

JEFFERSON PLAZA

4041 JEFFERSON PLAZA NE, ALBUQUERQUE, NM 87109

FOR
LEASE



30 Years
OF SERVICE
1994 - 2024

FOR LEASE | 4041 JEFFERSON PLAZA, ALBUQUERQUE NM 87109

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JEFFERSON PLAZA

SPACE DETAILS

FOR
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\$23.00/RSF Full Service

» Available Space:

1st Floor - Suite 150 : 3,575± RSF

Suite 140 : 3,713± RSF

Total Available : 7,288± RSF

2nd Floor -

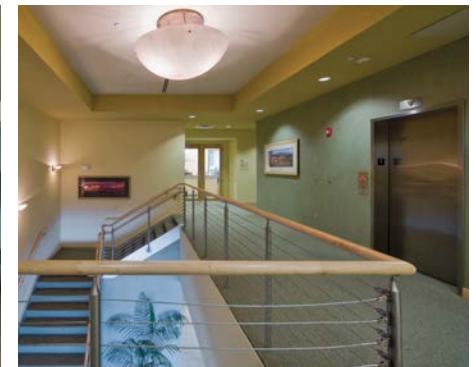
25,654 ± RSF

FEATURES

- » Class A state of the art office built in 2008
- » Building & Monument signage available
- » Open bright environment with 9'6" ceilings
- » Dual fiber - multiple providers
- » Comcast Cable
- » Abundant parking at a 5/1,000 sq ft ratio
- » Great location with easy access to Jefferson St.
- » Showers, lockers and bike storage on-site
- » Excellent access to ABQ bicycle pathways



Lobby



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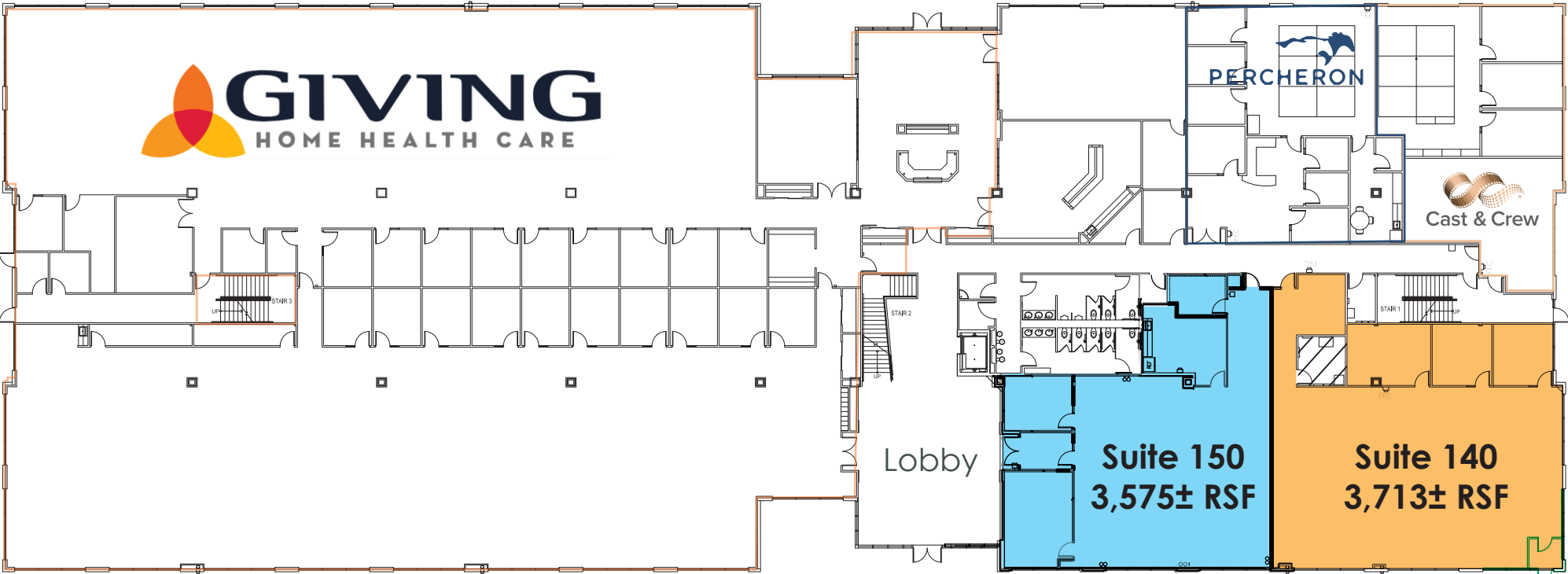
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1ST FLOOR - 7,288± RSF Total Available

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Conceptual entrance with signage

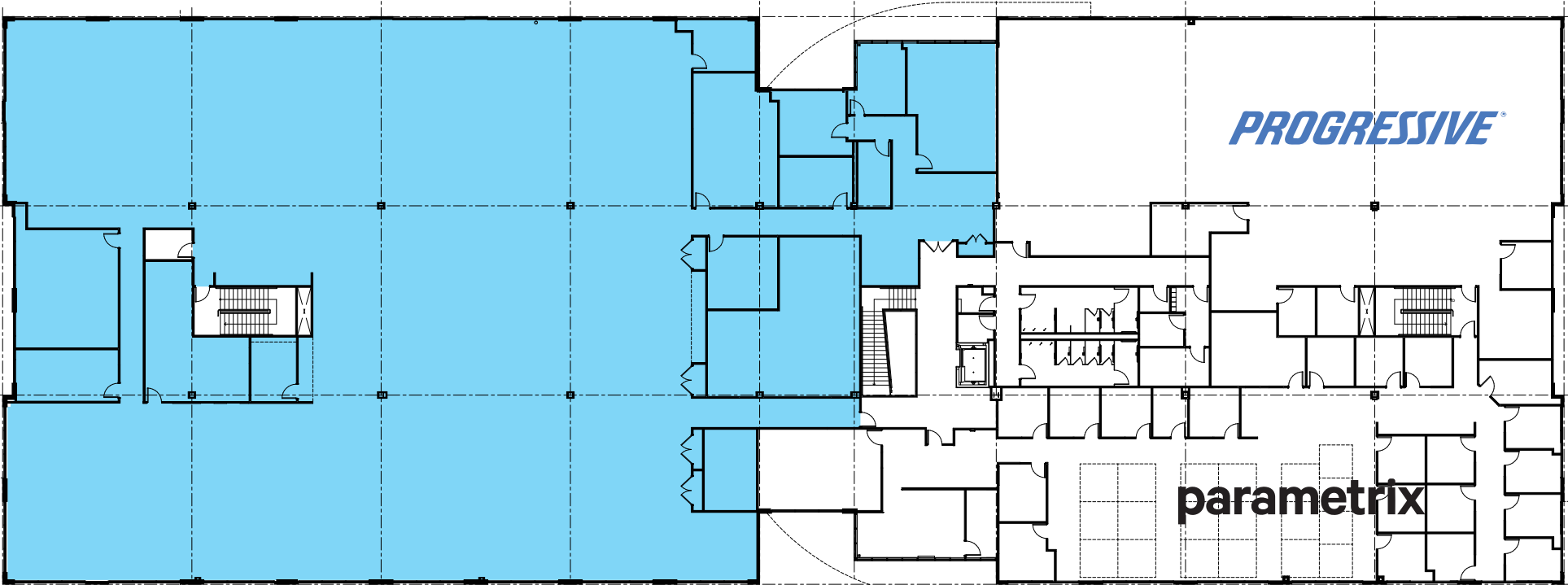


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2ND FLOOR

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25,654± RSF



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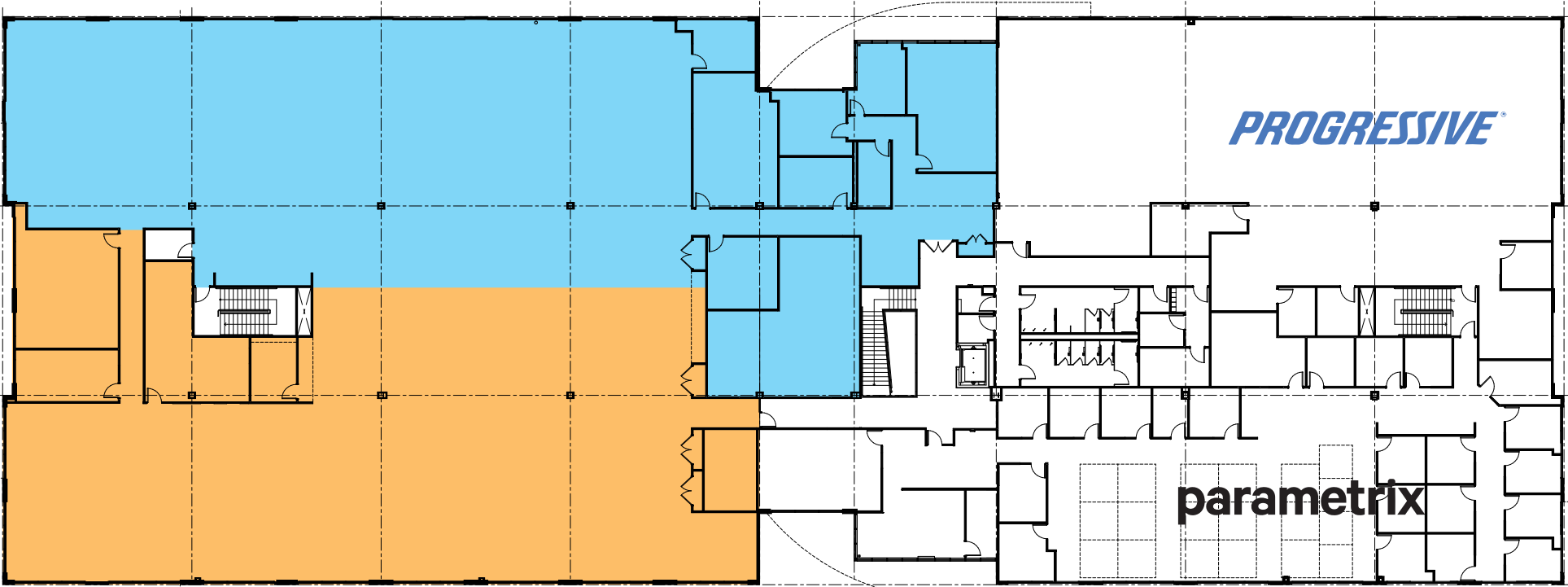
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2ND FLOOR - DIVISION CONCEPT

(Call to discuss potential configurations)

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Suite 220
14,300± RSF

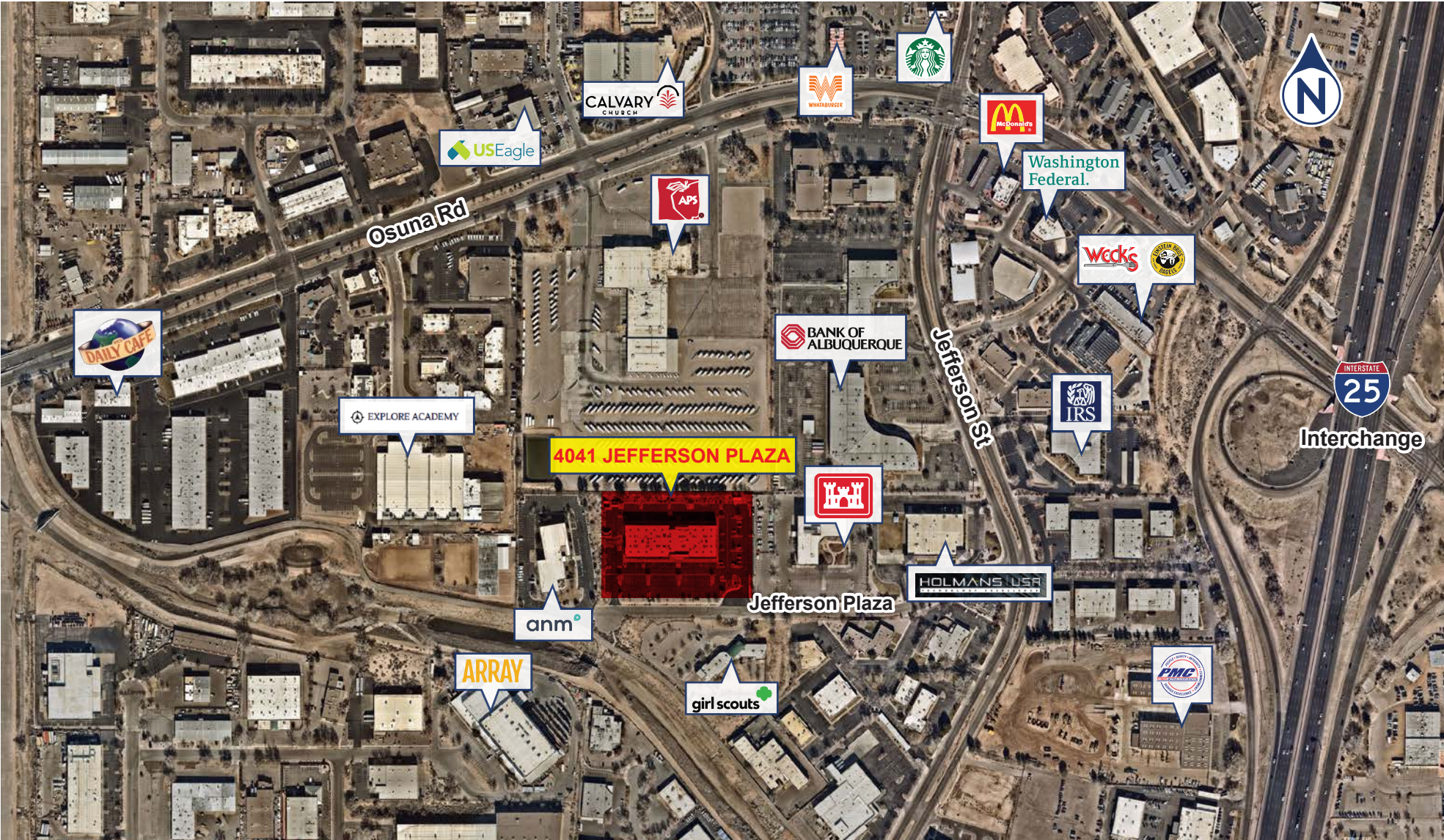


Suite 230
11,185± RSF

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AREA OVERVIEW

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AERIAL

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SOUTH VIEW AERIAL

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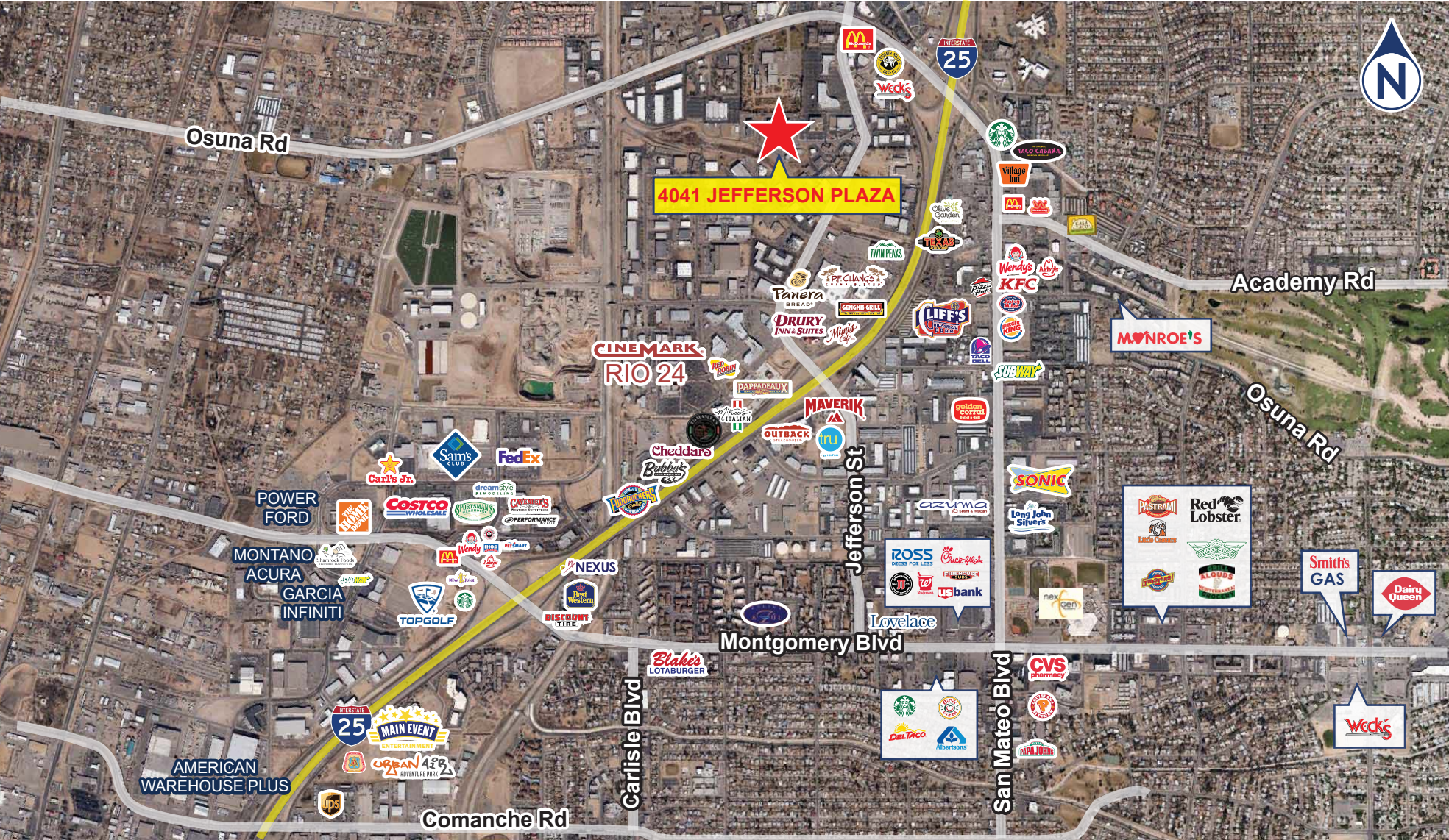
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AERIAL

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DRIVE TIME DEMOGRAPHICS

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5 MINUTE DRIVE TIME



Population - 26,456



Avg HH Income - \$54,921



10 MINUTE DRIVE TIME



Population - 129,188



Avg HH Income - \$67,063



15 MINUTE DRIVE TIME



Population - 289,389



Avg HH Income - \$69,112



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CONTACT INFORMATION

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CONTACT

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