

**FOR LEASE**

2424 Louisiana Blvd. NE | Albuquerque, NM 87110

SEQ Louisiana & Menaul Blvd. NE

# Modern, High-Grade Retail Space

LOCATED IN THE UPTOWN  
RETAIL TRADE AREA



**Lease Rate** See Advisor

**Available**

- Unit 5-B: ±1,685 SF

**IDO Zoning** MX-H

**Property Highlights**

- Approx. \$3.18 billion in annual household retail expenditures within a 3-mile radius
- Surrounded by 2.6 mil. SF of office space and 1.8 mil. SF of retail space
- At the main entrance of Albuquerque's largest mall
- Adjacent to Coronado, Winrock and ABQ Uptown
- Excellent visibility and full-signalized access off of Louisiana Blvd.
- Shared parking with adjacent mixed-use development
- Almost 30,000 CPD
- Highest daytime population in state of New Mexico
- Largest retail trade area in New Mexico
- Approx. 96,000 total daytime employees within 5 minutes

ADJACENT SHOPPING  
CENTERS INCLUDE:



WINROCK  
TOWN CENTER



got space

**NAI Maestas & Ward**

6801 Jefferson NE | Suite 200 | Albuquerque, NM 87109

505 878 0001 [gotSPACEUSA.com](http://gotSPACEUSA.com)



For more information:

**Randall Parish**

[randall@gotSPACEUSA.com](mailto:randall@gotSPACEUSA.com)

505 338 4110



**FOR LEASE**

2424 Louisiana Blvd. NE | Albuquerque, NM 87110

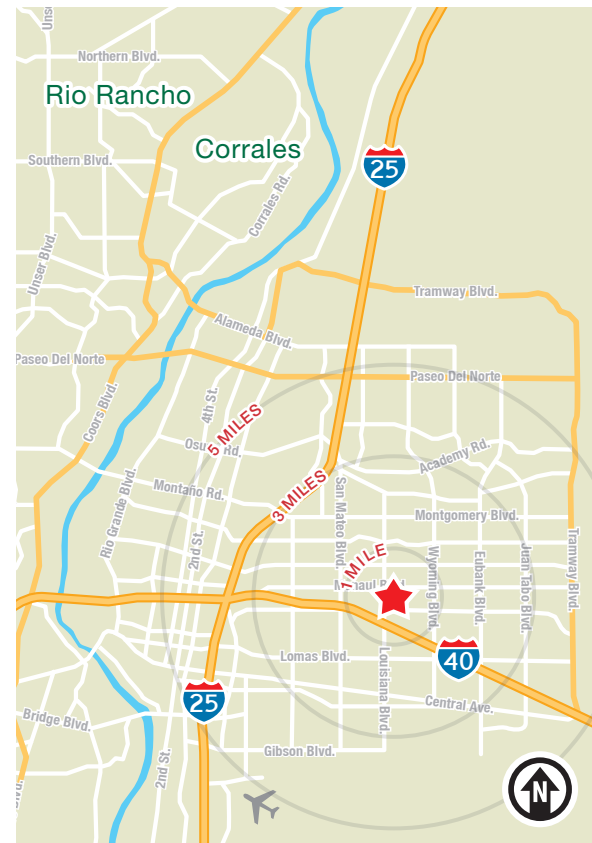
SEQ Louisiana & Menaul Blvd. NE

# Modern, High-Grade Retail Space

LOCATED IN THE UPTOWN  
RETAIL TRADE AREA



2020 Demographics	1 mile	3 mile	5 mile
Total Population	13,777	148,693	316,649
Average HH Income	\$59,816	\$60,375	\$68,383
Daytime Employment	14,709	83,854	227,005
2020 Forecasted by Esri			



**NAI Maestas & Ward** 505 878 0001

THE INFORMATION CONTAINED IS BELIEVED RELIABLE. WHILE WE DO NOT DOUBT THE ACCURACY, WE HAVE NOT VERIFIED IT AND MAKE NO GUARANTEE, WARRANTY OR REPRESENTATION ABOUT IT. IT IS YOUR RESPONSIBILITY TO INDEPENDENTLY CONFIRM ITS ACCURACY AND COMPLETENESS. ANY PROJECTION, OPINION, ASSUMPTION OR ESTIMATED USES ARE FOR EXAMPLE ONLY AND DO NOT REPRESENT THE CURRENT OR FUTURE PERFORMANCE OF THE PROPERTY. THE VALUE OF THIS TRANSACTION TO YOU DEPENDS ON MANY FACTORS WHICH SHOULD BE EVALUATED BY YOUR TAX, FINANCIAL, AND LEGAL COUNSEL. YOU AND YOUR COUNSEL SHOULD CONDUCT A CAREFUL INDEPENDENT INVESTIGATION OF THE PROPERTY TO DETERMINE THAT IT IS SUITABLE TO YOUR NEEDS.

For more information:

**Randall Parish**

randall@gotspaceusa.com

505 338 4110



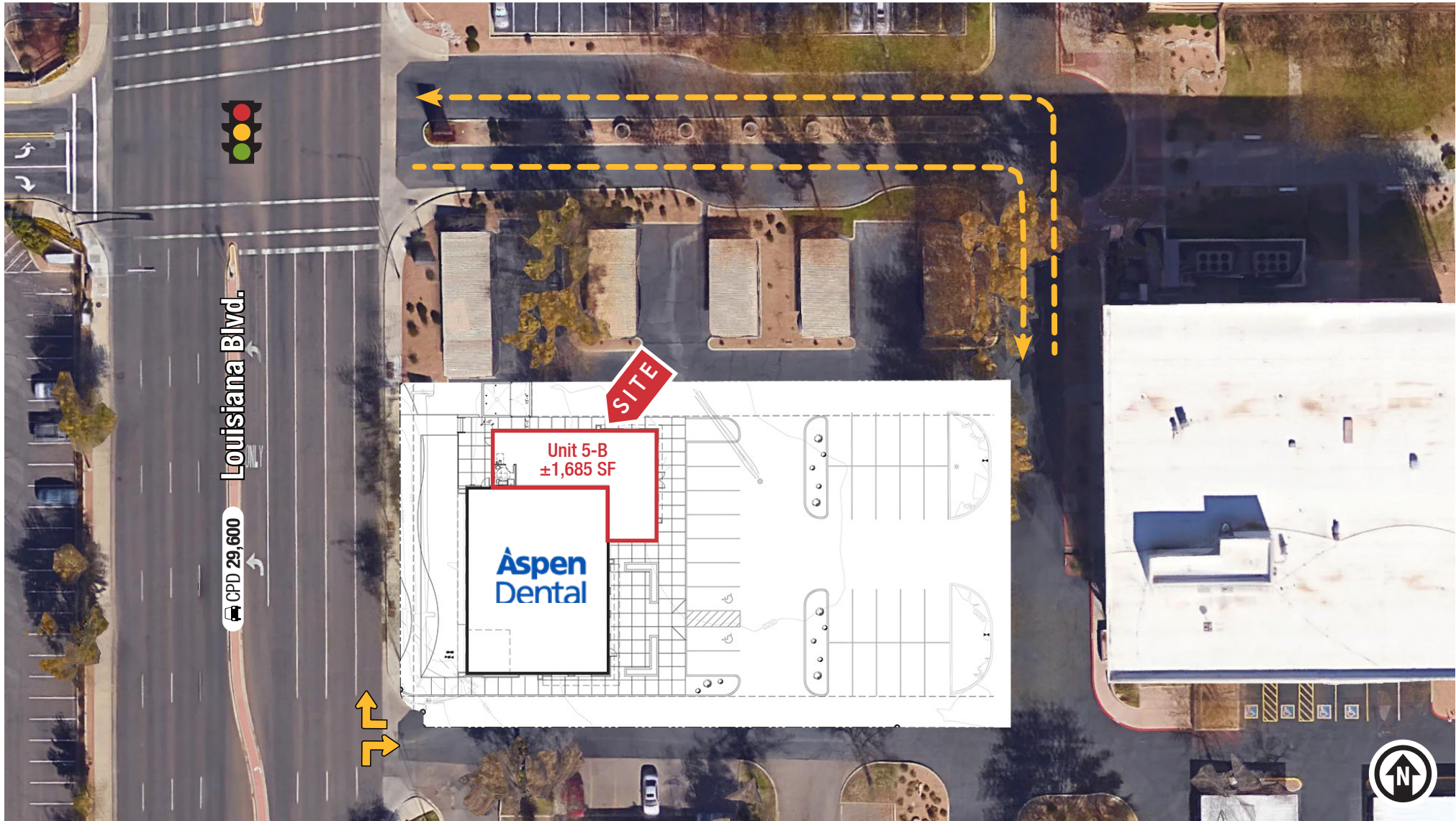
**FOR LEASE**

2424 Louisiana Blvd. NE | Albuquerque, NM 87110

SEQ Louisiana & Menaul Blvd. NE

# Modern, High-Grade Retail Space

LOCATED IN THE UPTOWN  
RETAIL TRADE AREA



**NAI Maestas & Ward** 505 878 0001

THE INFORMATION CONTAINED IS BELIEVED RELIABLE. WHILE WE DO NOT DOUBT THE ACCURACY, WE HAVE NOT VERIFIED IT AND MAKE NO GUARANTEE, WARRANTY OR REPRESENTATION ABOUT IT. IT IS YOUR RESPONSIBILITY TO INDEPENDENTLY CONFIRM ITS ACCURACY AND COMPLETENESS. ANY PROJECTION, OPINION, ASSUMPTION OR ESTIMATED USES ARE FOR EXAMPLE ONLY AND DO NOT REPRESENT THE CURRENT OR FUTURE PERFORMANCE OF THE PROPERTY. THE VALUE OF THIS TRANSACTION TO YOU DEPENDS ON MANY FACTORS WHICH SHOULD BE EVALUATED BY YOUR TAX, FINANCIAL, AND LEGAL COUNSEL. YOU AND YOUR COUNSEL SHOULD CONDUCT A CAREFUL INDEPENDENT INVESTIGATION OF THE PROPERTY TO DETERMINE THAT IT IS SUITABLE TO YOUR NEEDS.

For more information:

**Randall Parish**

randall@gotSPACEUSA.com

505 338 4110







**FOR LEASE**

2424 Louisiana Blvd. NE | Albuquerque, NM 87110

*SEQ Louisiana & Menaul Blvd. NE*

# Modern, High-Grade Retail Space

LOCATED IN THE UPTOWN  
RETAIL TRADE AREA



**NAI Maestas & Ward** 505 878 0001

THE INFORMATION CONTAINED IS BELIEVED RELIABLE. WHILE WE DO NOT DOUBT THE ACCURACY, WE HAVE NOT VERIFIED IT AND MAKE NO GUARANTEE, WARRANTY OR REPRESENTATION ABOUT IT. IT IS YOUR RESPONSIBILITY TO INDEPENDENTLY CONFIRM ITS ACCURACY AND COMPLETENESS. ANY PROJECTION, OPINION, ASSUMPTION OR ESTIMATED USES ARE FOR EXAMPLE ONLY AND DO NOT REPRESENT THE CURRENT OR FUTURE PERFORMANCE OF THE PROPERTY. THE VALUE OF THIS TRANSACTION TO YOU DEPENDS ON MANY FACTORS WHICH SHOULD BE EVALUATED BY YOUR TAX, FINANCIAL, AND LEGAL COUNSEL. YOU AND YOUR COUNSEL SHOULD CONDUCT A CAREFUL INDEPENDENT INVESTIGATION OF THE PROPERTY TO DETERMINE THAT IT IS SUITABLE TO YOUR NEEDS.

For more information:

**Randall Parish**

randall@gotspaceusa.com

505 338 4110