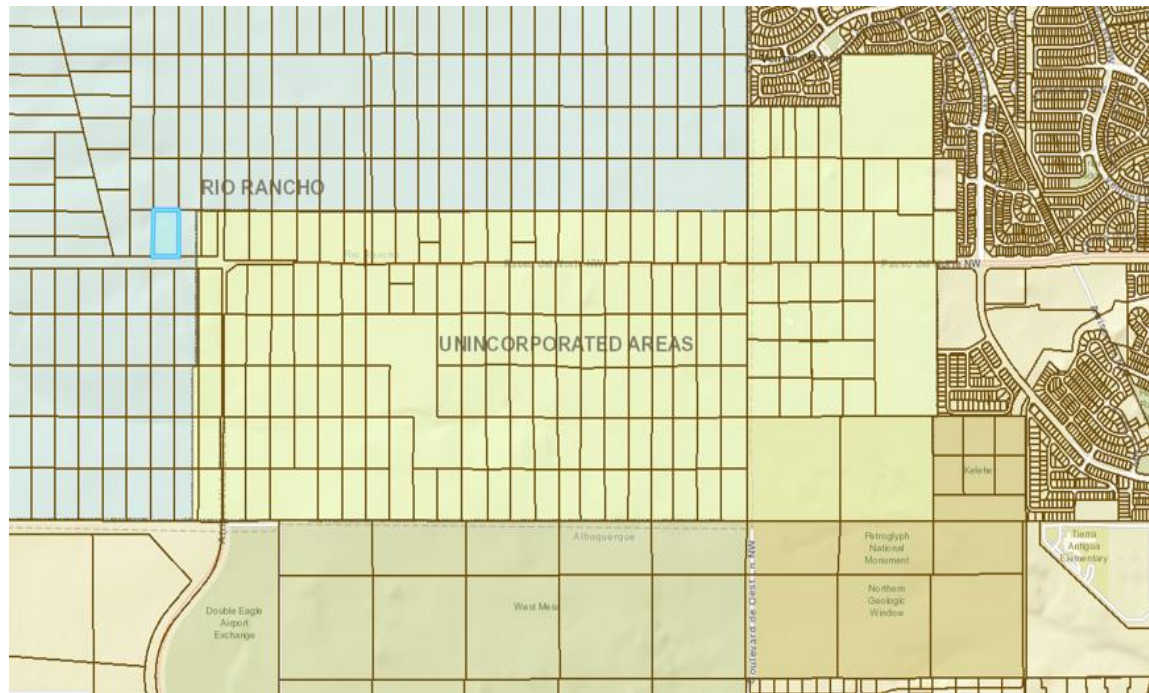


PROPERTY SUMMARY

- Price: \$448,8000
- 4.4071 Acre Lot
- Lot SF: 191,973
- Price/SF: \$2.33
- High Density Residential (HDR) per Paradise West Master Plan
- Located 1½ miles west of Ventana Ranch
- Situs Address: Paseo del Norte NW, Rio Rancho NM 87114
- Area: 120 - Paradise West
- Zoning: A-1
- County: Bernalillo
- UPC: 100606535702840103
- VPD: 3300 Paseo, 2900 Atrisco Vista



TRADE AREA



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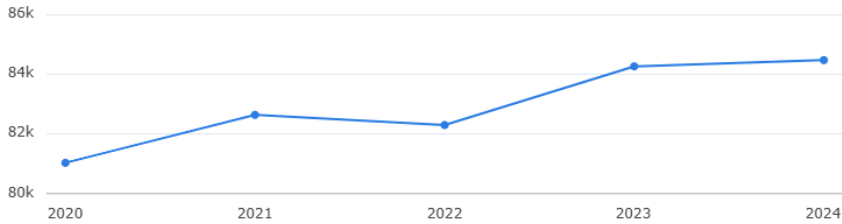
DEMOGRAPHICS

Population

84.5k

↑ 4%
Compared to 81k in 2020

0%
Compared to 84.3k in 2023



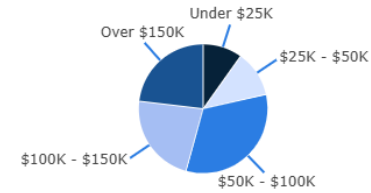
Household Income

\$91.8k

Median Income

\$104.6k
2029 Estimate

↑ 14%
Growth Rate



Age Demographics

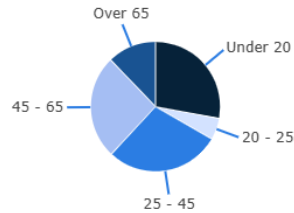
38

Median Age

38

2029 Estimate

↓ 1%
Growth Rate



Number of Employees

67.1k

Top Employment Categories



Housing Occupancy Ratio

30:1

26:1 predicted by 2029



Renter to Homeowner Ratio

1:5

1:4 predicted by 2029



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LOCATION SUMMARY: ALBUQUERQUE, NM



Visiting Albuquerque allows you to experience the authentic Southwest. As one of the oldest cities in the United States, Albuquerque boasts a unique multicultural history and heritage. Native American, Hispanic & Latino, Anglo and other cultural influences are a part of everyday life. You will always know you're someplace special, whether you're eating at one of our traditional New Mexican restaurants, shopping at one of the thousands of shops and galleries around town, enjoying our world-class visual and performing arts, or playing on the best golf courses in the Southwest. Nowhere is the confluence of past and present more dramatic than here in Albuquerque, where the modern city skyline is set against a backdrop of the stunning Sandia Mountains and an endless, timeless blue sky.

When visiting Albuquerque, you'll find its spectacular weather—with 310 days of sunshine—perfect for outdoor activities, including biking, skiing and hiking. Our incomparable weather and scenery also make Albuquerque the hot air ballooning capital of the world. Balloons dot our clear blue skies throughout the year, revealing a myriad of colors.

At night, Albuquerque is bathed in the glow of neon signs, relics of the city's role along historic Route 66. Locals and visitors enjoy kicking up their heels in our bustling downtown entertainment district, taking in a show by one of our international theater and dance companies, and visiting the many casinos surrounding the metropolitan area. (Courtesy of: www.visitalbuquerque.org)