

For Lease

Brand-New High-Bay Flex Space

3400 Columbia Dr. NE | Albuquerque, NM 87107

EASY ACCESS TO I-25



±5,411 SF OF REMODELED/NEW CONSTRUCTION AVAILABLE

LEASE RATE \$6,087.38/Mo. (NNN Included)

AVAILABLE

- Building B:
 - Warehouse Space: ±4,000 SF
 - Office Space: ±1,411 SF
- Total Space: ±5,411 SF
- Land: ±0.584 Acres

IDO ZONING NR-LM

PROPERTY HIGHLIGHTS

- Four 14'x14' drive-in doors
- Warehouse has 18' clear heights at the eaves and 22' clear heights at the peak
- An abundance of natural light
- 400 amp, 3-phase, 125 amp single-phase power
- ±0.584 acres of secure yard
- Easy access to I-25 at Comanche Rd. and four minutes to I-40



NAI SunVista

6801 Jefferson NE | Suite 200 | Albuquerque, NM 87109

505 878 0001 sunvista.com



FOR MORE INFORMATION:

Todd Strickland

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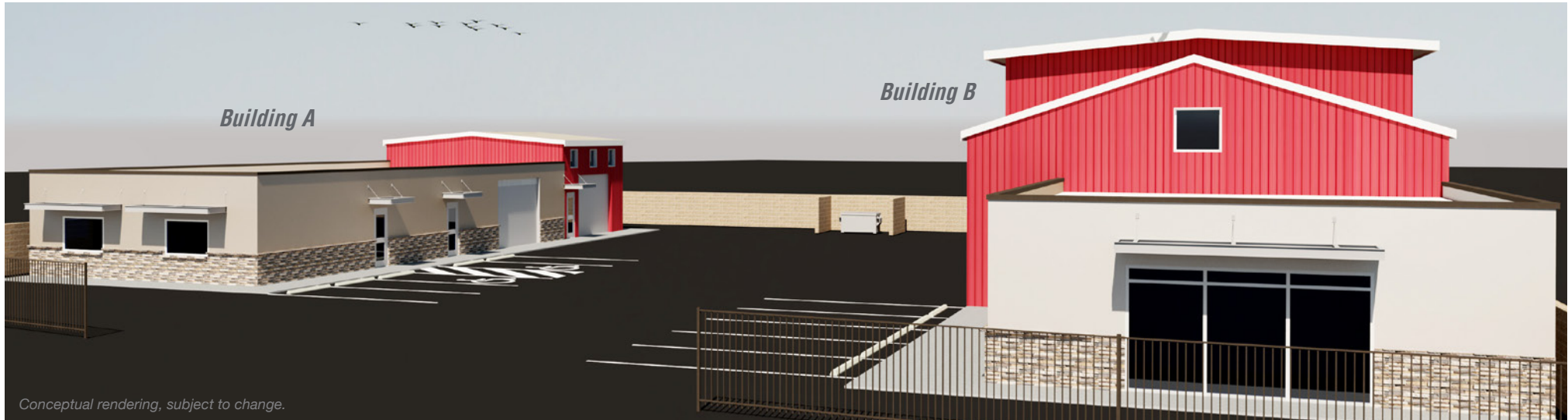
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SITE



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FLOOR PLAN

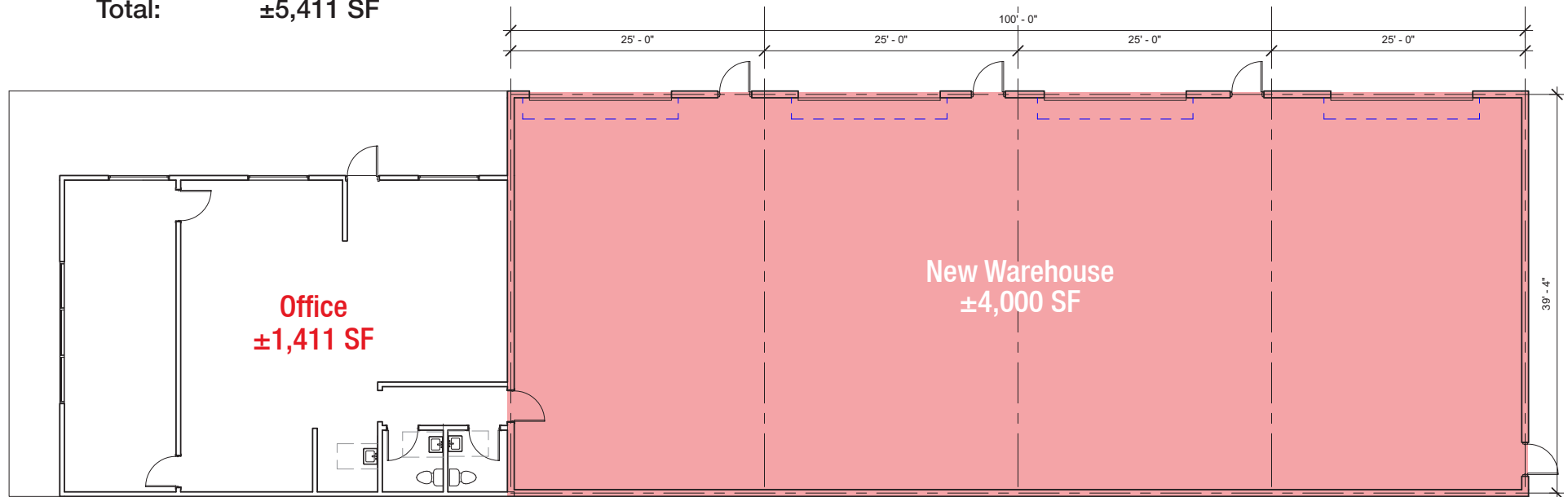
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PHOTOS



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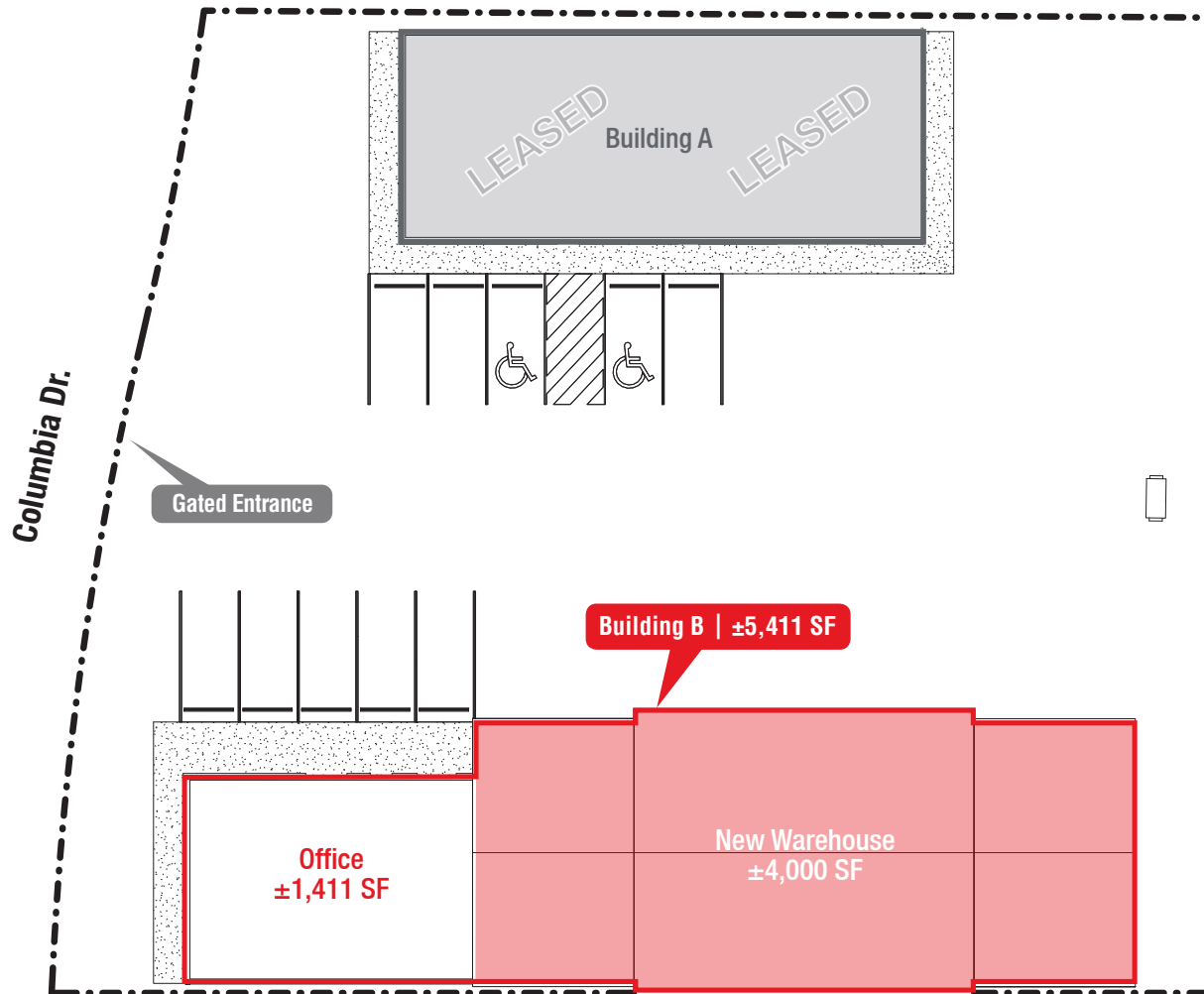
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