



Colliers

# For Sale

3213 N Main St  
Roswell, NM 88201

**Ben Perich**  
Sr. Vice President | Principal  
+1 505 880 7054  
[ben.perich@colliers.com](mailto:ben.perich@colliers.com)  
Lic. No. 45966

Colliers | Albuquerque-Santa Fe  
5051 Journal Center Blvd. NE, Suite 200  
Albuquerque, NM 87109  
Main: +1 505 883 7676  
[colliers.com](http://colliers.com)

# Property Profile

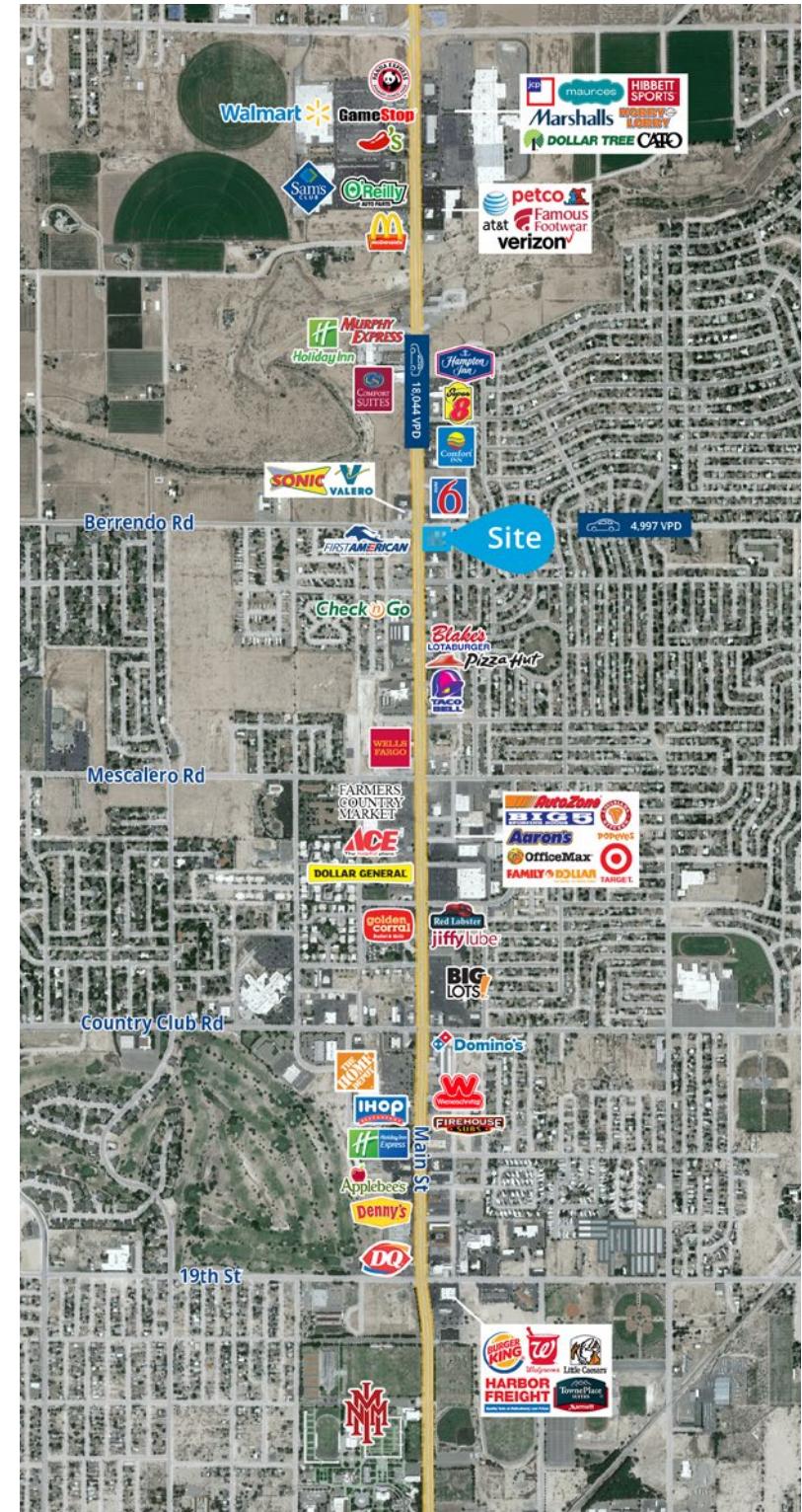
## Details

Sales Price	\$972,000
Price PSF	\$24.00/SF
Lot Size	± 0.93 Acres
Zoning	C-2

## Features

- Situated in the heart of Roswell's major retail corridor
- Located on a signalized hard corner
- Ideal for fast food, financial institution, or fuel center
- Great visibility with over 23,041 VPD

## Area Tenants

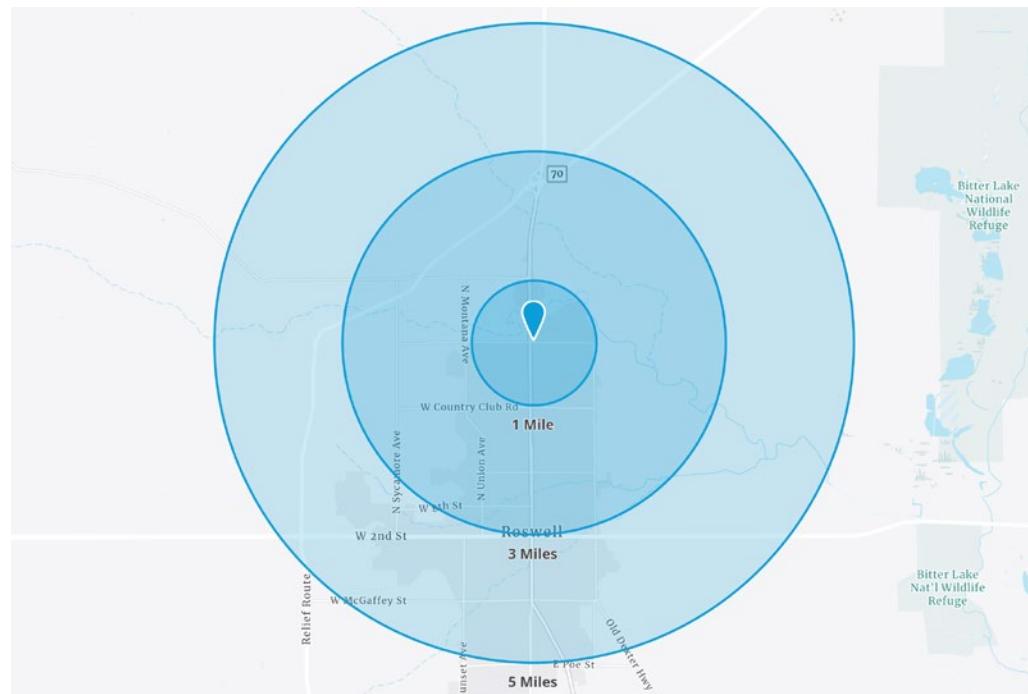


# Intersection Aerial



# Demographics\*

\* Demographic data derived from esri® 2020



	1 Mile	3 Miles	5 Miles
Population	7,773	21,691	44,030
Households	3,312	9,611	19,139
Median Age	46.7	41.2	38.1
Average HH Income	\$109,938	\$87,240	\$75,798
Per Capita Income	\$42,355	\$34,001	\$28,977
Daytime Population	8,004	24,391	45,492
College Education	42.2%	37.4%	33.1%

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). William Robertson, Qualifying Broker — Lic. #8433 ©2025. All rights reserved.