

Leased and Managed By



Duke City
Commercial LLC

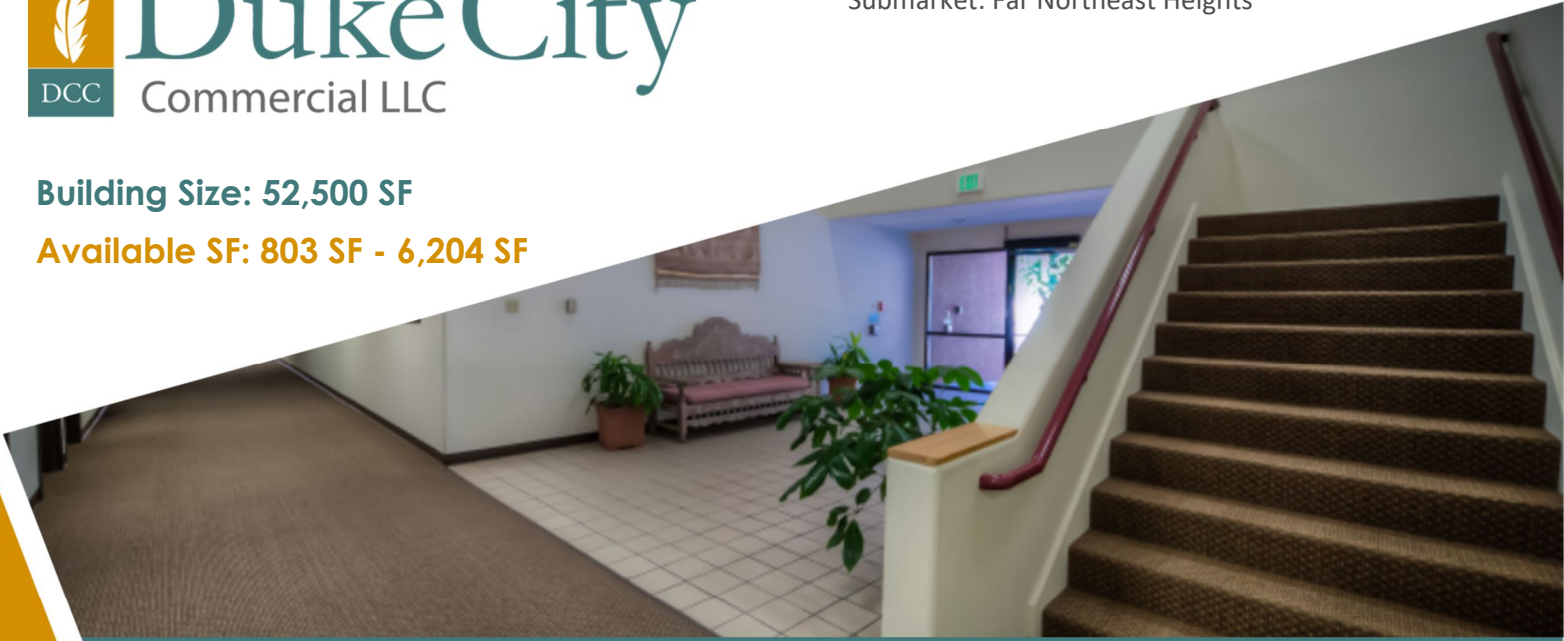


Seagull Office

6100 Seagull Street NE / 5801 Osuna Rd. NE
Albuquerque, NM 87109

Building Size: 52,500 SF

Available SF: 803 SF - 6,204 SF



Overview

Well located office complex in a pocket of the San Mateo/Academy corridor. Plenty of amenities nearby and easy access to I-25.

Highlights

- ◆ Close to restaurants, shops and other amenities
- ◆ Easy access to I-25
- ◆ Good on-site parking
- ◆ Well maintained by local management

Office Space For Lease

Joe Farr, CCIM

Qualifying Broker

(505) 246-9800

jfarr@dukecityllc.com

NM License #19522

*Your trusted
commercial real estate
adviser!*

\$16.50 psf/year full service

A great value for Far North I-25 submarket!

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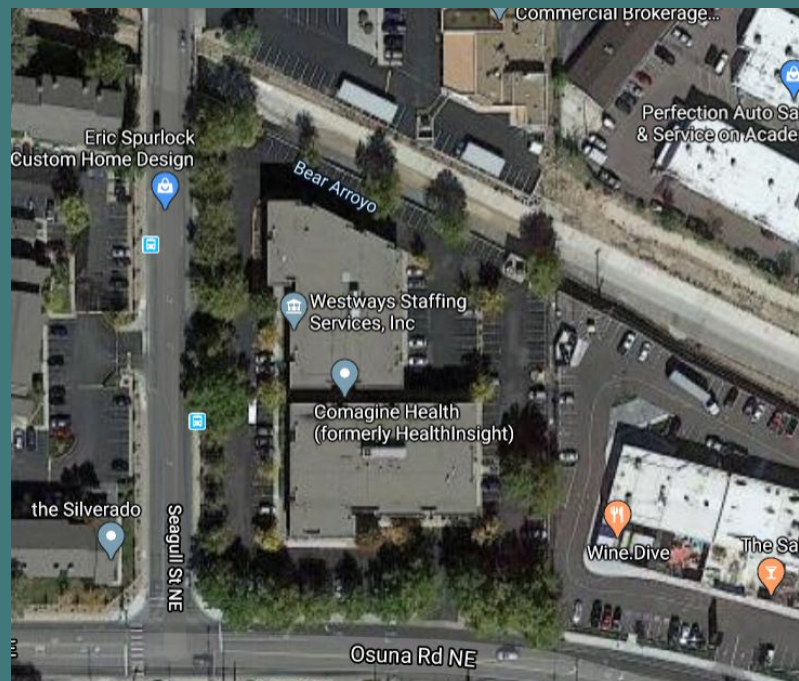
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Full Service Rates & Details

Suite	Size	Contiguous	Rate
A-104	1,186 SF	1,186 SF	\$16.50 PSF
A-108	1,287 SF	1,287 SF	\$16.50 PSF
B-103	1,381 SF	4,353 SF	\$16.50 PSF
B-104	1,391 SF	4,353 SF	\$16.50 PSF
B-105	1,581 SF	Available 4/1/22	\$16.50 PSF
B-200	1,334 SF	2,904 SF	\$16.50 PSF
B-203	1,570 SF	2,904 SF	\$16.50 PSF



Map Location



Seagull Office

Office Space For Lease



Property Owned By

**GEMINI
ROSEMONT**
COMMERCIAL REAL ESTATE®

5801 Osuna Rd. NE

Suite A-104 +/-1,186 RSF

Suite A-108 +/-1,287 RSF



SEAGULL PLAZA, BLDG. A



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The information presented here is deemed to be accurate, however it has not been independently verified. We make no guarantee, warranty or representation. It is your responsibility to confirm accuracy and completeness.

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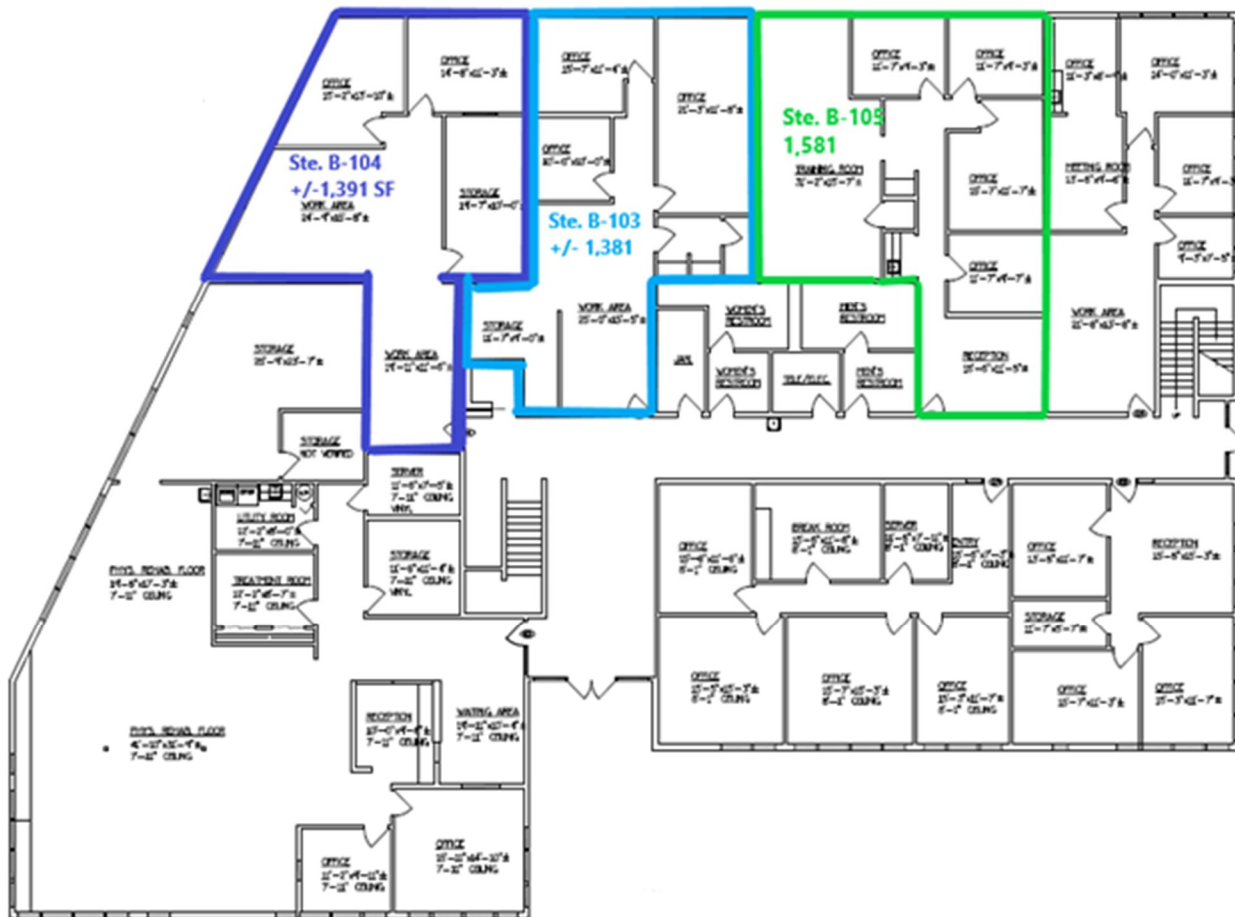
Office Space For Lease



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5801 Osuna Rd. NE B-103 +/-1,381 RSF, B-104 +/- 1,391 RSF &
B-105 +/- 1,581 RSF



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