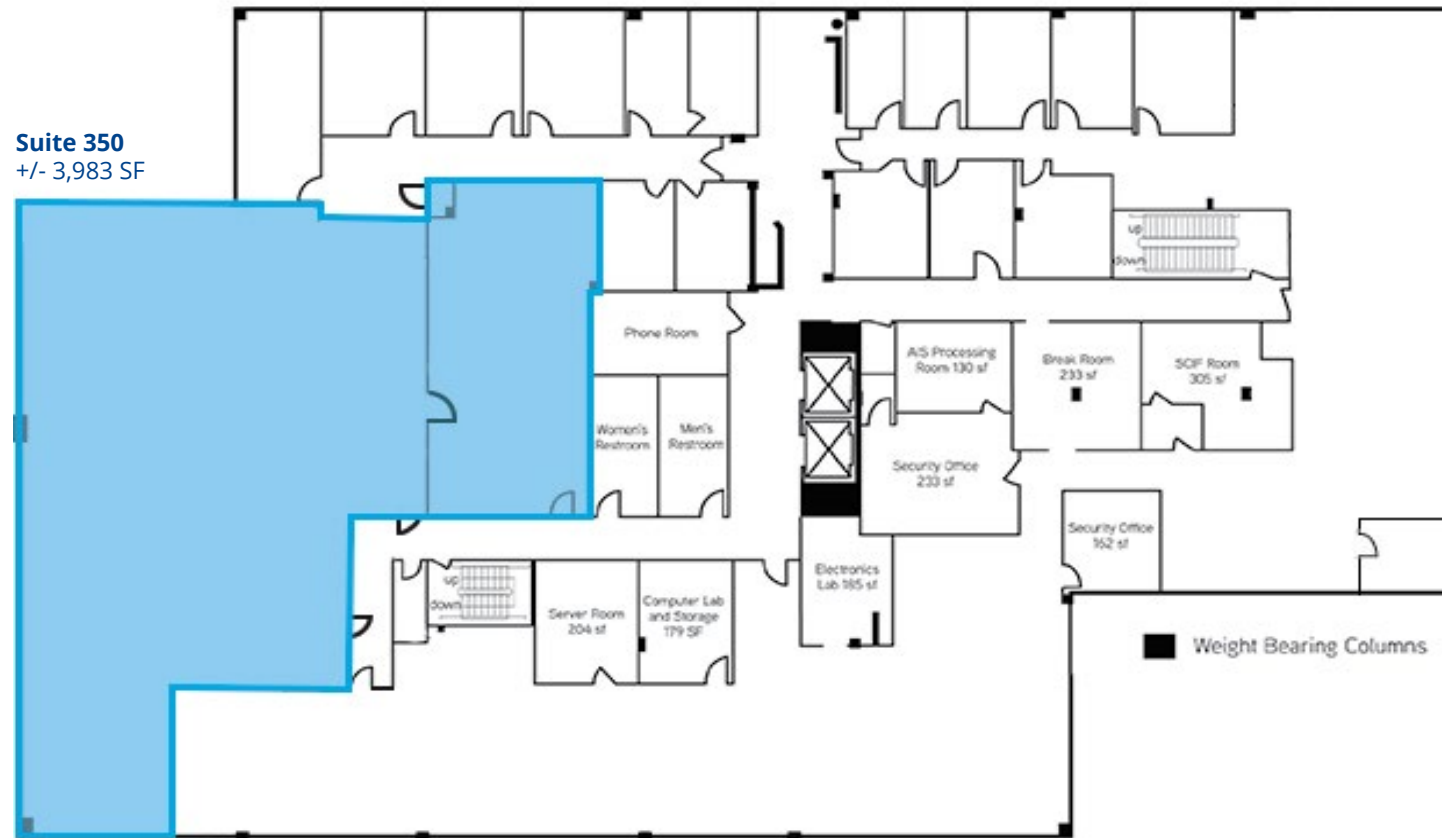
1st Floor

Suite 130

+/- 3,560 RSF

Suite 130
+/- 3,560 SF

Floor Plan



3rd Floor

Suite 350 +/- 3,983 RSF

Location



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