

# RETAIL SPACE FOR RENT

3225 Central | NWC Central & Wellesley

Historic Nob Hill | Albuquerque, NM

**PRICED TO LEASE!**

**AVAILABLE**



Located next to:

**URBAN OUTFITTERS**

## OVERVIEW

- \* Premier Nob Hill retail space available adjacent to Urban Outfitters
- \* Signalized intersection of Wellesley & Central
- \* 20 parking spaces available
- \* **Available: 3,358 SF (Camera and darkroom)**

## 2012 DEMOGRAPHICS:

	1 MI	2 MI	3 MI
Population:	16,595	54,778	109,073
Daytime Population:	11,183	53,083	145,594
Average HH Income:	\$60,703	\$54,328	\$47,272

## 2011 TRAFFIC COUNTS:

Central Ave	26,100 CPD
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The information contained herein and attached is provided from sources deemed reliable. However, we do not guarantee any of the information as it is subject to errors, omissions, withdrawal from market, or change in terms, all without notice. All information should be independently verified.

**David Chavez**  
david@base5retail.com  
505.507.3283 [cell/text]

**BASE 5**  
RETAIL PARTNERS

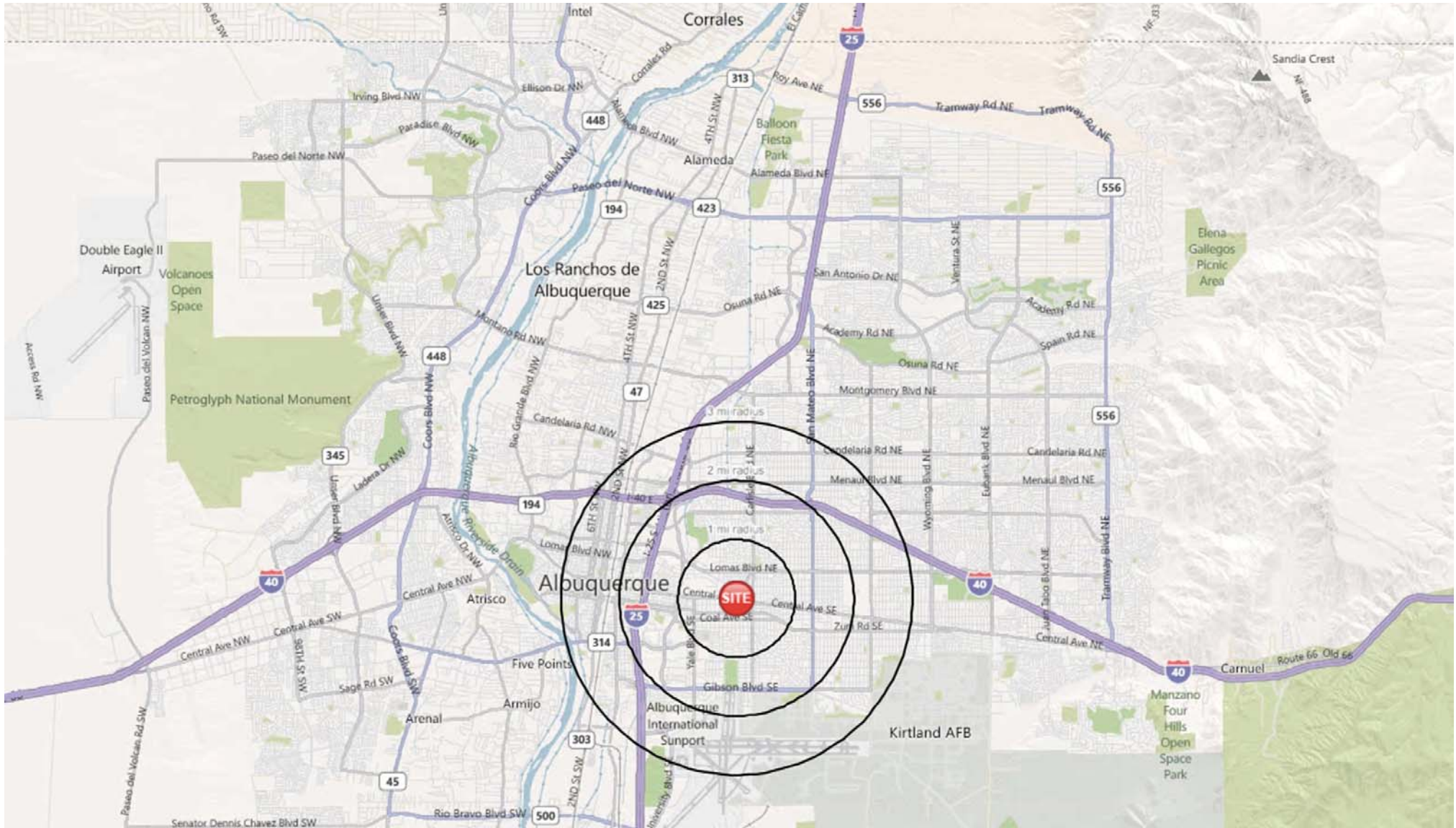
**COUNT ON US**

#505.807.0605 \* BASE5RETAIL.COM \* 115 GOLD AVE SW SUITE 2036 \* ALBUQUERQUE, NM 87102

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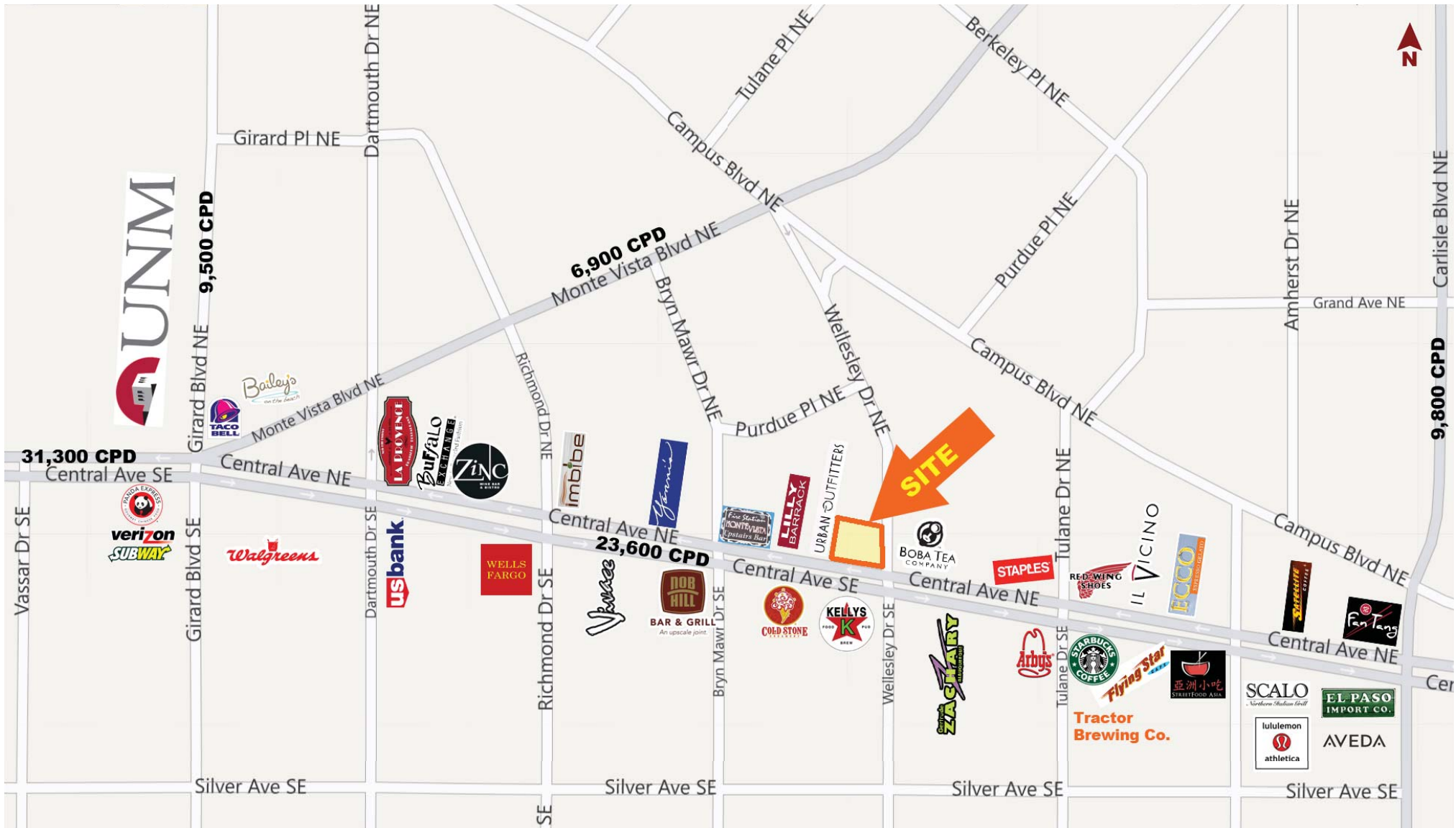
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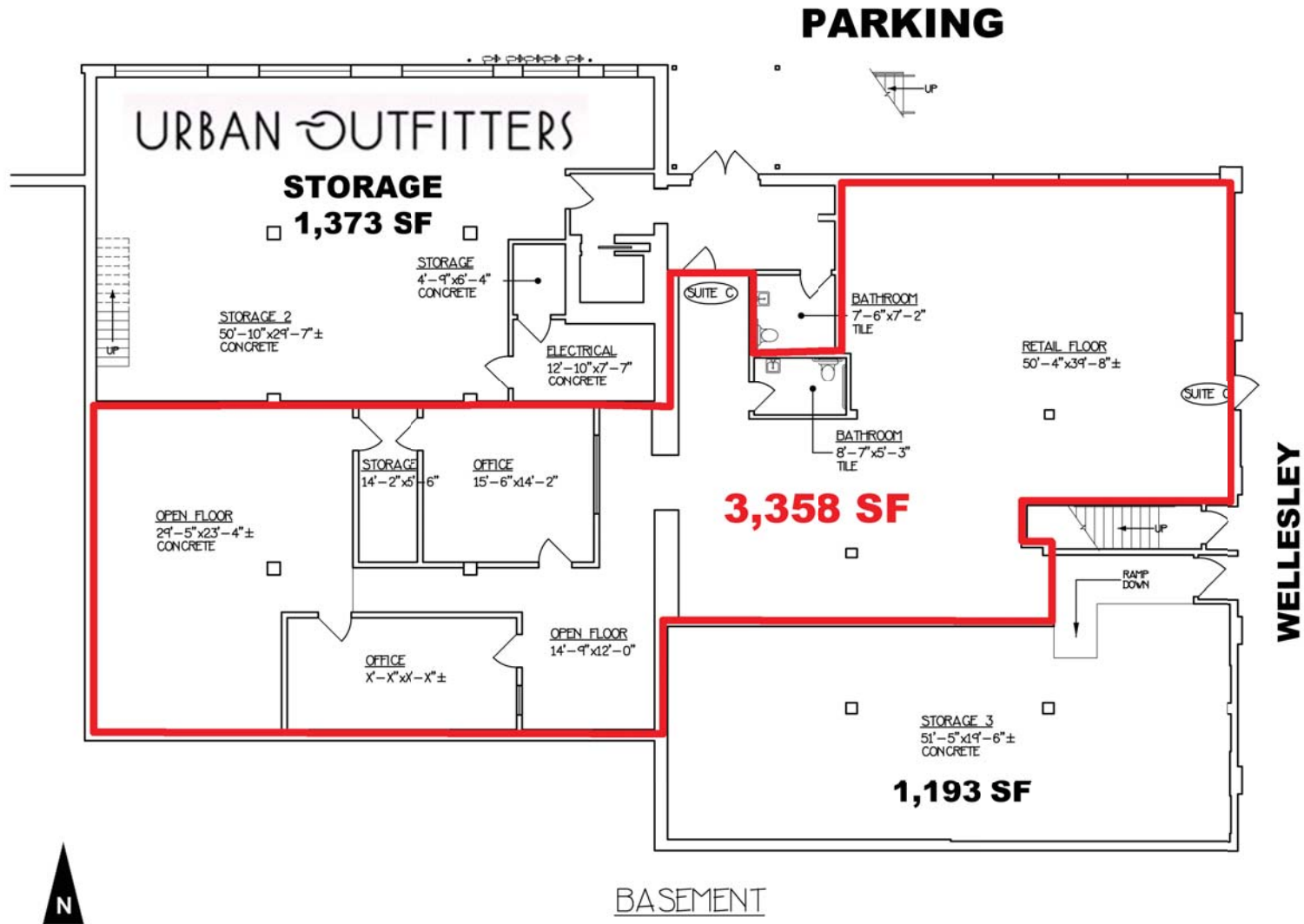
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# SUMMARY PROFILE

2000-2010 Census, 2012 Estimates with 2017 Projections

Calculated using Proportional Block Groups



**BASE 5**  
RETAIL PARTNERS

Base 5 Retail Partners

Lat/Lon: 35.0807/-106.6085

RS1

## 3225 Central Ave NE

Albuquerque, NM

1 mi radius    2 mi radius    3 mi radius

		1 mi radius	2 mi radius	3 mi radius
<b>POPULATION</b>	2012 Estimated Population	16,595	54,778	109,073
	2017 Projected Population	17,451	57,764	115,050
	2010 Census Population	16,207	53,424	106,364
	2000 Census Population	15,988	52,448	104,641
	Projected Annual Growth 2012 to 2017	1.0%	1.1%	1.1%
	Historical Annual Growth 2000 to 2012	0.3%	0.4%	0.4%
<b>HOUSEHOLDS</b>	2012 Median Age	34.2	35.1	34.5
	2012 Estimated Households	7,784	26,630	49,642
	2017 Projected Households	8,340	28,534	53,194
	2010 Census Households	7,520	25,728	47,964
	2000 Census Households	7,344	24,342	45,662
	Projected Annual Growth 2012 to 2017	1.4%	1.4%	1.4%
<b>RACE AND ETHNICITY</b>	Historical Annual Growth 2000 to 2012	0.5%	0.8%	0.7%
	2012 Estimated White	75.6%	68.7%	63.2%
	2012 Estimated Black or African American	2.6%	3.8%	4.2%
	2012 Estimated Asian or Pacific Islander	3.4%	3.2%	2.8%
	2012 Estimated American Indian or Native Alaskan	4.5%	5.4%	5.9%
	2012 Estimated Other Races	13.9%	18.9%	23.9%
<b>INCOME</b>	2012 Estimated Hispanic	26.7%	35.8%	47.6%
	2012 Estimated Average Household Income	\$60,703	\$54,328	\$47,272
	2012 Estimated Median Household Income	\$45,548	\$39,227	\$35,568
<b>EDUCATION (AGE 25+)</b>	2012 Estimated Per Capita Income	\$30,471	\$27,752	\$22,988
	2012 Estimated Elementary (Grade Level 0 to 8)	1.9%	4.0%	7.5%
	2012 Estimated Some High School (Grade Level 9 to 11)	2.6%	6.4%	9.8%
	2012 Estimated High School Graduate	12.1%	15.9%	20.7%
	2012 Estimated Some College	19.5%	22.2%	22.1%
	2012 Estimated Associates Degree Only	5.7%	5.7%	5.8%
	2012 Estimated Bachelors Degree Only	23.9%	20.8%	16.6%
<b>BUSINESS</b>	2012 Estimated Graduate Degree	34.3%	25.1%	17.5%
	2012 Estimated Total Businesses	1,078	4,024	9,941
	2012 Estimated Total Employees	11,183	53,083	145,594
	2012 Estimated Employee Population per Business	10.4	13.2	14.6
	2012 Estimated Residential Population per Business	15.4	13.6	11.0

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.