

Route 66 Shop Space

6406 Central Avenue SE, Albuquerque, NM 87108

Retail for Lease



One Sun Plaza NE Suite 650
Albuquerque, NM 87109

The information contained herein is believed to be reliable but not guaranteed. It is the responsibility of any prospective purchaser to independently confirm its accuracy and verify the subject offering as suitable for the intended use. Neither eXp Realty LLC, it's agents or brokers, assume responsibility for typographical errors, misprints or misinformation.

Presented By:

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Property Summary



Route 66 Retail Space

Lease: \$1,800 mo
Building Size: 1500 SF
Price per SF: \$14.40 SF
Land: 0.1297 AC
Zoning: MX-M

Features:
Beauty or Tattoo Shop Plumbing
Back Alley Access
Two Restrooms (One Possible ADA)
High Density Trade Area
Signage and Visibility
Ample Parking for Nine Vehicles
Rear Office and/or Storage



One Sun Plaza NE Ste 650 | Albuquerque, NM 87109

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Location Summary



This busy Route 66 property located across from the State Fairgrounds and Flea Market. This Central Avenue property is west of Louisiana Boulevard close to the new Down's Racetrack and Casino, Autozone, U-haul, Sonic, CVS, KFC, Walmart and more in this dense trade area.



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Exterior Photos



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Interior Photos



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Location Summary

Albuquerque, NM

Overview

Visiting Albuquerque allows you to experience the authentic Southwest. As one of the oldest cities in the United States, Albuquerque boasts a unique multicultural history and heritage. Native American, Hispanic & Latino, Anglo and other cultural influences are a part of everyday life. You will always know you're someplace special, whether you're eating at one of our traditional New Mexican restaurants, shopping at one of the thousands of shops and galleries around town, enjoying our world-class visual and performing arts, or playing on the best golf courses in the Southwest. Nowhere is the confluence of past and present more dramatic than here in Albuquerque, where the modern city skyline is set against a backdrop of the stunning Sandia Mountains and an endless, timeless blue sky.

When visiting Albuquerque, you'll find its spectacular weather—with 310 days of sunshine—perfect for outdoor activities, including biking, skiing and hiking. Our incomparable weather and scenery also make Albuquerque the hot air ballooning capital of the world. Balloons dot our clear blue skies throughout the year, revealing a myriad of colors.

At night, Albuquerque is bathed in the glow of neon signs, relics of the city's role along historic Route 66. Locals and visitors enjoy kicking up their heels in our bustling downtown entertainment district, taking in a show by one of our international theater and dance companies, and visiting the many casinos surrounding the metropolitan area. (Courtesy of: www.visitalbuquerque.org)



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