

FOR LEASE

4100-4200 Osuna Rd. NE | Albuquerque, NM 87109

SWC Osuna Rd. & Jefferson St. NE

Highly-Visible Office Space

ONE MINUTE FROM I-25
AT JOURNAL CENTER



Visit Our YouTube Channel
to See this Property Video



LEASE RATE

- \$17.95/SF Full Service

IDO ZONING

- NR-BP, Business Park

AVAILABLE

Building 4100

- Suite 105: ±1,954 RSF
- Suite 106: ±3,520 RSF
- Total: ±5,474 RSF
- Suite 110: ±2,687 RSF

Building 4200

- Suite 110: ±7,008 RSF

PROPERTY HIGHLIGHTS

- Located at the SW corner of Jefferson St. & Osuna Rd.
- VERY convenient to local restaurants and amenities
- On ABQ Ride bus route in both directions
- Fiber optic connections from Century Link, Comcast and Level 3
- Parking ratio: 5 spaces per 1,000 SF
- Building signage on multiple monument signs
- On-site maintenance

NAI SunVista

6801 Jefferson NE | Suite 200 | Albuquerque, NM 87109

505 878 0001 sunvista.com



FOR MORE INFORMATION:

Todd Strickland

todd@sunvista.com

505 450 1121

Dave Hill, CCIM, SIOR

dave@sunvista.com

505 238 6413

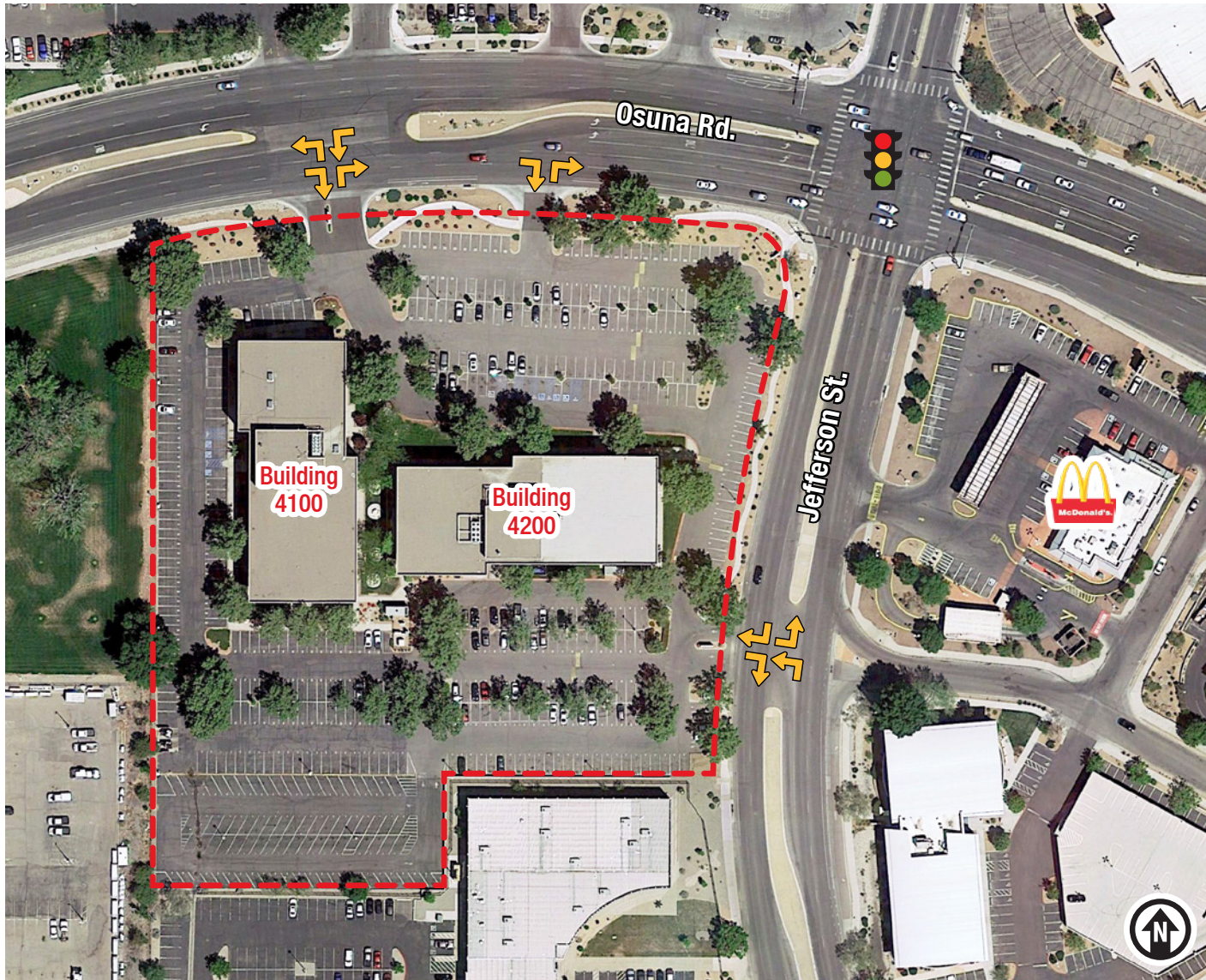
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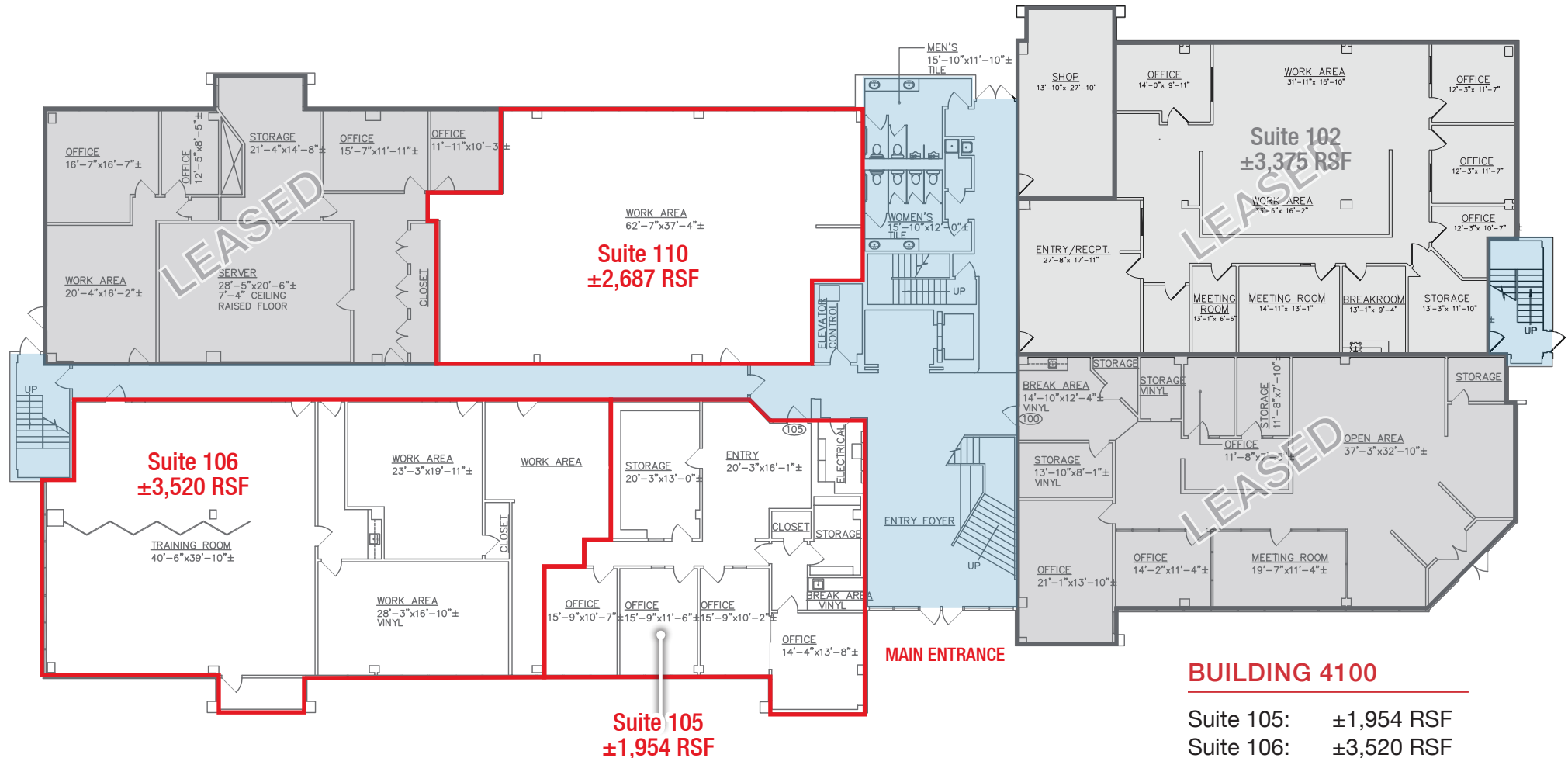
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□ Available ■ Leased ■ Common Area

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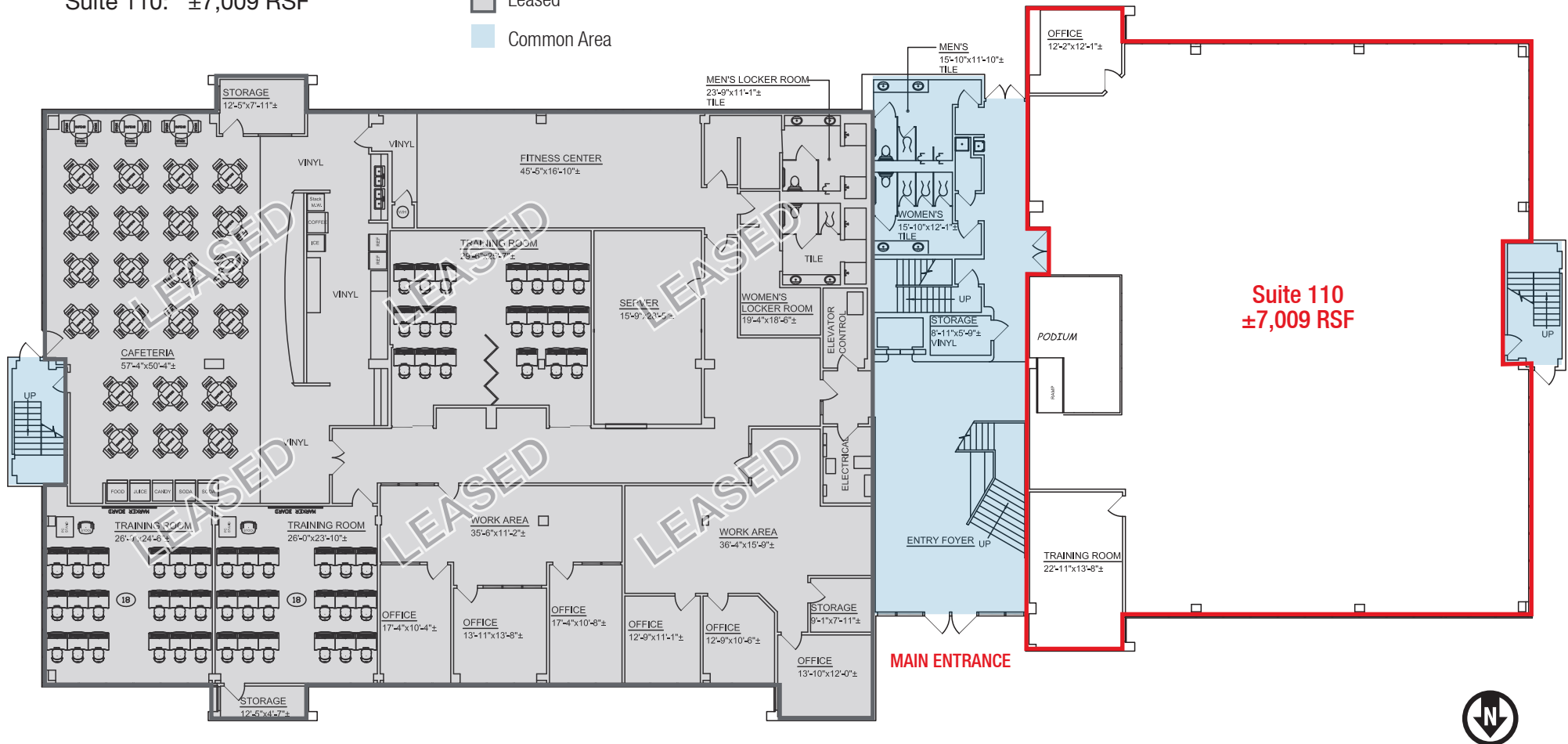
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BUILDING 4200

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