

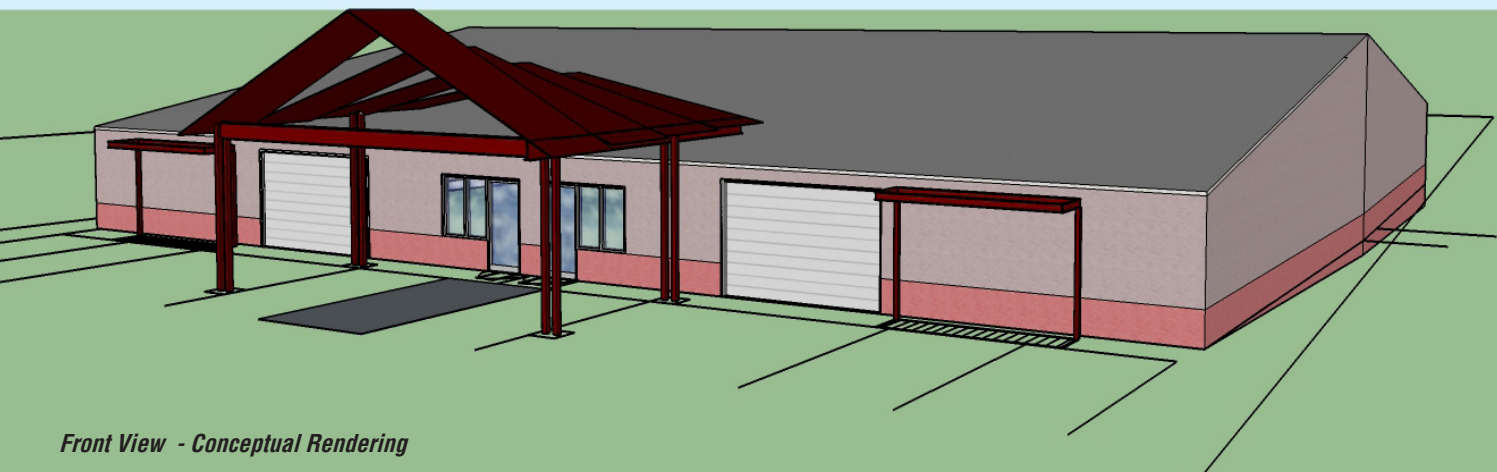
For Lease

Restored Route 66 Warehouse

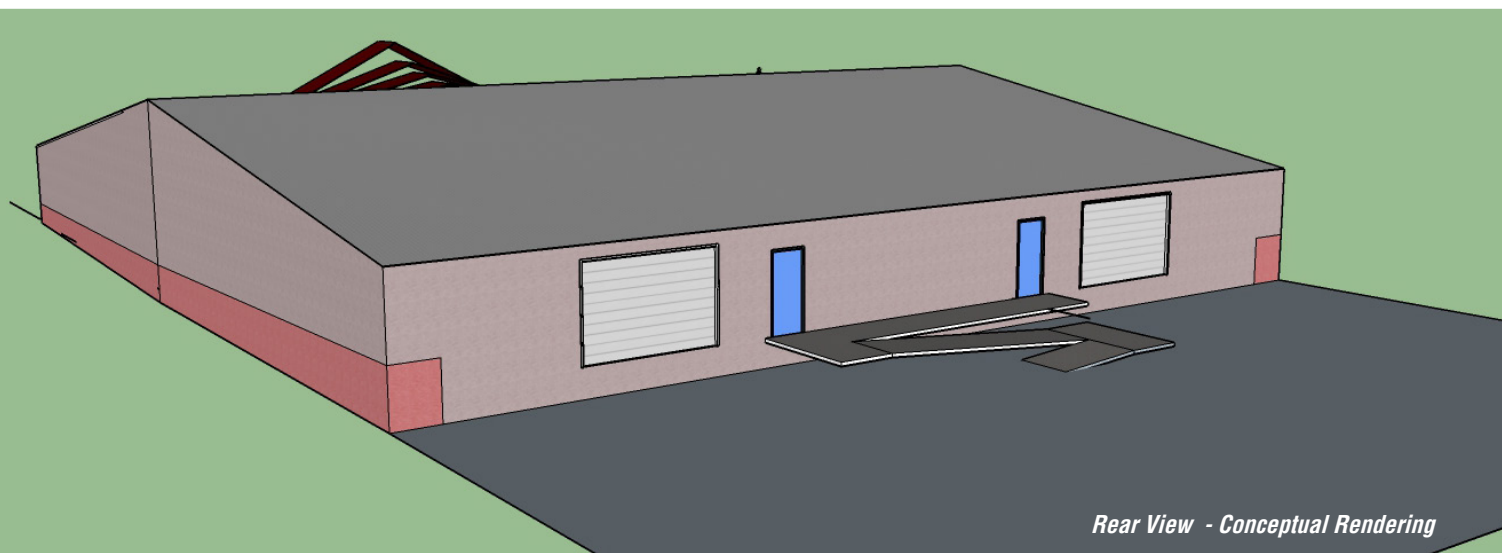
AT THE SIGNALIZED INTERSECTION OF CENTRAL AVE. & ELIZABETH ST.

10921 Central Ave. NE | Albuquerque, NM 87123

NWC Central Ave. & Elizabeth St. NE



Front View - Conceptual Rendering



Rear View - Conceptual Rendering

LEASE RATE

- \$12.00 - \$16.00/SF
+ \$2.50/SF NNN

AVAILABLE

- Building: $\pm 2,506$ to $\pm 10,025$ SF
- Land: ± 0.3 Acres
1.1 Acres of secure yard space
also available

IDO ZONING

- [MX-H](#) 

PROPERTY HIGHLIGHTS

- Newly remodeled
- 3 minutes from I-40
- Evaporative cooling and drop-down gas heating
- Up to 600 amps 3-phase power
- 2 large monument signs
- 2 - 10' x 9' roll-up doors with mid-high access
- 2 - 10' x 9' roll-up doors with drive-in access
- 9'-12' ceiling heights
- Upgraded facade, parking lot, and landscaping

NASunVista

got space

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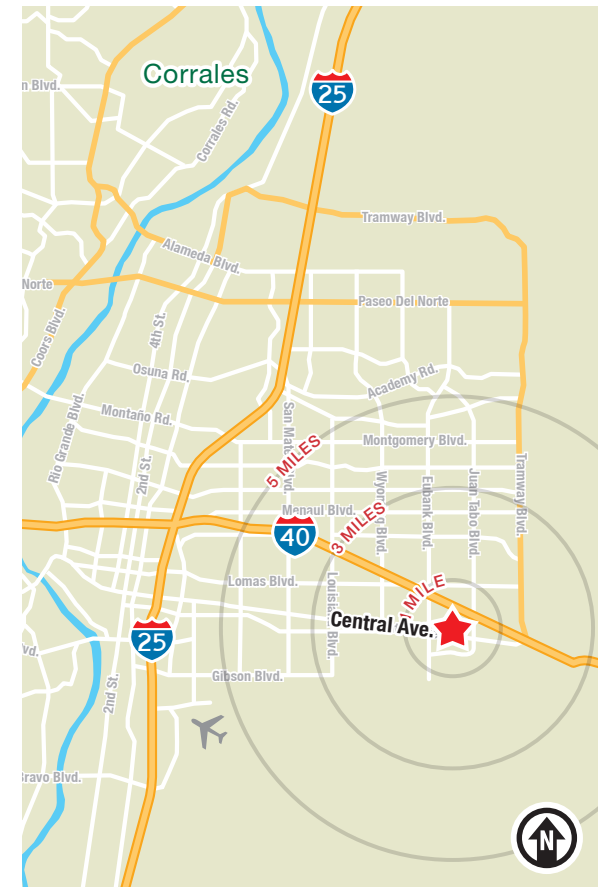
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LOCATION

Demographics	1 mile	3 mile	5 mile
Total Population	16,133	110,352	207,448
Average HH Income	\$67,412	\$67,393	\$72,821
Daytime Employment	6,798	40,215	88,602

2021 Forecasted by Esri



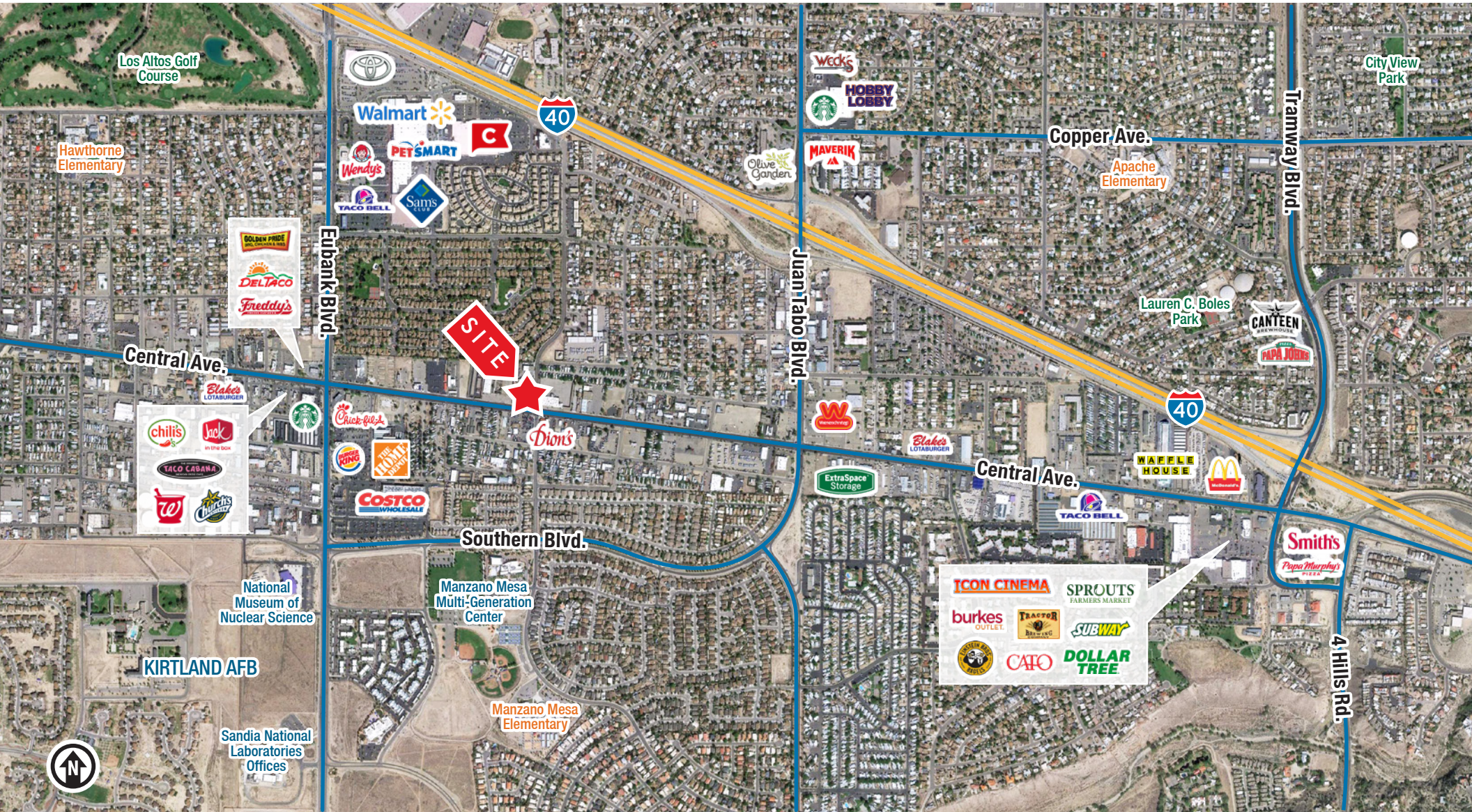
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LOCATION



NAI SunVista

505 878 0001 | sunvista.com | [f](https://www.facebook.com/sunvista) [i](https://www.instagram.com/sunvista) [in](https://www.linkedin.com/company/sunvista) [yt](https://www.youtube.com/channel/UCqj0K1m1m1m1m1m1m1m1m1m)
6801 Jefferson St. NE | Suite 200 | Albuquerque, NM 87109

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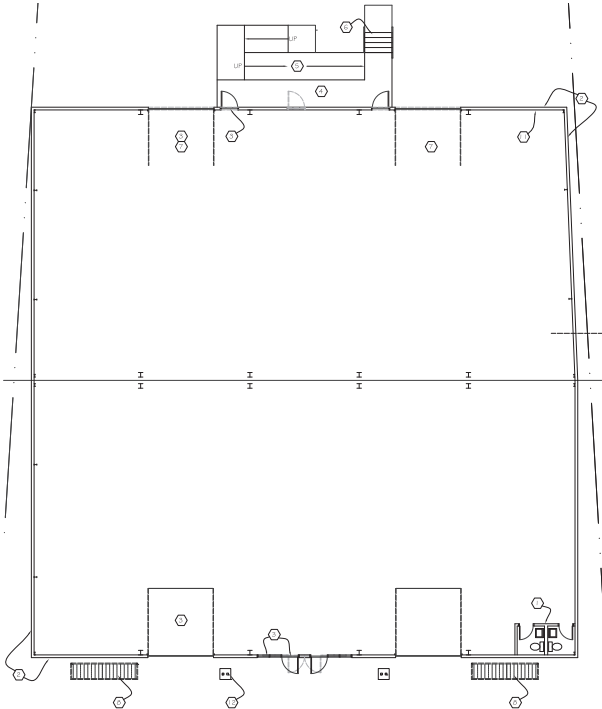
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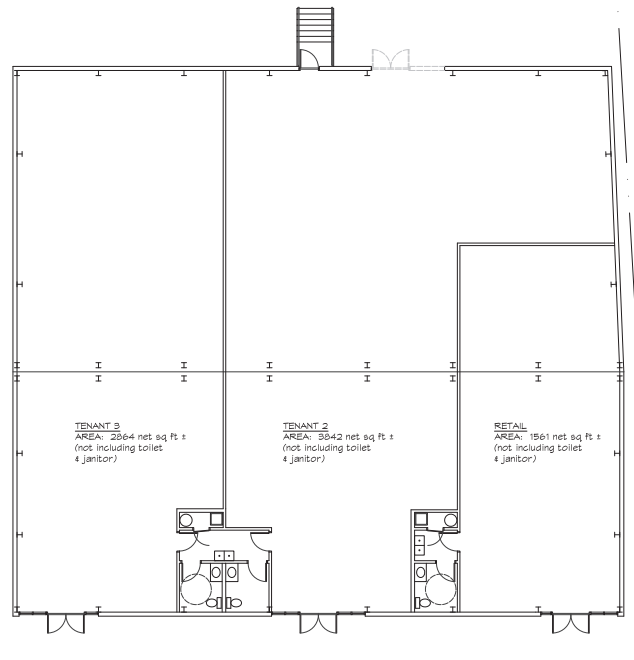
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CONCEPTUAL FLOOR PLANS



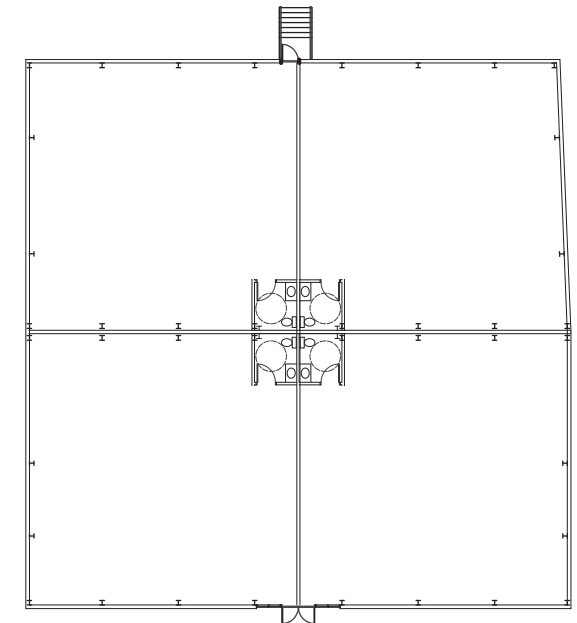
1-TENANT CONCEPT

±10,000 SF



3-TENANT CONCEPT

±1,561 to ±3,842 SF



4-TENANT CONCEPT

±2,506 SF Spaces