

Join *Snooze* - First Albuquerque Location!
AN A.M. PAstry

Colliers

For Lease

Retail Shop Space
2500 Carlisle Blvd NE
Albuquerque, NM

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Colliers | New Mexico-El Paso
5051 Journal Center Blvd. NE, Suite 200
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Property Profile

Details

Lease Rate	\$16.00 - \$21.00 PSF
Lease Type	NNN
Space Available	± 2,500 - 13,382 SF
Submarket	Northeast Heights
Zoning	MX-M

Features

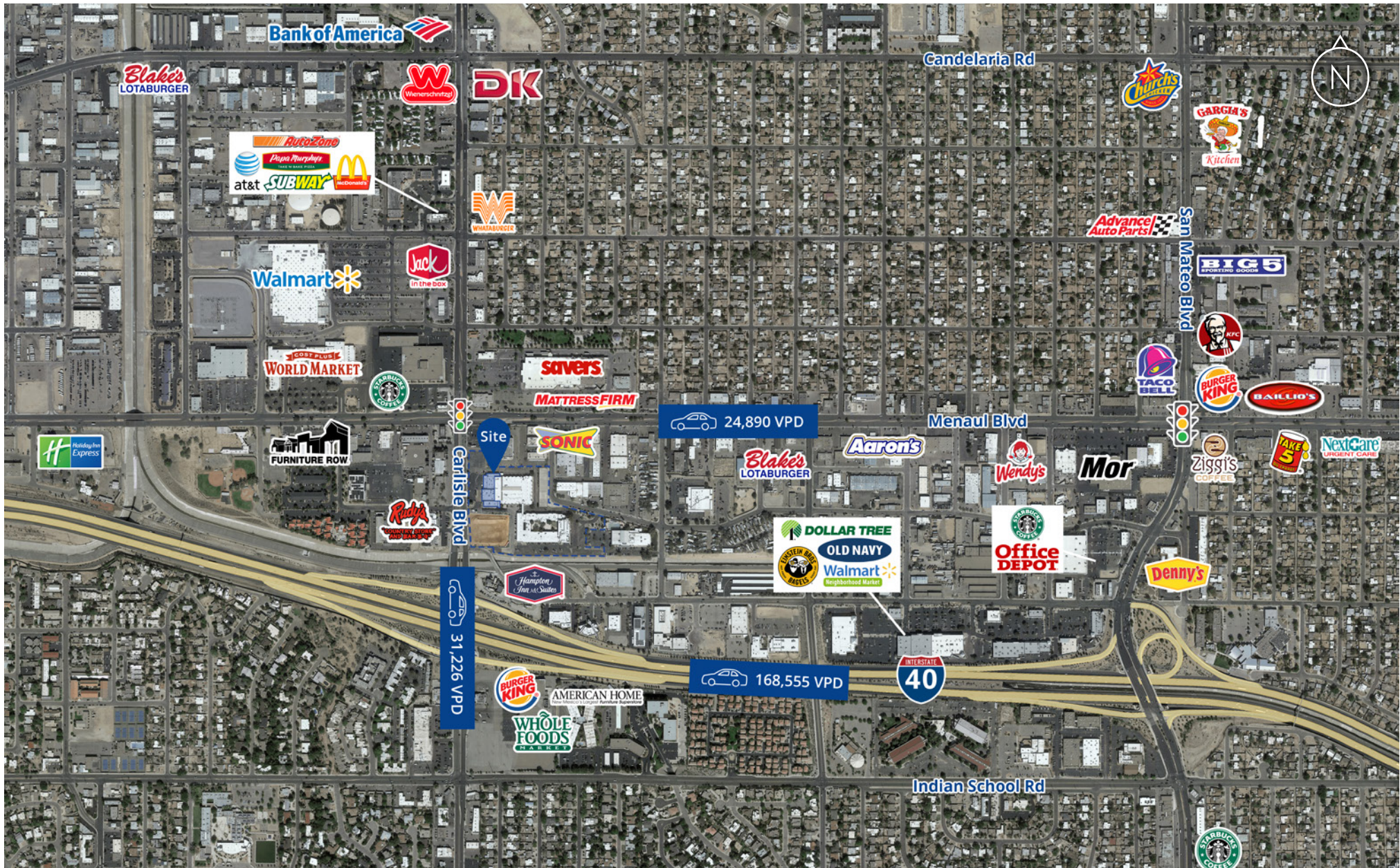
- Brand new Whole Foods directly across I-40
- Convenient access from I-40 with over 168,555 VPD
- Great visibility off Carlisle Blvd (31,226 VPD) and over 55,000 VPD at the intersection of Carlisle Blvd. and Menaul Blvd.
- 146 unit apartment complex adjacent to site

Area Tenants



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Trade Area Aerial



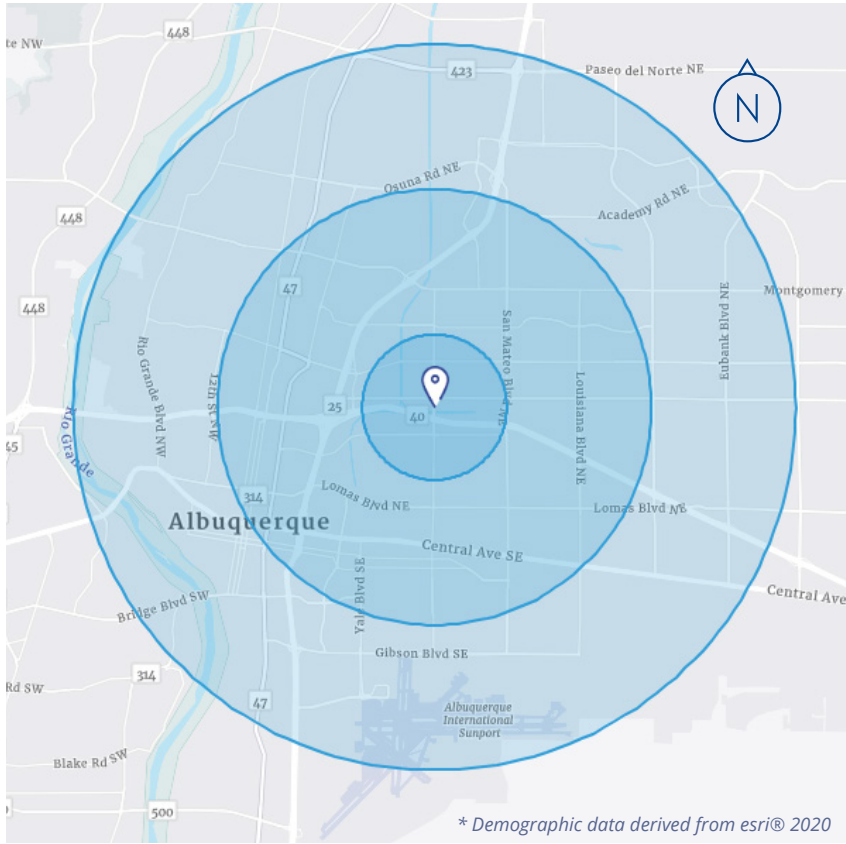
Intersection Aerial



Site Plan



Demographics*



	1 MILE	3 MILES	5 MILES
Population	11,437	106,659	266,996
Households	5,422	51,478	123,473
Median Age	39.8	38.4	39.7
Average HH Income	\$95,962	\$79,177	\$80,978
Per Capita Income	\$45,226	\$38,583	\$37,636
Daytime Population	17,387	176,708	369,924
College Education	54.5%	52.6%	50.1%



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