

For Sale

Commercial Land in Española

FOR COMMERCIAL OR RESIDENTIAL USE

134 N. Riverside Dr. | Española, NM 87532

SEQ N. Riverside Dr. & Paseo de Oñate



SALE PRICE

- \$150,000

AVAILABLE

- Land: ±0.74 Acres

ZONING

- B-2; General Commercial

PROPERTY HIGHLIGHTS

- NMED No-Further-Action-Required Letter in hand
- Great visibility
- 20,840 cars per day
- Located in Santa Fe County
- Suitable for residential or commercial use

got space

NAI SunVista

418 Cerrillos Rd. | Suite 11 | Santa Fe, NM 87501

505 988 8081 sunvista.com



FOR MORE INFORMATION:

Tai Bixby, CCIM

tai@sunvista.com

505 577 3524

For Sale

Commercial Land in Española

FOR COMMERCIAL OR RESIDENTIAL USE

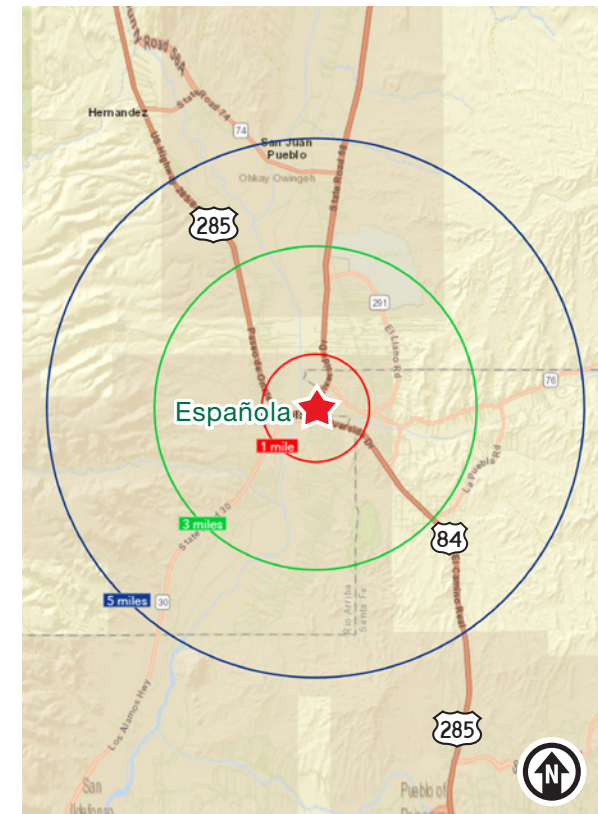
134 N. Riverside Dr. | Española, NM 87532



LOCATION

2020 Demographics	1 mile	3 mile	5 mile
Total Population	4,190	16,540	22,210
Average HH Income	\$52,609	\$55,073	\$57,682
Daytime Employment	2,593	6,195	7,494

2020 Forecasted by Esri



NA SunVista 505 988 8081 sunvista.com

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:

Tai Bixby, CCIM
tai@sunvista.com
 505 577 3524

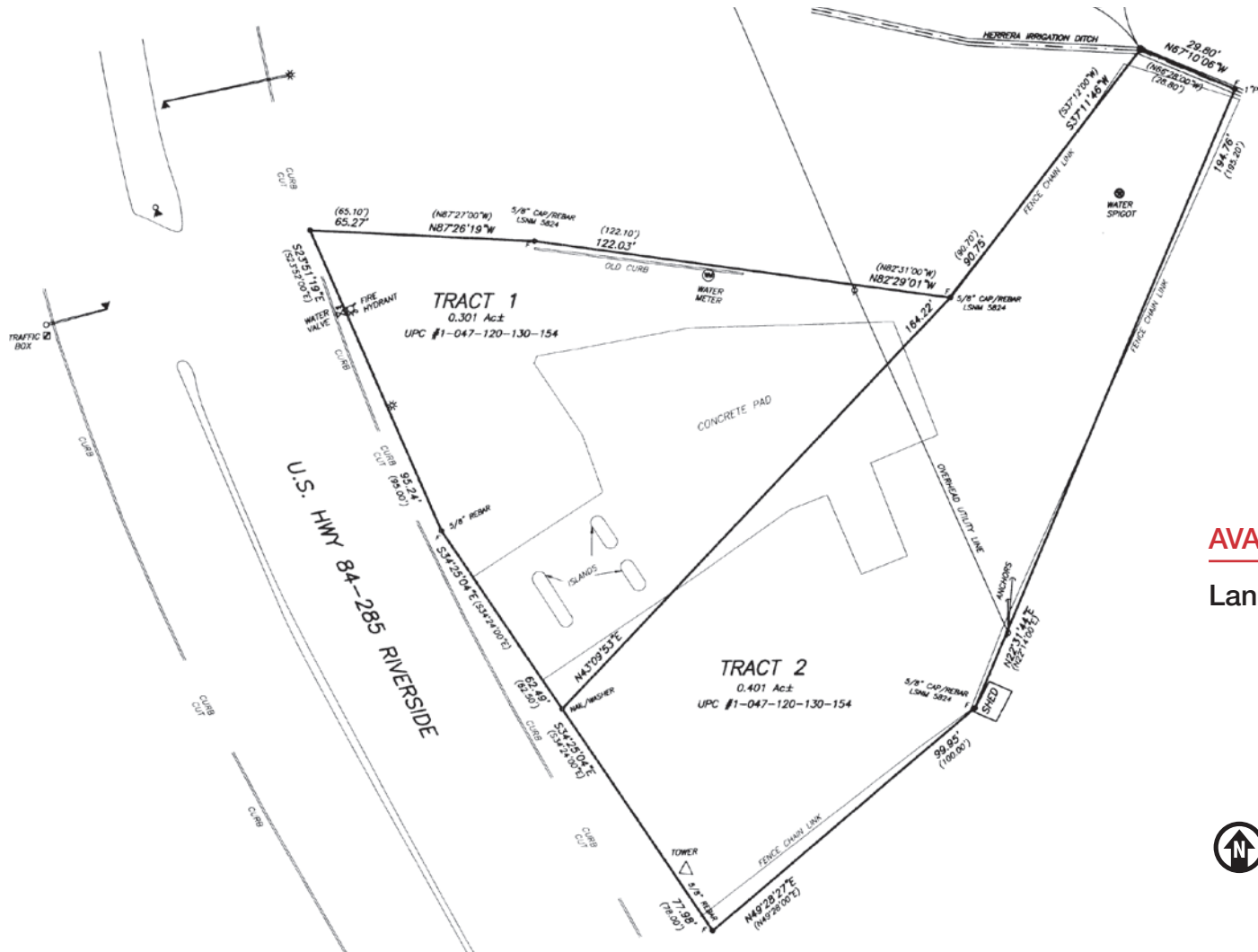
For Sale

Commercial Land in Española

FOR COMMERCIAL OR RESIDENTIAL USE

134 N. Riverside Dr. | Española, NM 87532

SITE SURVEY



AVAILABLE

Land: ±0.74 Acres

NAI SunVista 505 988 8081 sunvista.com

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:

Tai Bixby, CCIM
tai@sunvista.com
505 577 3524

Española

TRADE AREA ANALYSIS

Española | Where Cultures Unite

Española serves as the business and cultural hub for numerous mountain communities as distant as the Colorado border. Historically, residents of Española have driven to Santa Fe for shopping. Now, with the growth of retail development, they are spending their money in Española. With neighboring towns demanding the highest rent rates in the state, entrepreneurs and national tenants alike are discovering Española. The re-invention of Main Street is attracting development with over half a dozen entrepreneurs opening shops on the street within a year. Large resort-style casinos including the Cities of Gold Casino, Ohkay Casino, Santa Clara, and the Camel Rock have all opened up in the area as well. Packed nightly and providing hundreds of jobs, the benefits to Española are immeasurable. The City is investing in transportation, expanding its number of parks and creating trails and open space while conserving public lands and critical habitats.

Española by the Numbers (ESRI 2020 Demographics)



Española is situated in an area Juan de Oñate declared a capital for **SPAIN IN 1598.**

PLACES TO SEE IN ESPAÑOLA

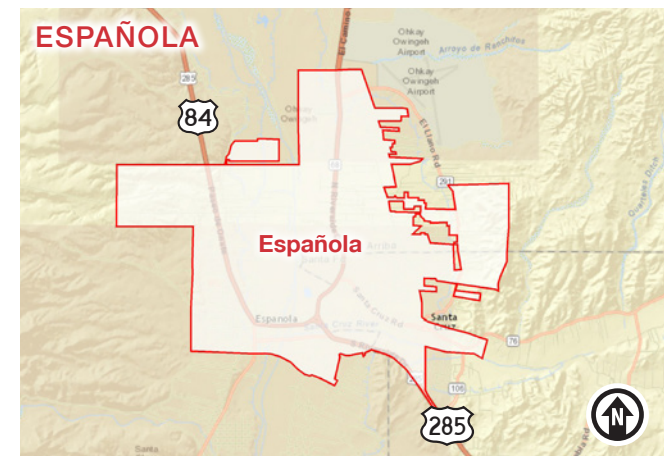
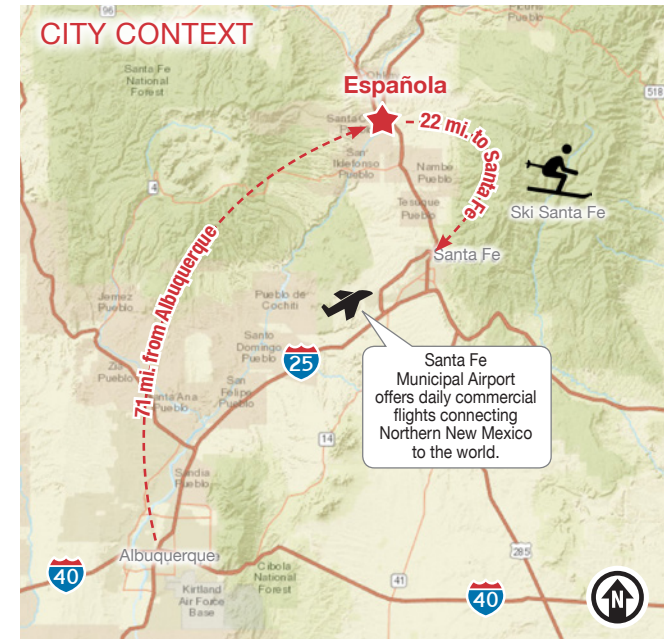
- PUYE CLIFF DWELLINGS
- THE BOND HOUSE MUSEUM
- CHIMAYO TRADING POST
- SANTA CRUZ LAKE
- TESUQUE PEAK TRAIL



\$106
Median
residential
\$/Sq.Ft. in
Española

\$255
Median
residential
\$/Sq.Ft. in
Santa Fe

\$236
Median
residential
\$/Sq.Ft. in
Taos



NA SunVista 505 988 8081 sunvista.com

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:

Tai Bixby, CCIM
tai@sunvista.com
505 577 3524