



For Sale or Lease

2022 & 2308 Cerrillos Rd
Santa Fe, NM 87505

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Property Profile

Details

Sales Price See Broker

Lease Rate See Broker

Lease Type NNN

Building Space ± 61,162 SF

Pad Site ± 0.413 Acres

Zoning C2

Features

- Rare large format retail building and pad site opportunity in Santa Fe, NM
- Prominent anchor position and separately parceled pad site with Cerrillos Rd. frontage
- Building and pad site can be sold or leased together or separately
- Signalized intersection with multiple full movement access points
- High traffic volume corridor with excellent visibility
- Ample parking and excellent pylon signage available
- Mature and densely populated trade area
- Robust national/local retail and restaurant tenancy node

Join

Burlington

petco

BOOT BARN

**planet
fitness**

ACE
Hardware



Office DEPOT

Dion's



Trade Area Aerial

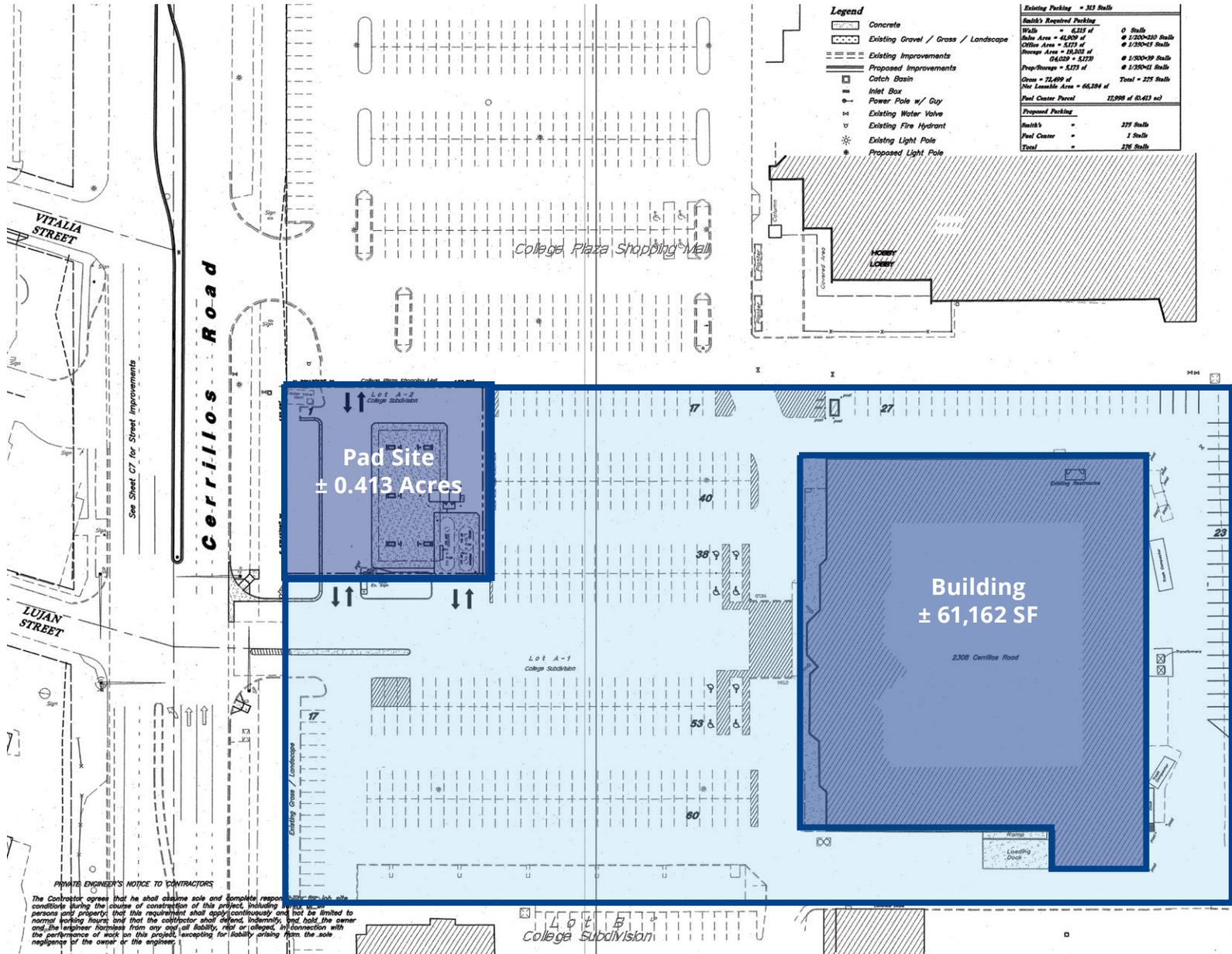


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Intersection Aerial

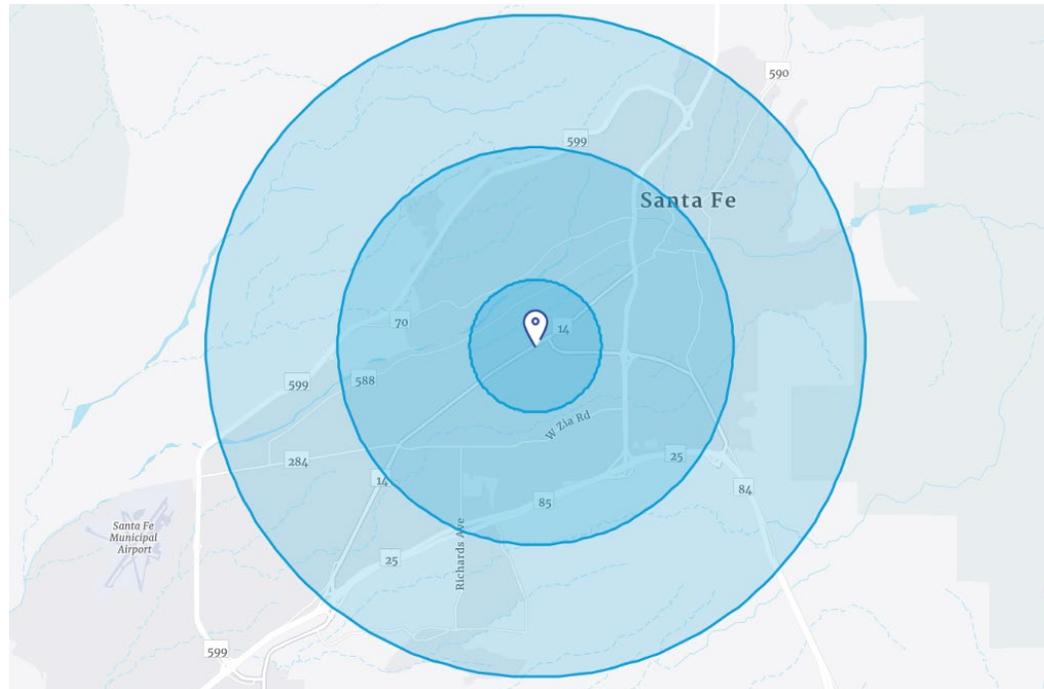


Site Plan



Demographics*

* Demographic data derived from esri® 2020



| | 1 Mile | 3 Miles | 5 Miles |
|-------------------|----------|-----------|-----------|
| Population | 10,121 | 60,206 | 98,282 |
| Households | 4,695 | 29,325 | 45,565 |
| Median HH Income | \$56,781 | \$75,025 | \$78,539 |
| Average HH Income | \$78,173 | \$105,482 | \$118,652 |