BASE 5
RETAIL PARTNERS

PLAZA PASEO DEL NORTE

NWC Coors & Paseo del Norte, Albuquerque NM 87114
Target & Ross anchored retail with 166K VPD



BASE 5 RETAIL PARTNERS
6739 Academy Rd NE, Suite 380, Albuquerque NM 87109

WWW.BASE5RETAIL.COM
505-807-0605

LISTING BROKERS:
David Chavez - chavo@base5retail.com - 505-507-3283
Kino James - kino@base5retail.com - 505-463-7191

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FOR LEASE

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Albuquerque NM 87114



Space	Tenant	SF
1	FORMER THEATRE	27,883
6	RESTAURANT	2,333
8	AVAILABLE	1,538
10	RESTAURANT	4,887
12	Jungle Jam	25,000
17	Hertz Corporation	1,600
18	McGinnis Driving School	1,882
19	AAA New Mexico	4,800
21	Star Paving	1,600
22	AVAILABLE	5,000
27	Beso Cafe	2,107

Space	Tenant	SF
29	Apple Blossom Florist	1,276
30	Hallmark	5,000
35	Ross Dress for Less	26,250
40	Sew Together Quilting	1,400
41	Sew Together Quilting	1,750
42	Carter's	3,850
45	Star Bright Cleaners	1,400
46	Barber Shop	1,050
47	Sally Beauty	1,750
48	Skechers	12,000
53	Dunn Edwards Paints	4,804

Space	Tenant	SF
55	Noble Collectables	2,400
57	Hibbett	11,249
61-62	AVAILABLE	3,200
64	GNC	1,550
65	Is I Nails	1,548
66	Pink Waxing Boutique	1,375
67	Juice It Up	825
68	GameStop	2,127
70	Eyeglass World	3,400
72	Dollar Tree	9,884
Pad 1	Chase Bank	3,000

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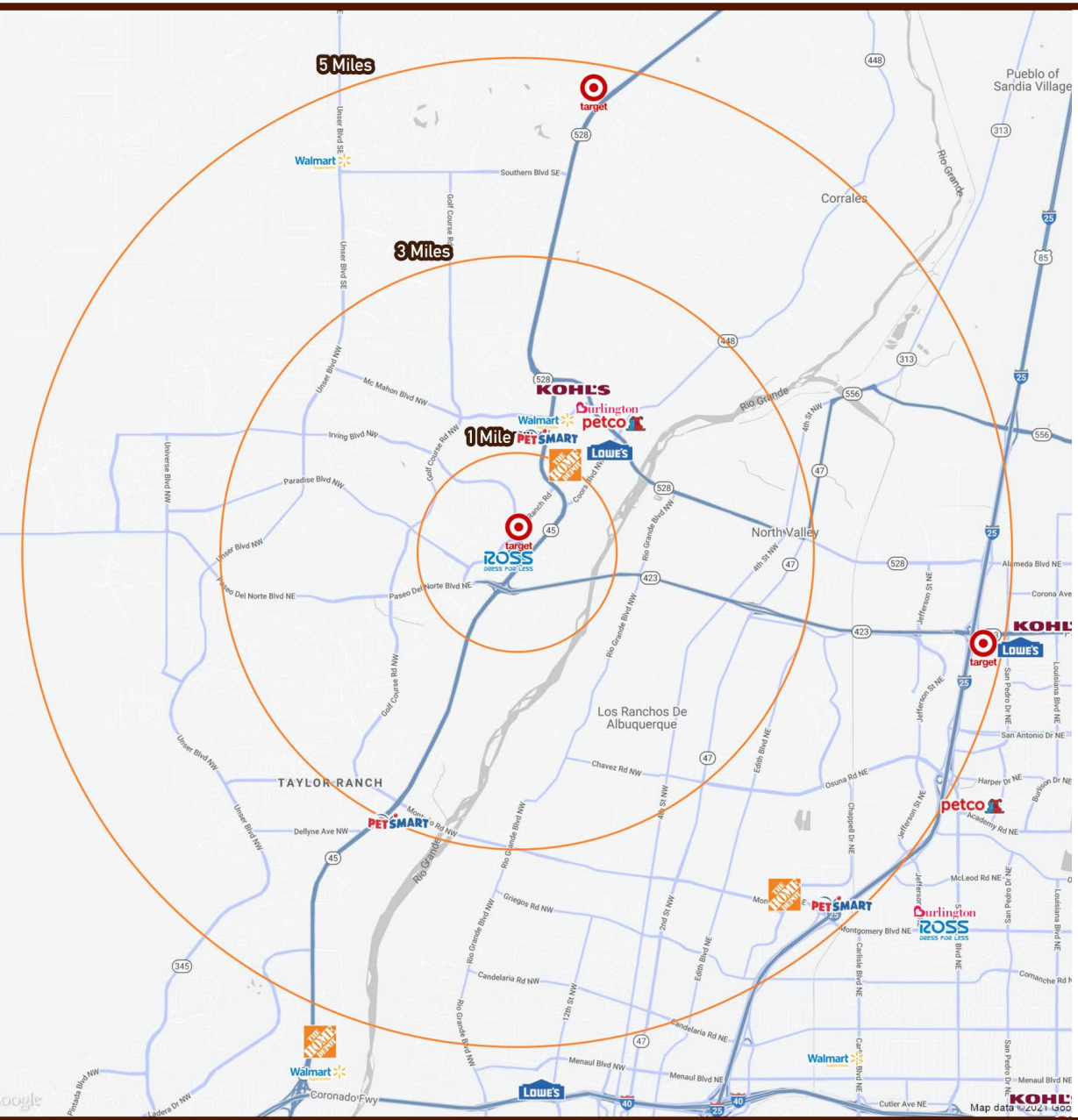

	1 MILE	3 MILES	5 MILES
POPULATION	10,013	71,216	183,444
INCOME	$99,524	$98,253	$92,244
EMPLOYEES	5,928	23,766	94,352

TRAFFIC

Coors (71,000 VPD)
Paseo del Norte (95,100 VPD)

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Plaza Paseo del Norte is positioned at the hard corner of Paseo del Norte & Coors Blvd – the #1 traffic intersection in the City of ABQ. The property is anchored by Target, Ross, and several national retailers.

- Traffic: 95,100 VPD on Paseo del Norte & 71,000 VPD on Coors – TOTAL OF 166,100 VPD AT INTERSECTION
- Signage: Massive 15+ foot tall sign prominently showcased on Coors for anchor/pad tenants
- Access: Several access points along Coors and shared access with Target.
- Location: The site is located in Cottonwood, the main regional retail/restaurant hub on Albuquerque's westside. Cottonwood is comprised of over 4M SF of retail, and is a major shopping destination for our MSA.
- Population: The site has a large trade area draw with over 173,000 population in a 5 mile area.

Currently have opportunites for shop spaces, anchor tenants, and pad site tenants.



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MEMBER

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