

For Sale
or Lease

Freestanding Office/Retail Building

CENTRALLY LOCATED BETWEEN NOB HILL AND UPTOWN



719 San Mateo Blvd. NE | Albuquerque, NM 87108

SWQ San Mateo Blvd. & Lomas Blvd. NE



AVAILABLE

Building: ±5,467 SF
Land: ±0.61 Acres



SALE PRICE

\$630,000
(\$115.23/SF)



LEASE RATE

\$4,600/Month
+ NNN

- Retail frontage with ±28,200 cars per day
- Building signage along San Mateo Blvd.
- Potential for repurpose

NA SunVista

got space™

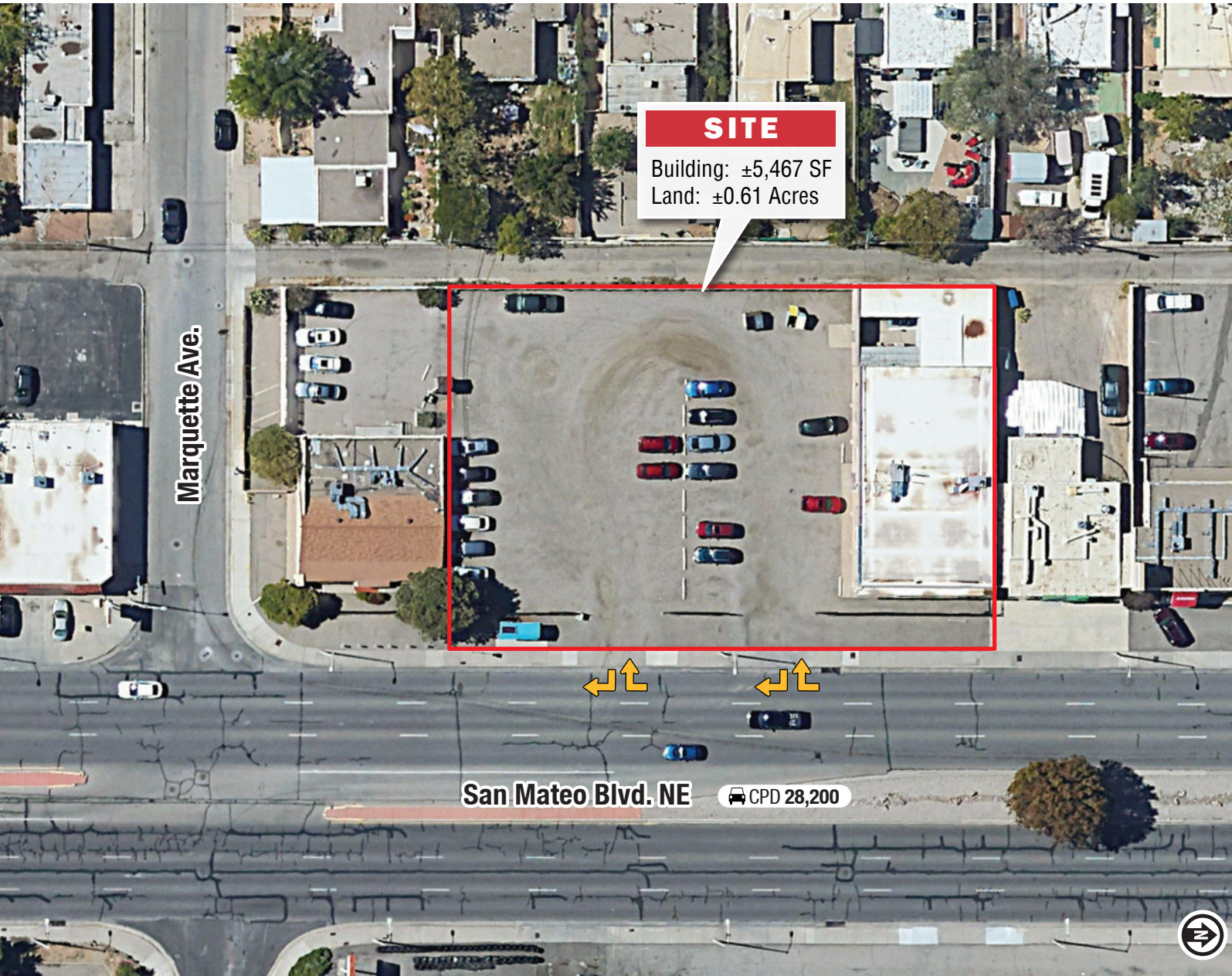
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SITE

AVAILABLE

Building: ±5,467 SF
Land: ±0.61 Acres

IDO ZONING

▪ [MX-L](#)

HIGHLIGHTS

- 11 offices
- 3 conference rooms
- 4 restrooms
- Retail frontage with ±28,200 cars per day
- Building signage along San Mateo Blvd.
- 4.5:1,000 parking ratio with potential for more
- Potential for repurpose

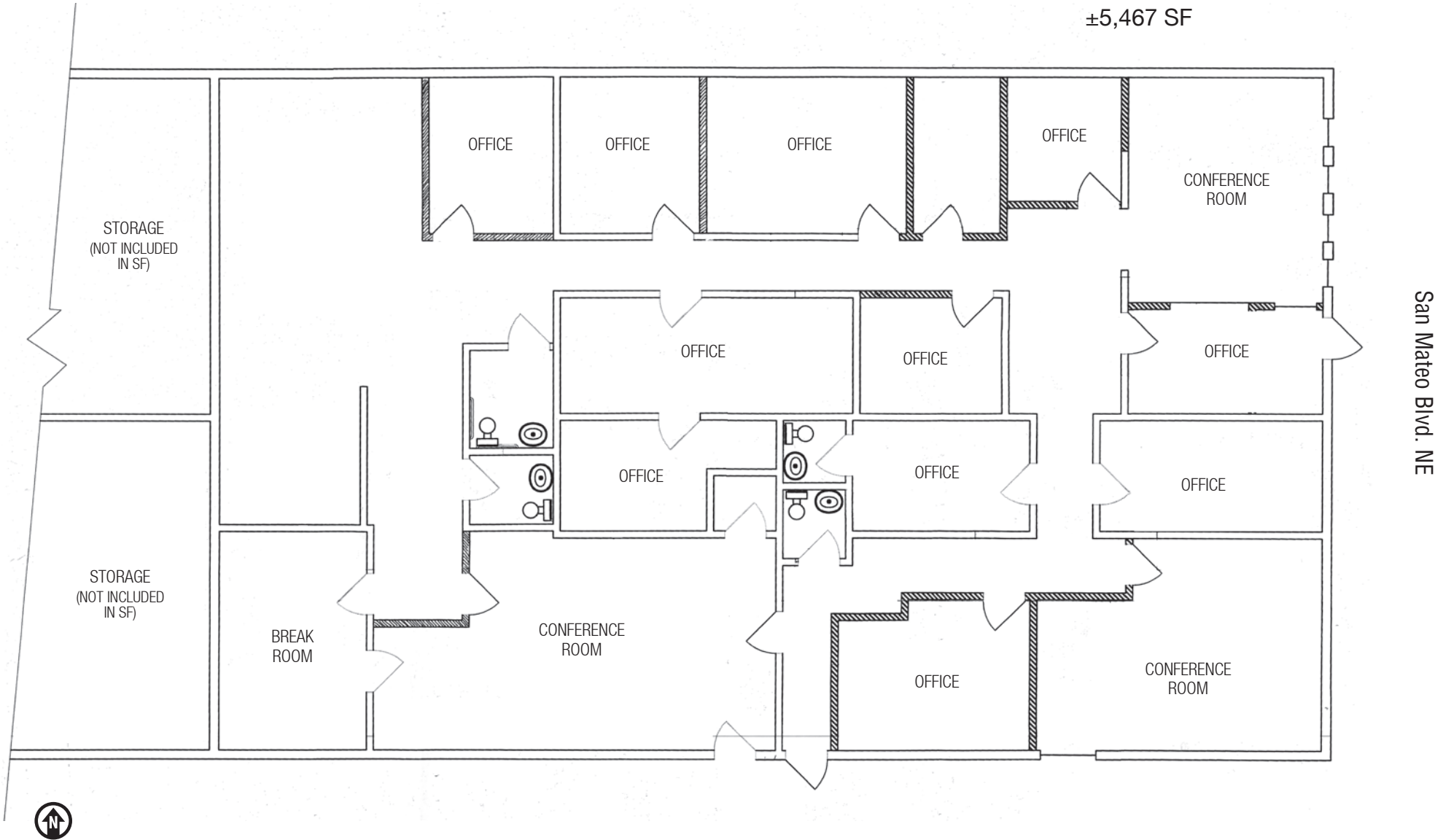
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FLOOR PLAN

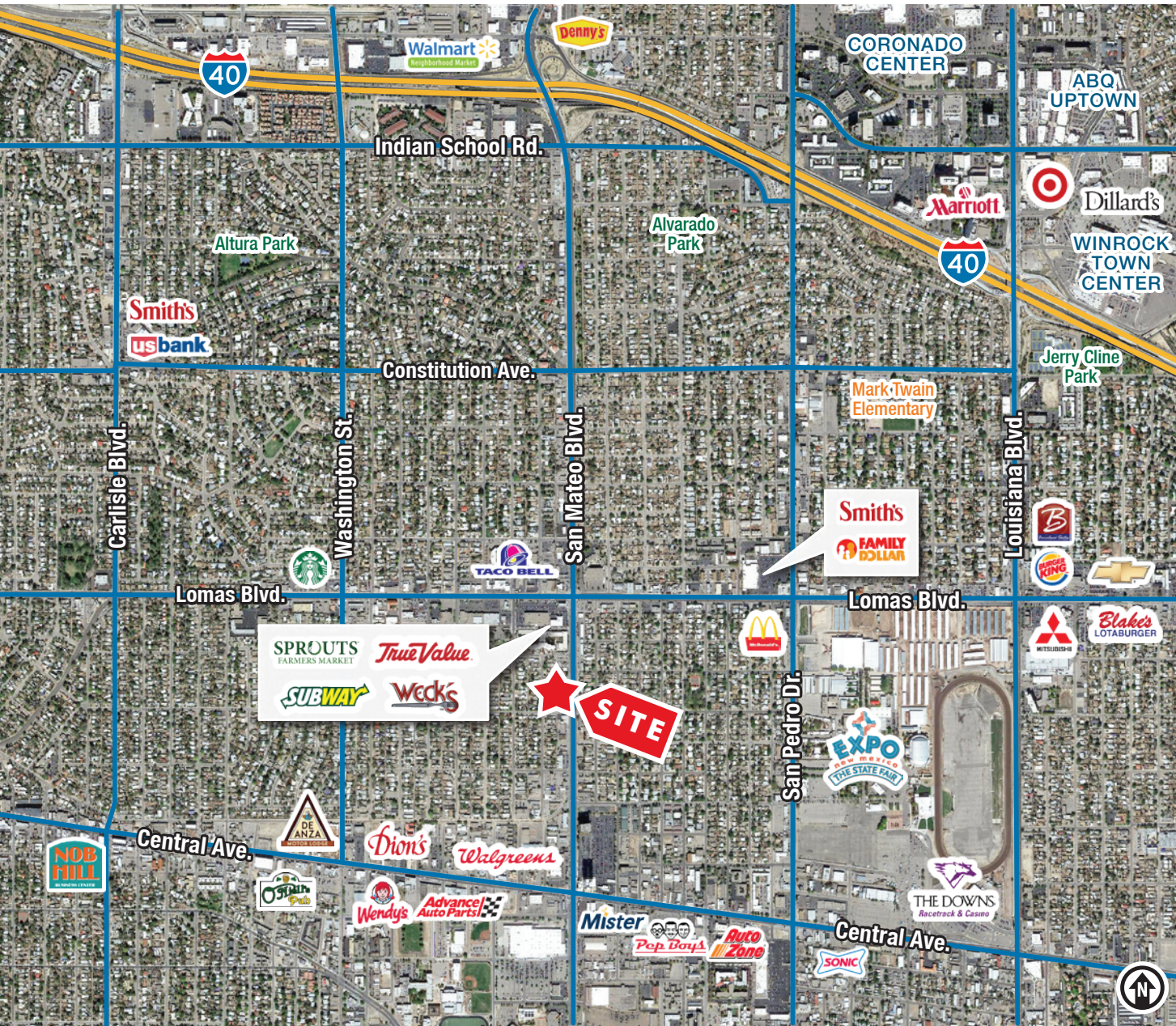
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LOCATION

Demographics	1 mile	3 mile	5 mile
Total Population	13,860	116,926	263,470
Average HH Income	\$89,804	\$73,800	\$77,957
Daytime Employment	8,682	97,434	227,794

2024 Forecasted by Esri



NAI SunVista

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SURVEY

±0.61 Acres

