## FOR SALE - FULLY LEASED NORTH VALLEY MEDICAL OFFICE

## 3911 4th St. NW, Albuquerque, NM



Sale Price: \$399,000 (\$69.48/SF)

Building Size: ±5,743 SF

Land Size: ±0.64 Acre

Zoned: MX-M, Formerly C-3

Property Overview: Lease Type: Modified Gross

Lighted Intersection at 4th St. & Aztec Rd.

Possible Candidate for Redevelopment Op-

portunity

170' Frontage of 4th Street

**Plenty of Parking** 

**High Visibility** 



Life is great ...



**505.296.6388** 7615 Indian School Rd. NE | Albuquerque, NM 87110 **www.rio-re.com**  Tim MacEachen, CCIM SIOR timmac@rio-re.com 505.239.5555

The information contained herein is obtained from sources deemed reliable, however, Broker does not guarantee the accuracy of the information. If square footage is a consideration, parties are advised to measure the property.





Tim MacEachen, CCIM SIOR timmac@rio-re.com 505.239.5555

## **PICTURES**

## **3911 4TH STREET NW**







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