



JEMEZ SPRINGS' HISTORIC LAUGHING LIZARD RESTAURANT

NEQ NM HWY 4 & MISSION ST
17526 New Mexico 4 Jemez Springs, NM 87025



**FOR
LEASE**

AVAILABLE SPACE
1,820 SF
2nd Gen Restaurant

LEASE RATE
\$1,000/mo
+ Utilities

Austin Tidwell, CCIM
atidwell@resolutre.com
505.337.0777

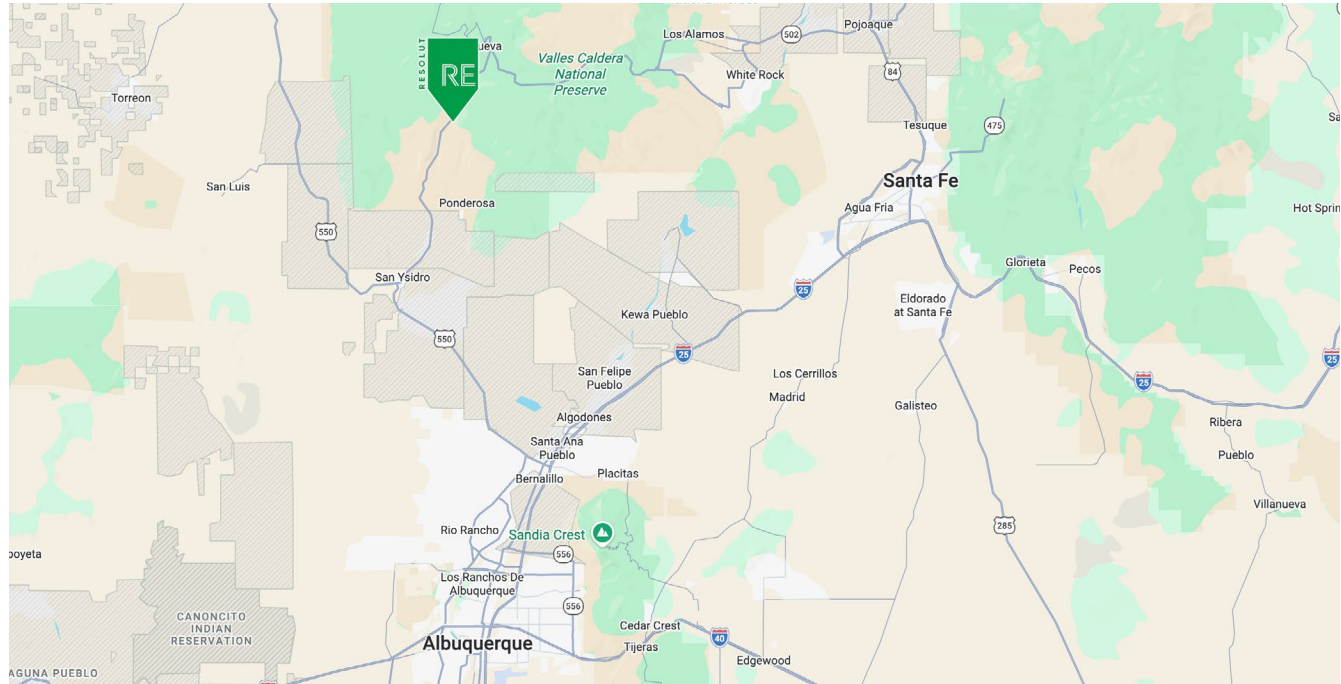
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PROPERTY HIGHLIGHTS

- Great opportunity to re-open the Laughing Lizard restaurant or open a new restaurant concept in Jemez Springs
- Fully renovated restaurant space with brand new appliances, flooring, paint, bathrooms, bar area and more
- Connected to the Historic Laughing Lizard Inn and across the street from the Jemez Hot Springs
- Beautiful mountain town setting with excellent views from the outdoor patio spaces facing the Jemez River



AREA TRAFFIC GENERATORS



Austin Tidwell, CCIM

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DEMOGRAPHIC SNAPSHOT 2026



642
POPULATION
3-MILE RADIUS



\$175,340.00
AVG HH INCOME
3-MILE RADIUS



337
DAYTIME POPULATION
3-MILE RADIUS

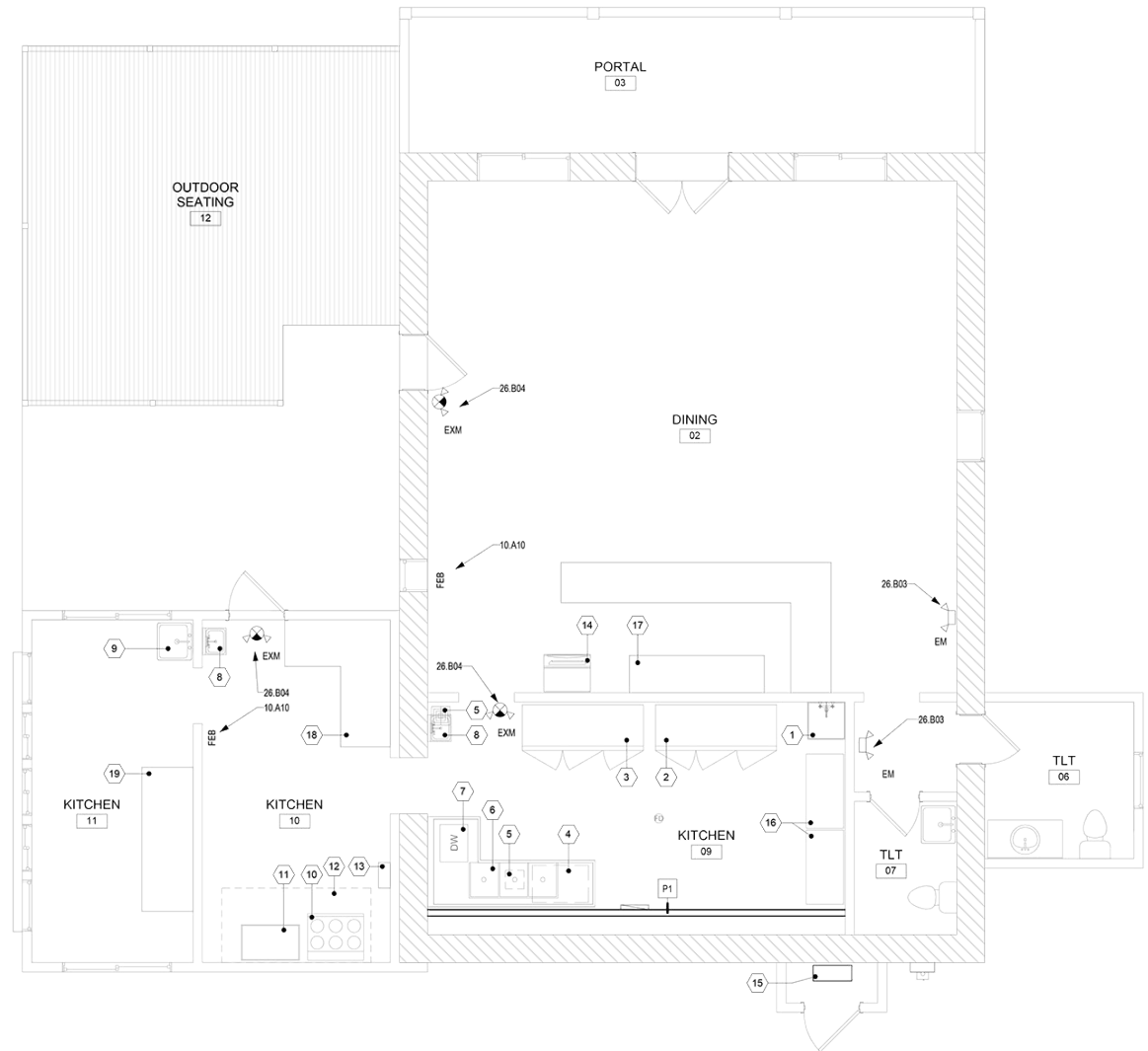


TRAFFIC COUNTS
NM Hwy 4: 1,573 VPD
(Sites USA 2026)

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PROPERTY DETAILS

Building Size:	1,820± SF
Lease Rate:	\$1,000/mo
Lease Structure:	Tenant pays propane, electric, water, trash
Patio Size:	365± SF
Heat/Cooling:	Mini-Split, Swamp Cooler (in kitchen)
Electrical:	Single Phase, 200 Amp Panel
Property Features:	New hood with ANSUL system, commercial refrigerator and freezer, prep table, new bar area and bathrooms



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