

**Welcome
to
March LIN Meeting !**



Member Introductions

Announcements



Applied Professional Standards Training

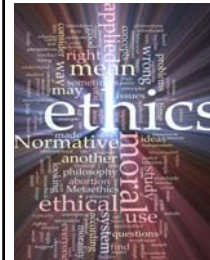
March 14, 2017 or April 6, 2017

1:00 – 4:00 p.m. or 8:30 – 11:30 a.m.

3 CE Training Credits requested

Instructor: Deborah Davis

Understand the Code of Ethics and its Enforcement



Ethics Beyond the Code

April 13, 2017

8:00 a.m. – 12:00 p.m.
State Bar of New Mexico

Instructor: Vic Bruno

**4 CE Credits Approved
Qualifies for either
NMREC Ethics OR Core
Elective Requirement**

Commercial Leases



Award-winning Instructor:
Debbie Harms, CCIM, SIOR, CPM

Content includes:

- Understanding the different facets of the lease agreement
- Preventing misunderstanding and avoiding conflicts
- Learning to easily explain eminent domain, subordination, estoppel

April 27, 2017
8:00 a.m. - 12:00 noon

CNM Main Campus
SRC 0204 – Richard Barr Boardroom
525 Buena Vista SE, 87106
(reserved parking provided)



Sponsored by the Commercial Association of REALTORS® New Mexico

4 CE Credits Pending! Will qualify as Core Elective



Next LIN Meeting (Roundtable):

April 19, 2017

Name of Property
Address

Broker(s) Name(s)
Firm

Any Other Announcements?

Copper Pointe

10500 Copper Ave., Albuquerque, NM




Lease Rate

- \$16.50/sf/yr - Office
- \$13.95/sf/yr - Flex
- \$6.95/sf/yr - Industrial

Walt Arnold,
CCIM, SIOR
Kelly Tero
Hal Henthorne

www.waltarnold.com

All SVN® Offices Independently Owned & Operated.

10500 Copper Ave., Albuquerque, NM



FIRST FLOOR

- 3,433 Square Feet
- 5,447 Square Feet

SECOND FLOOR

- 8,124 Square Feet
- 7,366 Square Feet
- 3,000 Square Feet




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10500 Copper Ave., Albuquerque, NM






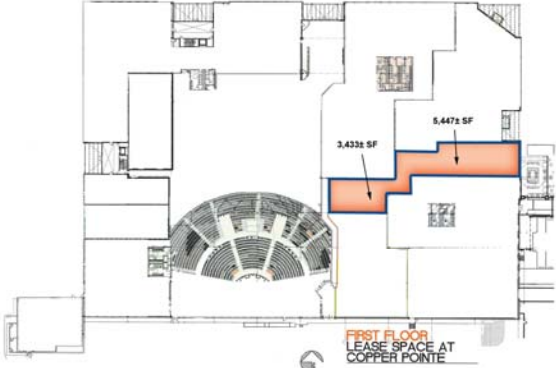

- Great Visibility from I-40
- Business Park Setting
- Fiber Optic Internet Access
- Energy Efficient
- Ample Parking 6/1,000
- Fire Suppression System
- Upgraded Finishes

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10500 Copper Ave., Albuquerque, NM




First Floor



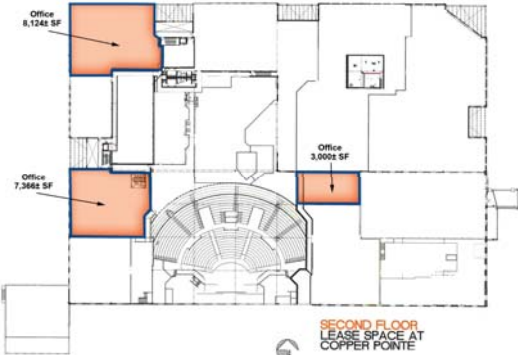
FIRST FLOOR LEASE SPACE AT COPPER POINT

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10500 Copper Ave., Albuquerque, NM





Second Floor



SECOND FLOOR LEASE SPACE AT COPPER POINT

All SVN® Offices Independently Owned & Operated. www.wallarmold.com

10500 Copper Ave., Albuquerque, NM

All SVN® Offices Independently Owned & Operated. www.wallarmold.com



FOR LEASE
\$15.00/SF
MODIFIED GROSS

PREMIER DOWNTOWN LOCATION
Modern Office Condo

220 Copper Ave. NW, Suite 550 | Albuquerque, NM 87102

Lease Rate

- \$15.00 / RSF Modified Gross Available
- ±1,250 SF

Property Highlights

- Newly-remodeled
- Premier downtown location
- Abundance of natural light
- Covered garage parking available
- Balcony
- Kitchenette
- 3 offices, reception and open work space
- Elevator
- Over 50 restaurants within 5-minute walk

NAI Maestas & Ward
 505.878.0001

Nicole Rhodes
 nicole@gotspacusa.com

Steve Kraemer, COM
 skraemer@gotspacusa.com

FOR LEASE
\$15.00/SF
MODIFIED GROSS

220 Copper Ave. NW, Suite 550 | Albuquerque, NM

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 505.878.0001

For more information contact:
 Nicole Rhodes
 nicole@gotspacusa.com

Steve Kraemer, COM
 skraemer@gotspacusa.com

FOR LEASE
\$100,000/YR
(\$8,333/MO. NNN)

HIGHLY DESIRABLE
Signalized Corner on River Crossing

SWC Montano Rd & 4th St NW | Albuquerque, NM 87107

Available

- ±0.912 acres

Zoning

- C-2

Property Highlights

- Exposed to more than 30,000 cars per day
- Signalized intersection
- Full access
- Surrounded by national co-tenancy
- Excellent exposure
- Located on pinch-point river crossing
- Great visibility

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For more information contact:
 Clayton King
 clayton@gotspacusa.com

Keith Meyer, COM, SICR
 keithmeyer@gotspacusa.com

Nicole Rhodes
 nicole@gotspacusa.com

FOR LEASE SWC Montañó Rd & 4th St NW | Albuquerque, NM 87107

\$100,000/YR
(\$8,333/MO. NNN)

2016 Demographics	1 mile	3 mile	5 mile
Total Population	5,416	69,074	239,800
Average HH Income	\$50,890	\$62,338	\$63,834
Daytime Employment	6,000	73,305	246,153

2016 Forecasted by Esri

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For more information contact:
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 Keith Meyer, COM, SIOR
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 Nicole Rhodes
nicole@gotspacusa.com

FOR LEASE THE SHOPPES AT WEST PARK

4601 PARADISE BLVD NW, ALBUQUERQUE, NM 87114

\$14-\$20 PSF Office/Retail
1,570-1,900± SF

\$450/Mo Executive Suites
125-127± SF

High Visibility Intersection
5:1 Parking • Cottonwood

Allen Sigmón REAL ESTATE GROUP

FLOOR PLAN COTTONWOOD OFFICE/RETAIL SUITES

4601 PARADISE BLVD NW, ALBUQUERQUE, NM 87114

Pricing:
 Suite A 1,900± SF \$20 PSF
 Suite H 1,570± SF \$14 PSF
 Suite 112 127± SF \$450/Mo
 Suite 114 125± SF \$450/Mo

Allen Sigmón REAL ESTATE GROUP

4101-4273 Montgomery Blvd. NE (Granada Square) Albuquerque, NM 87109

Colliers INTERNATIONAL

Lease Rate: 4119-4227 - \$12.00/SF/Yr MGRS
4233-4273 - \$15.50/SF/Yr FSG

Lease Type: Full Service and Modified Gross

Zoning: SU-1/C-1

Available Space: ± 657 SF - 2,865 SF

Building Amenities:

- Located just a half of a mile east of I-25
- A beautiful campus setting for professional users
- Great amenities in the area - shopping and restaurants
- Great visibility at a signalized intersection
 - 45,500 vehicles per day on Montgomery Blvd.
- Suite sizes range from 657 SF to 2,865 SF
- Suites available with drive-up parking in front
- Traditional suites available in multi-tenant building
- Parking ratio: 5:1,000
- Responsive ownership with professional property management

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5306 Central Ave. SW
 Albuquerque, NM 87105

Lease Rate: \$13.10/SF/Yr
 Lease Type: NNN
 Zoning: C-2
 Available Space: ± 4,032 SF

Building Amenities:

- Located on a major city arterial, this freestanding building is great for retail space and it is move-in ready!
- Features include:
 - 2 new HVAC units and a newer roof
 - 4 offices, 6 work stations, large reception desk, kitchen/break room and storage
 - Some furniture in place
 - Fully fenced and halogen lighting in parking lot
- Great visibility with:
 - Pole and building signage
 - 28,800 vehicles per day on Central Ave.

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3825 Eubank Blvd. NE
 Albuquerque, NM 87111


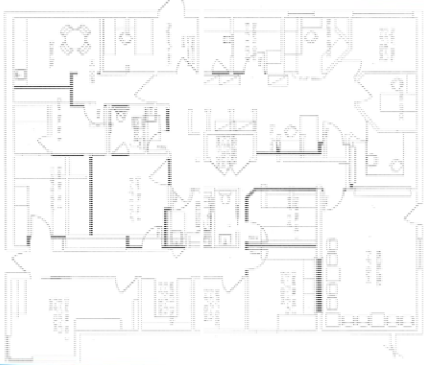
Lease Rate: \$12.75/SF/Yr
 Lease Type: Modified Gross
 Zoning: O-1
 Available Space: ± 3,000 SF

Building Amenities:

- Located in the NE Heights area, this medical office space is move-in ready!
- Suite C buildout includes:
 - 6 exam rooms with sinks
 - 3 offices
 - Reception area
 - Business office
 - 2 ADA restrooms
 - Lab area
- Excellent visibility with:
 - Monument signage
 - 28,300 vehicles per day on Eubank Blvd.
- Parking Ratio: 4.28/1,000

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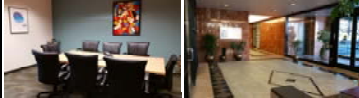
**3825 Eubank Blvd. NE
Albuquerque, NM 87111**

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**6100 Uptown Blvd NE (Sublease)
Albuquerque, NM 87110**






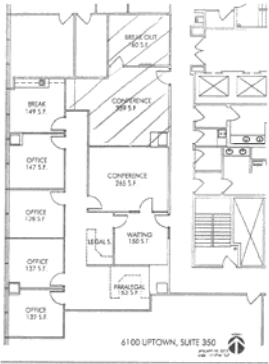
Lease Rate: \$19.50/SF/Yr
Lease Type: Full Service
Zoning: SU-3, MU-UPT, O-1
Available Space: ± 1,913 SF

Building Amenities:

- Sublease runs through 4/30/2018.
- Suite 350 buildout includes:
 - 4 private offices
 - Large conference room
 - Open work area
 - Reception area
 - Kitchen/Break room

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**6100 Uptown Blvd NE (Sublease)
Albuquerque, NM 87110**

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FOR LEASE
PROFESSIONAL OFFICE/WAREHOUSE SUITES



900 LAMBERTON PL NE, ALBUQUERQUE, NM 87107



\$7-8.50 PSF NNN • 2 Suites @ 4,686 SF Each • M-1 Zoning
10' Roll-Up Doors • 3-Phase Power • North I-25 Submarket

SITE PLAN

PROFESSIONAL OFFICE/WAREHOUSE SUITES

900 LAMBERTON PL NE, ALBUQUERQUE, NM 87107

The site plan shows two main building footprints labeled Suite B and Suite C. To the right is a location map showing the site at the intersection of Lambertson Place NE and San Antonio Dr NE. Below the map is a photograph of the building's exterior, a modern, light-colored structure with large glass windows.

FOR LEASE

\$12.00/SF
NNN

EASY ACCESS TO I-25
Mixed-Use Space

7001 San Antonio Dr. SE | Albuquerque, NM 87109

Available

- Suite P ±1,200 SF

Zoning

- C-1

Property Highlights

- Less than 1 mile to I-25
- 20,700 cars per day
- Building and monument sign available
- Abundance of parking

Join:

- Taco Shel
- Rising Star Chinese Eatery
- Christ the Ray of Hope Lutheran Church
- Government employment centers and Starr Bros. Brewery located nearby on San Antonio
- Close proximity to grocery, gym, restaurants, banks, schools, library

The image shows the exterior of a commercial building with a large sign that says "Your Sign Here". To the right is a tall monument sign with multiple levels of advertising, including "TACO SHEL MEXICAN FOOD CAFE", "Christ the Ray of Hope Lutheran Church", and "SUNDAY WORSHIP".

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For more information contact:
Shelly Branscom, CCIM shelly@gotspacusa.com
Gilbert Chavez gilbert@gotspacusa.com

FOR LEASE

\$12.00/SF
NNN

7001 San Antonio Dr. NE | Albuquerque, NM 87109

Less than 1 mile From I-25

The map shows the site location at the intersection of San Antonio Dr. NE and Louisiana Blvd. NE. It highlights the proximity to I-25 and lists nearby businesses and landmarks such as Walmart, Sycamore Plaza, and various churches and schools.

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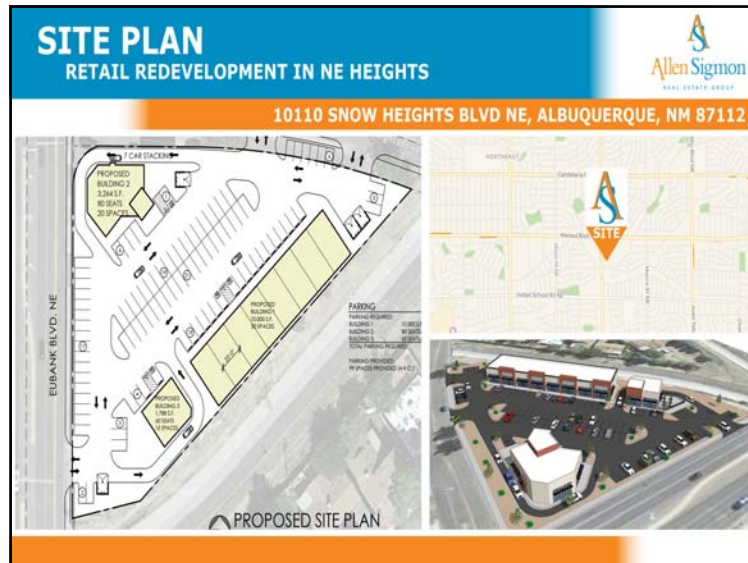
FOR LEASE

HIGH TRAFFIC RETAIL REDEVELOPMENT

10110 SNOW HEIGHTS BLVD NE, ALBUQUERQUE, NM 87112

The rendering shows a large, modern retail building complex with a multi-level parking lot. The building has a mix of white and brick facades. The parking lot is filled with cars, indicating high traffic volume.

\$18-32 PSF NNN • 2 Drive-Thru Locations Available • Hard Corner
37,000 Cars Per Day • Multiple Building Configurations • NE Heights



Any Other New Listings?

Changes

Wants & Needs



Thank You! 

Kelly Tero Would Like to Thank Stacey Nenninger, Argus Investment Realty

6301 Indian School Rd NE, Ste 660



TENANT:

- Zenith American Solutions, Inc.
- 1,090 SF
- 5 year Lease

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Thank You! 

Kelly Tero Would Like to Thank Ed Anlian, Colliers International

6301 Indian School Rd NE, Ste 720



TENANT:

- Kasdan LippSmith Weber Turner LLP
- 3,233 SF
- 3 year Lease

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