

For Lease

Paseo del Norte Corridor Office Space

DESIRABLE FAR NORTHEAST HEIGHTS LOCATION



8010 Palomas Ave. NE | Albuquerque, NM 87109

SEQ Paseo del Norte & Wyoming Blvd. NE



AVAILABLE

Suite C: ±4,700 SF
(Available 12/1/2024)



LEASE RATE

\$20.00/SF
Modified Gross

- Walking distance to restaurants and shopping
- Plenty of natural light throughout
- 5.5:1,000 parking ratio
- Monument signage available
- IDO Zoning: MX-T

NAISunVista

got space™

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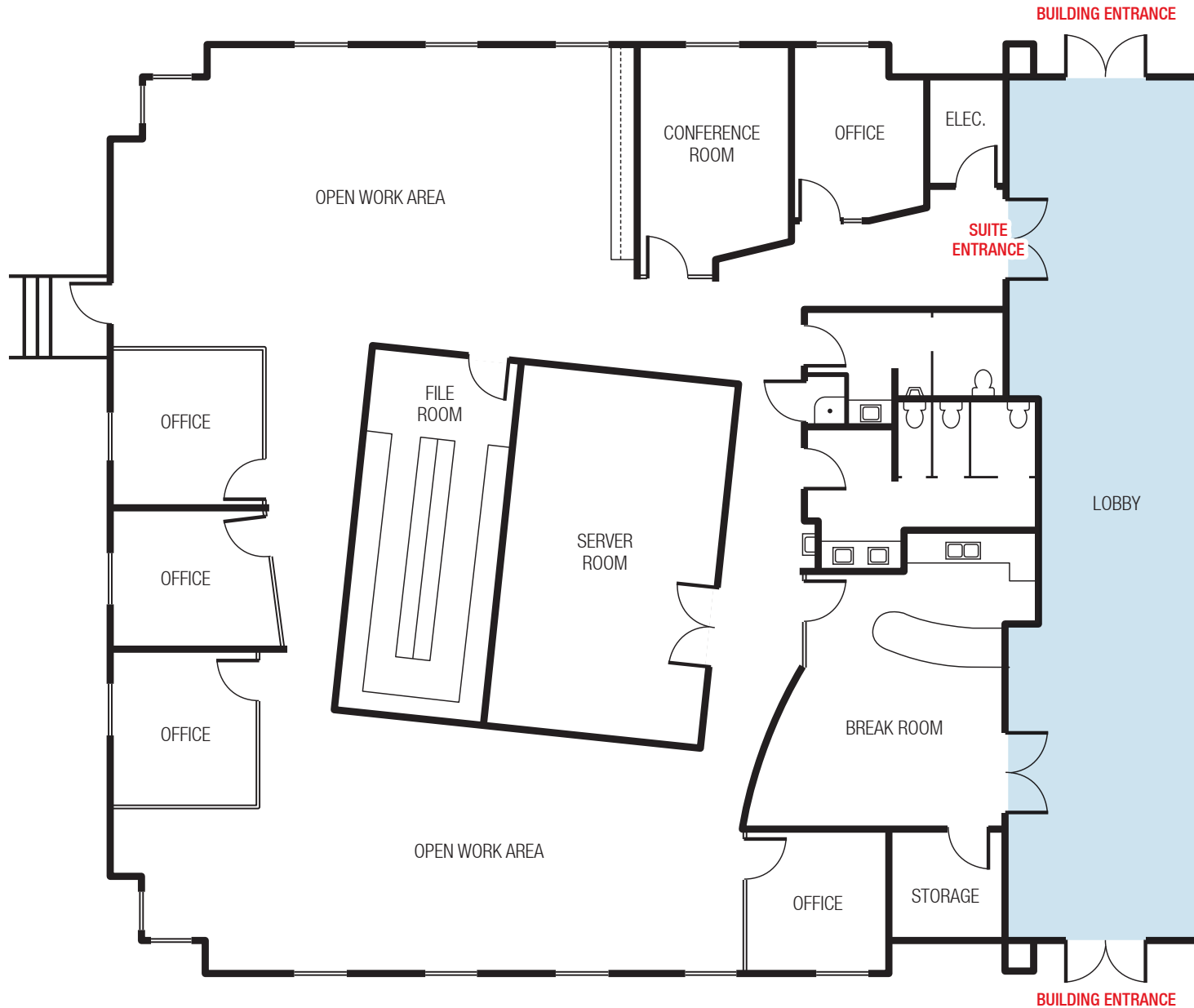
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FLOOR PLAN

Suite C: ±4,700 SF
(Available 12/1/2024)

- 5 offices
- 2 large, open work areas
- Conference room
- “Retro-style” break room

□ Available
■ Common Area



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Suite C



Suite C



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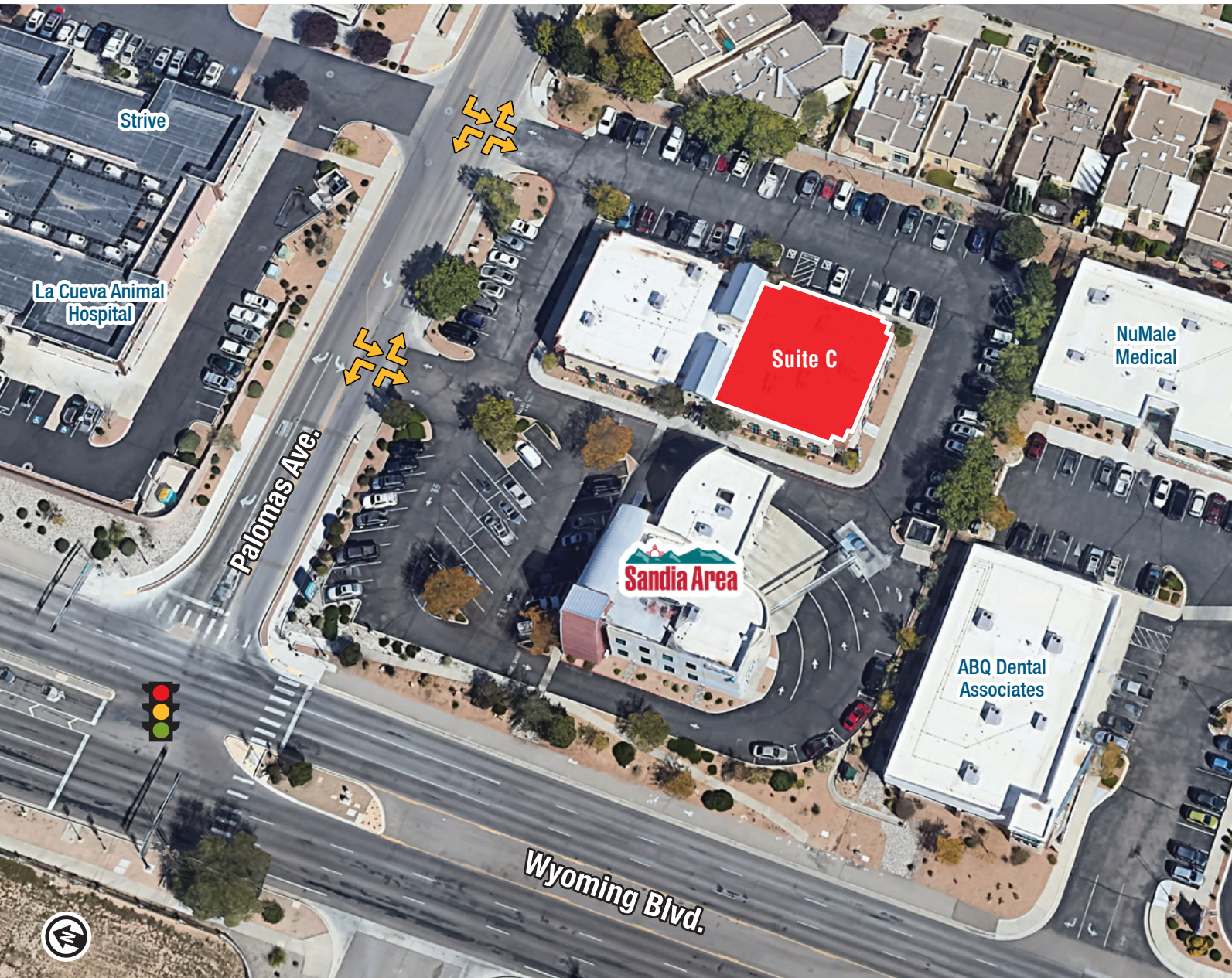


Suite C

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HIGHLIGHTS

LEASE RATE

\$20.00/SF Modified Gross

AVAILABLE

Suite C: ±4,700 SF
(Available 12/1/2024)

- 5 offices
- Conference room
- Storage area
- Open office
- Break room
- 2 in-suite restrooms

FEATURES

- Walking distance to restaurants and shopping
- Plenty of natural light throughout
- 5.5:1,000 parking ratio
- Monument signage available
- IDO Zoning: MX-T

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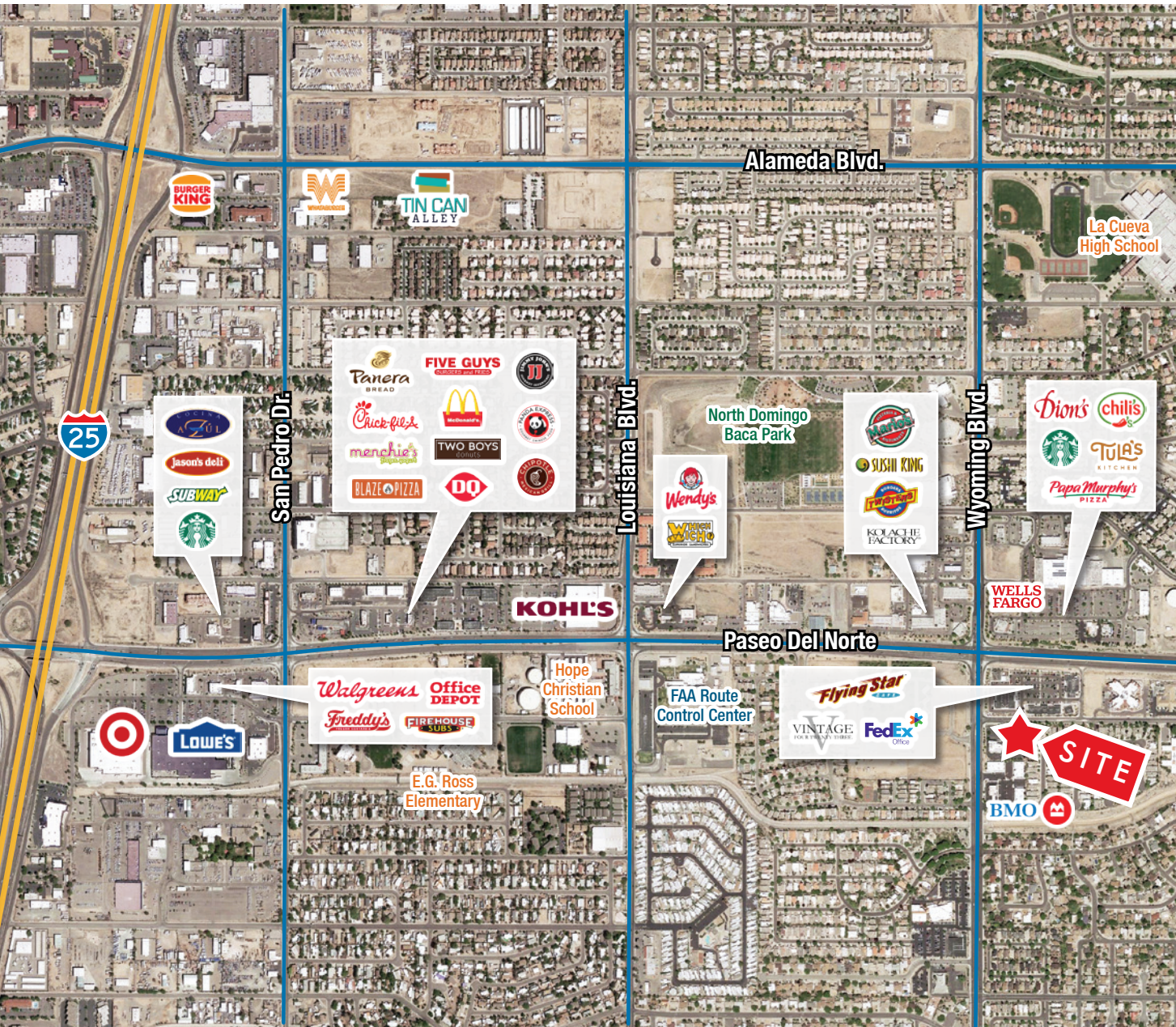
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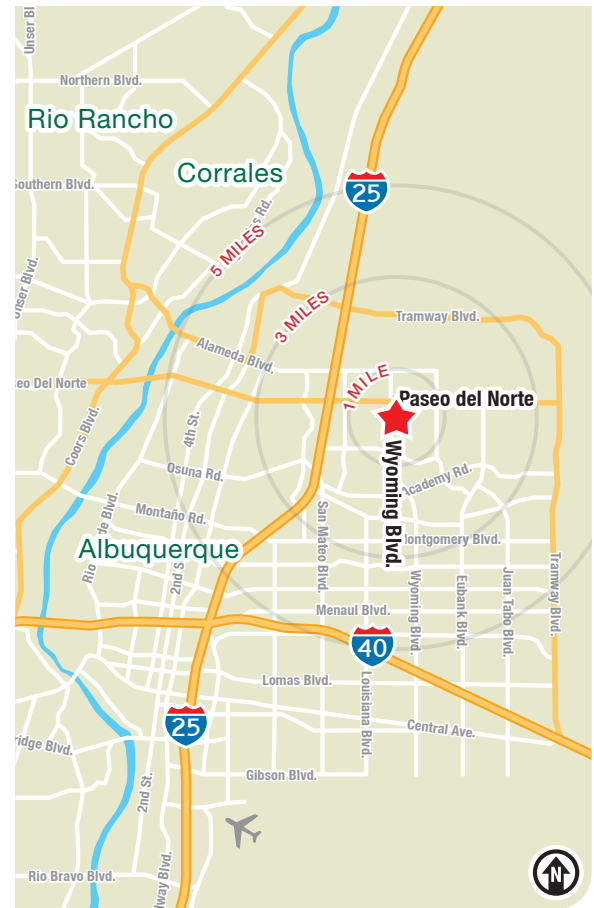
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LOCATION

Demographics	1 mile	3 mile	5 mile
Total Population	15,520	77,942	183,121
Average HH Income	\$125,054	\$120,923	\$112,851
Daytime Employment	6,238	60,351	124,755

2023 Forecasted by Esri



NAI SunVista

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