



For Lease

Piedra Lisa Shopping Center
2520 Juan Tabo Blvd NE
Albuquerque, NM 87112

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2520 Juan Tabo Blvd NE | For Lease

Property Profile

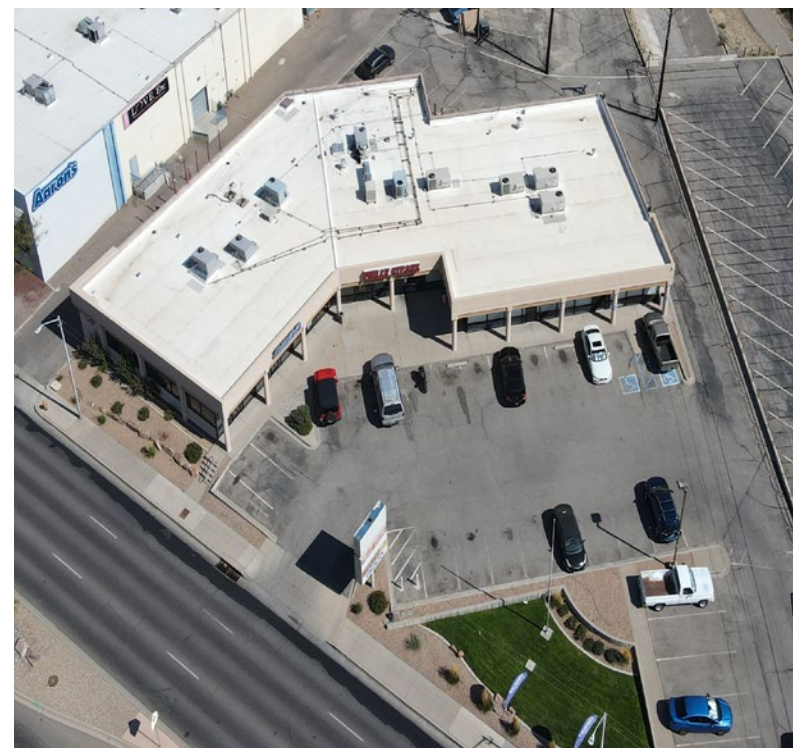
Details

Lease Rate	\$18.00 - \$21.00 PSF NNN	
Space Available	Suite A+B	± 3,544 SF
	Suite D	± 1,733 SF
	Suite F	± 1,443 SF
Lot Size	0.90 Acres	

Features

- Prominent end cap suite available
- Great Northeast Heights location
- Successful co-tenants include Philly Steak Sandwiches and Geico Insurance
- 29,370 VPD on Juan Tabo Blvd.
- Building and monument signage available
- 57 parking spaces (5.4:1,000 parking ratio)

Area Tenants



Nearby Amenities



Food 🍴

- Dutch Bros
- Sonic
- Twisters

Services 💰

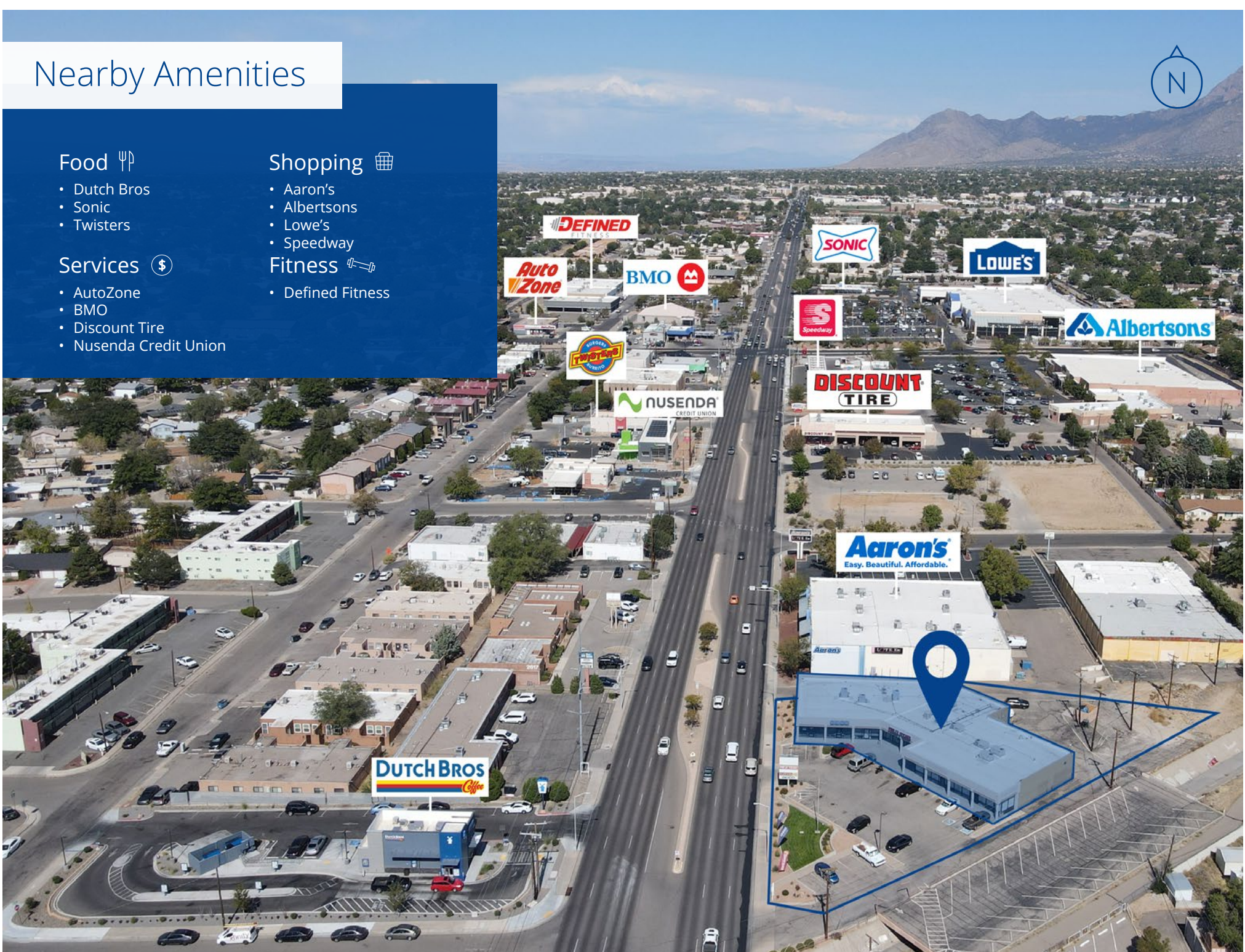
- AutoZone
- BMO
- Discount Tire
- Nusenda Credit Union

Shopping 🛒

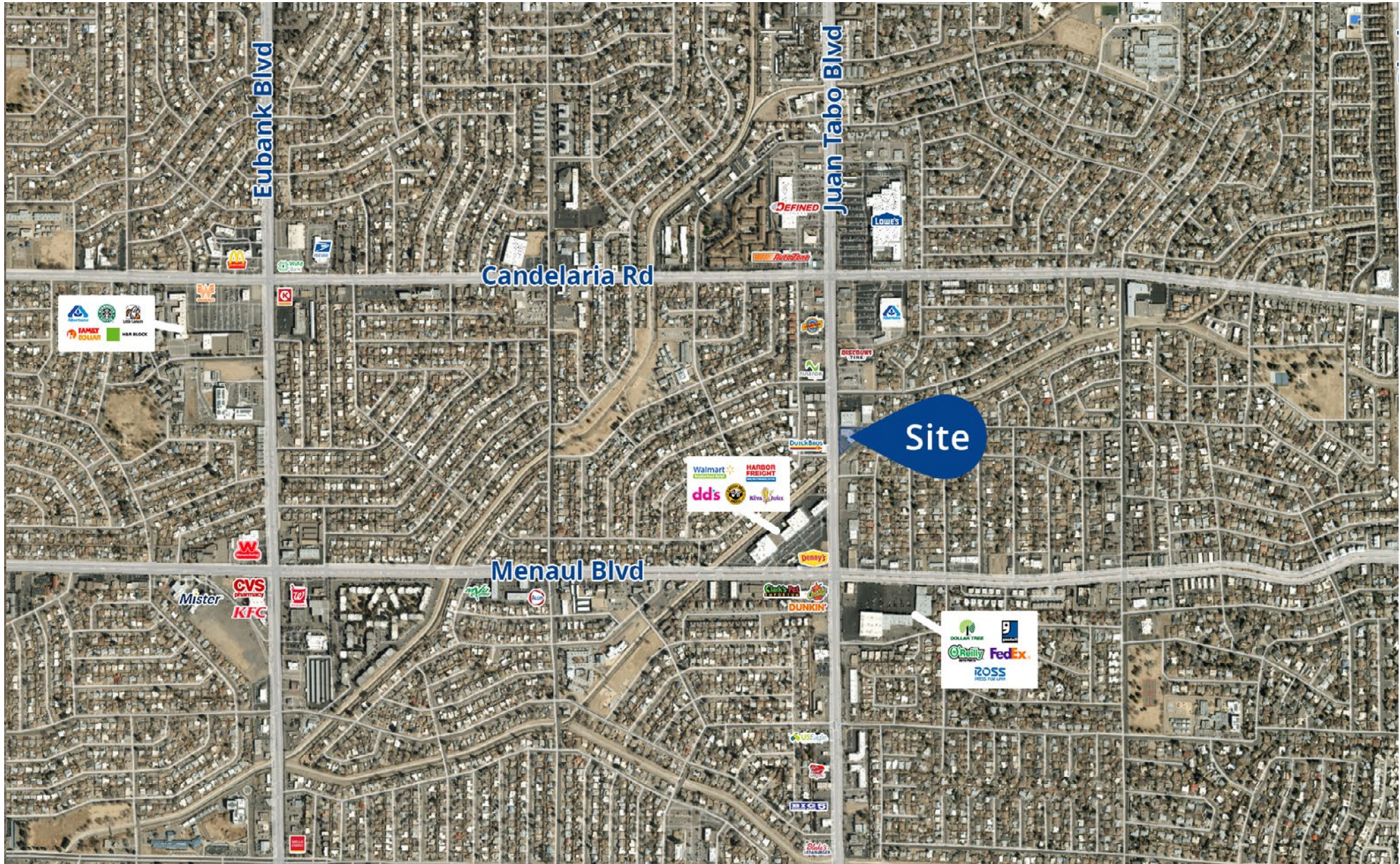
- Aaron's
- Albertsons
- Lowe's
- Speedway

Fitness 🏋️

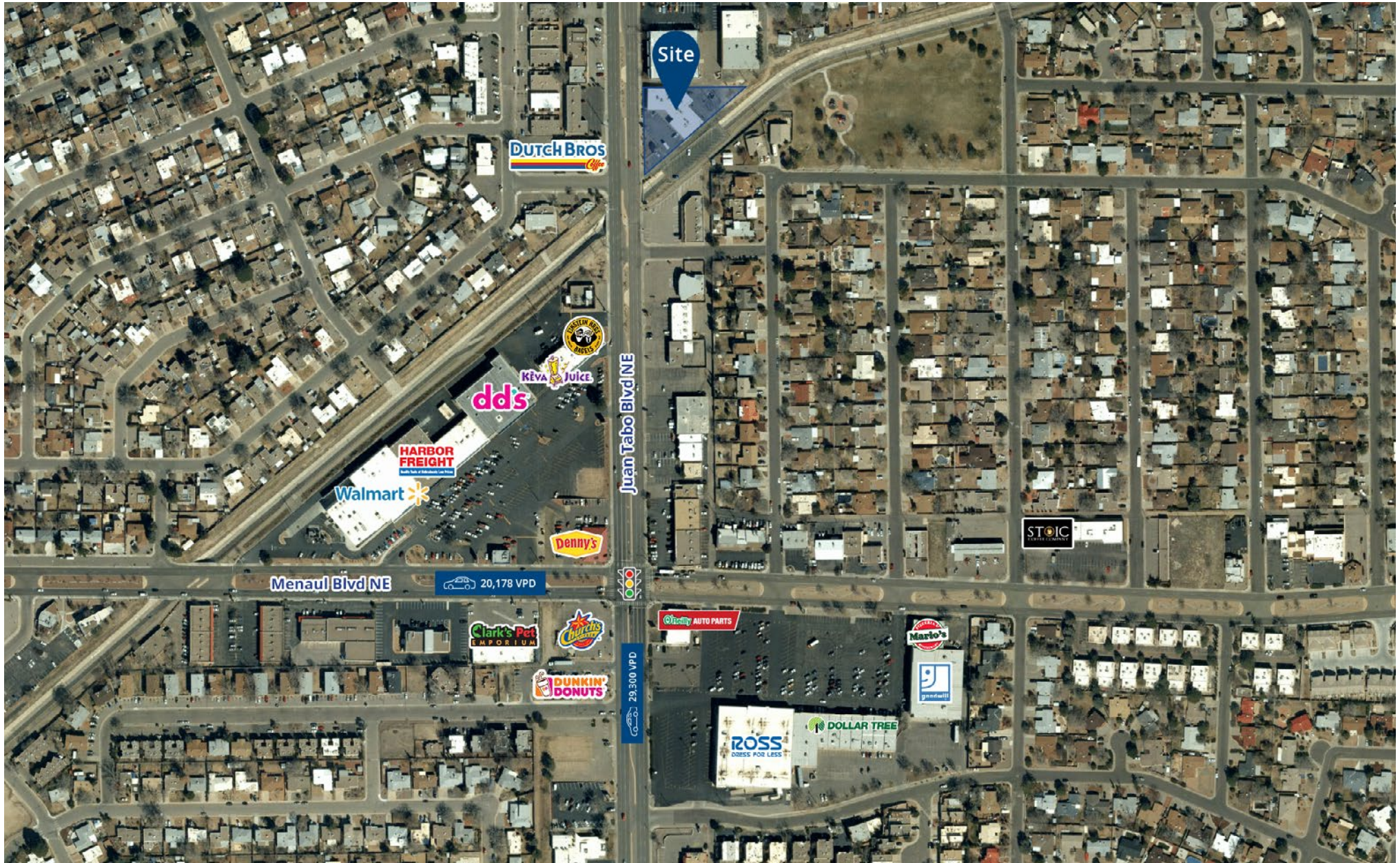
- Defined Fitness



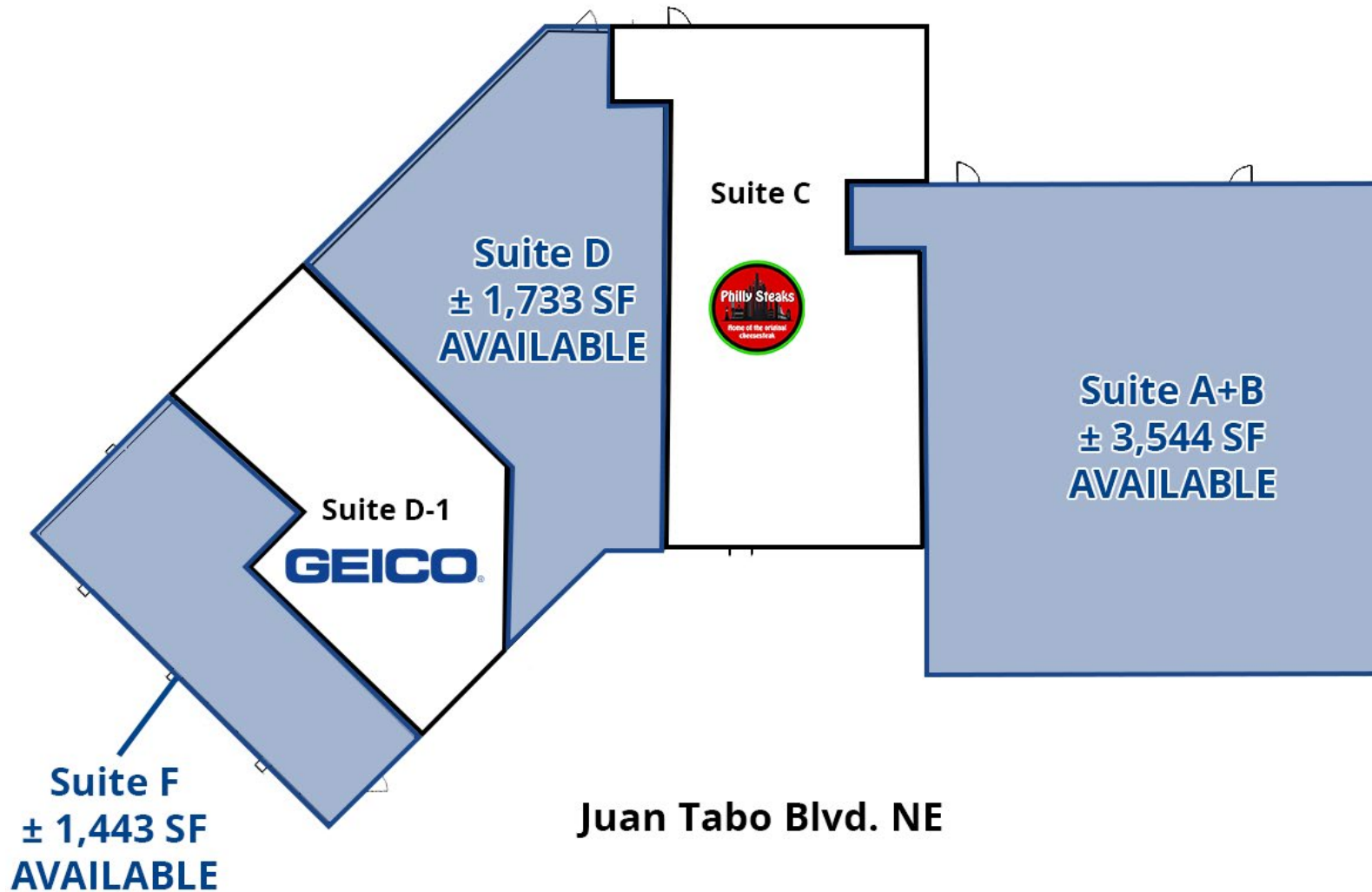
Trade Area Aerial



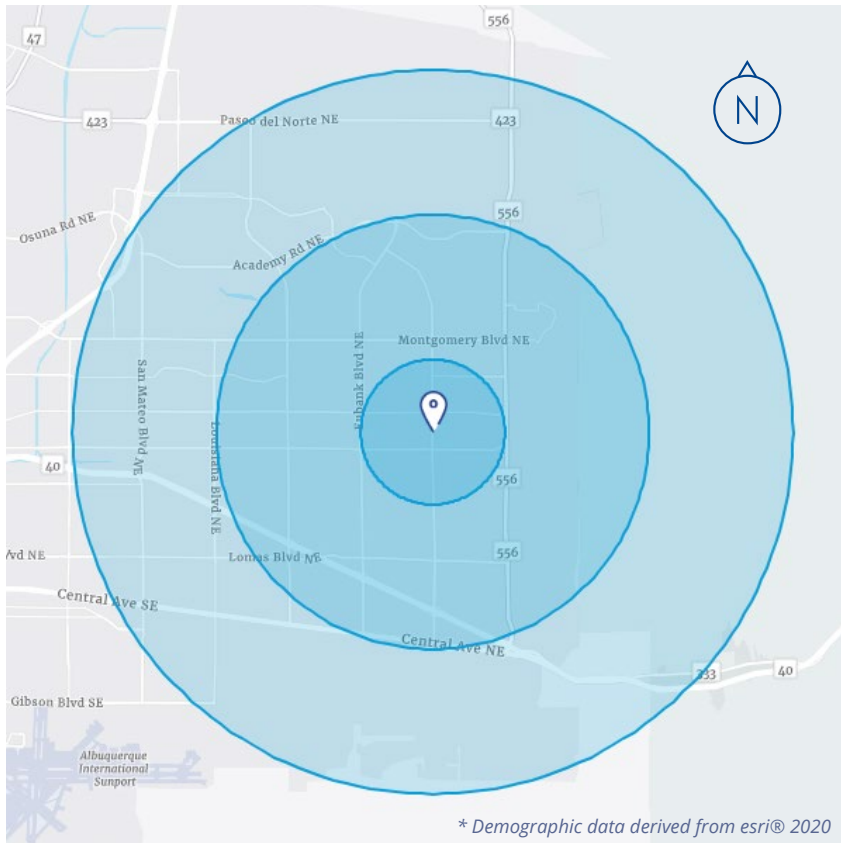
Intersection Aerial



Site Plan



Demographics*



	1 MILE	3 MILES	5 MILES
Population	18,107	123,123	255,282
Households	8,198	56,393	115,014
Median Age	40.8	42.5	41.7
Average HH Income	\$93,135	\$98,671	\$97,874
Per Capita Income	\$42,192	\$45,264	\$44,198
Daytime Population	14,087	103,042	250,102
College Education	51.4%	55.9%	54.0%

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