

CALL FOR MORE INFORMATION



PROPERTY SNAPSHOT



80,241
2020 POPULATION
3 MILE RADIUS



154,816
2020 DAYTIME POPULATION
3 MILE RADIUS



\$69,411
2020 AVERAGE INCOME
3 MILE RADIUS



14,087 VPD
EDITH BLVD

FOR LEASE

\$8.50 PSF Modified Gross

AVAILABLE

Warehouse 1	4,105 SF
Warehouse 2	6,738 SF

PROPERTY HIGHLIGHTS

- 3 phase 480 volt electrical capacity
- Suites can be combined or leased separately

Warehouse 1: 4,105 SF

- 14 x 14' roll-up door
- 25' ceiling height to pitch
- Gated and paved yard

Warehouse 2: 6,738 SF

- Proposed 12' x 12' roll up to be installed with correct lease term
- 25' ceiling height

TRAFFIC COUNT

Edith Blvd: 14,087 VPD
Griegos Rd: 19,397 VPD
(SitesUSA 2020)

AREA TRAFFIC GENERATORS



The information contained herein was obtained from sources deemed reliable; however, RESOLUT RE makes no guaranties, warranties or representations to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice. RESOLUT RE, which provides real estate brokerage services, is a division of Reliance Retail, LLC, a Texas Limited Liability Company.

Christian File
cfile@resolutre.com
 505.337.0777
www.resolutre.com

116 Industrial Ave NE

NWQ OF INDUSTRIAL AVE AND EDITH BLVD
116 INDUSTRIAL AVENUE NORTHEAST
ALBUQUERQUE, NM 87107



Christian File
cfile@resolutre.com
505.337.0777
www.resolutre.com



The information contained herein was obtained from sources deemed reliable; however, RESOLUT RE makes no guaranties, warranties or representations to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice. RESOLUT RE, which provides real estate brokerage services, is a division of Reliance Retail, LLC, a Texas Limited Liability Company.

116 Industrial Ave NE

NWQ OF INDUSTRIAL AVE AND EDITH BLVD
116 INDUSTRIAL AVENUE NORTHEAST
ALBUQUERQUE, NM 87107



Christian File
cfile@resolutre.com
505.337.0777
www.resolutre.com



The information contained herein was obtained from sources deemed reliable; however, RESOLUT RE makes no guaranties, warranties or representations to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice. RESOLUT RE, which provides real estate brokerage services, is a division of Reliance Retail, LLC, a Texas Limited Liability Company.

NWQ OF INDUSTRIAL AVE AND EDITH BLVD
116 INDUSTRIAL AVENUE NORTHEAST
ALBUQUERQUE, NM 87107



The information contained herein was obtained from sources deemed reliable; however, RESOLUT RE makes no guaranties, warranties or representations to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice. RESOLUT RE, which provides real estate brokerage services, is a division of Reliance Retail, LLC, a Texas Limited Liability Company.

NWQ OF INDUSTRIAL AVE AND EDITH BLVD
116 INDUSTRIAL AVENUE NORTHEAST
ALBUQUERQUE, NM 87107



Christian File
cfile@resolutre.com
505.337.0777
www.resolutre.com