

# PLAZA 66

## NEW JUNIOR ANCHOR, SHOPS SPACE AND PAD SITE AVAILABLE

108 JUAN TABO, ALBUQUERQUE, NM 87123



**NEW OWNER**  
**REDEVELOPMENT PLANNED**



### AVAILABLE

- + 10,000 - 60,000± SF Junior Anchor
- + 1,200± - 11,700± SF Shops Space
- + Pad site available for ground lease or build-to-suit
- + Experienced retail developer to provide shell & TI allowance



### PROPERTY BENEFITS

- + Located at a signalized intersection at the NEC of Juan Tabo Blvd. and Central Ave.
- + Excellent traffic counts  
28,010 VPD on Juan Tabo Blvd  
24,230 VPD on Central Ave
- + ±160' building depth (depth varies throughout building)
- + ±528' total building length

AREA RETAILERS INCLUDE:

SPROUTS FARMERS MARKET

THE HOME DEPOT

COSTCO WHOLESALE

Smith's FOOD & DRUG STORES

HOBBY LOBBY

ICON CINEMA

### CONTACT US

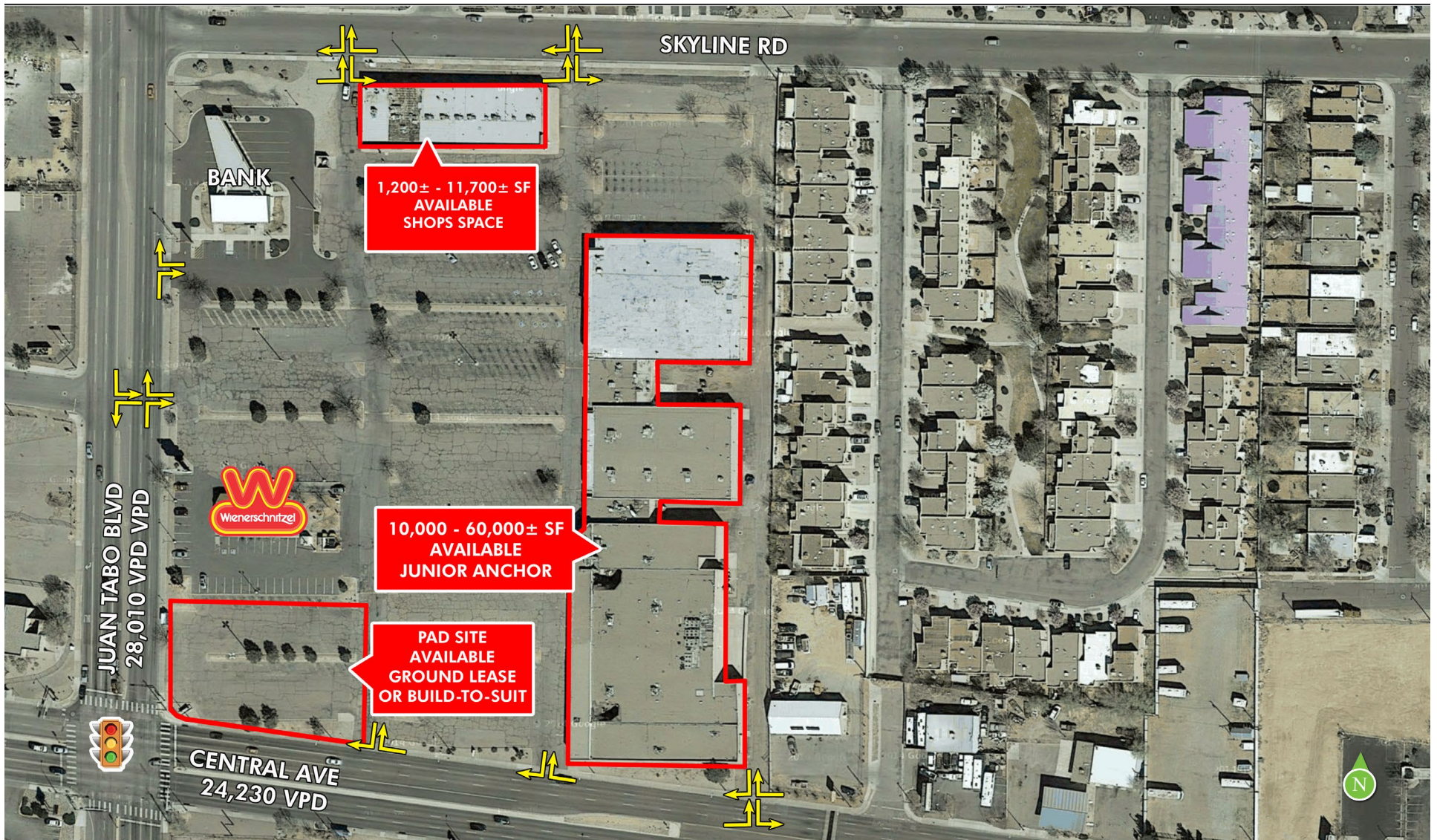
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# FOR LEASE PLAZA 66

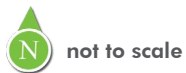
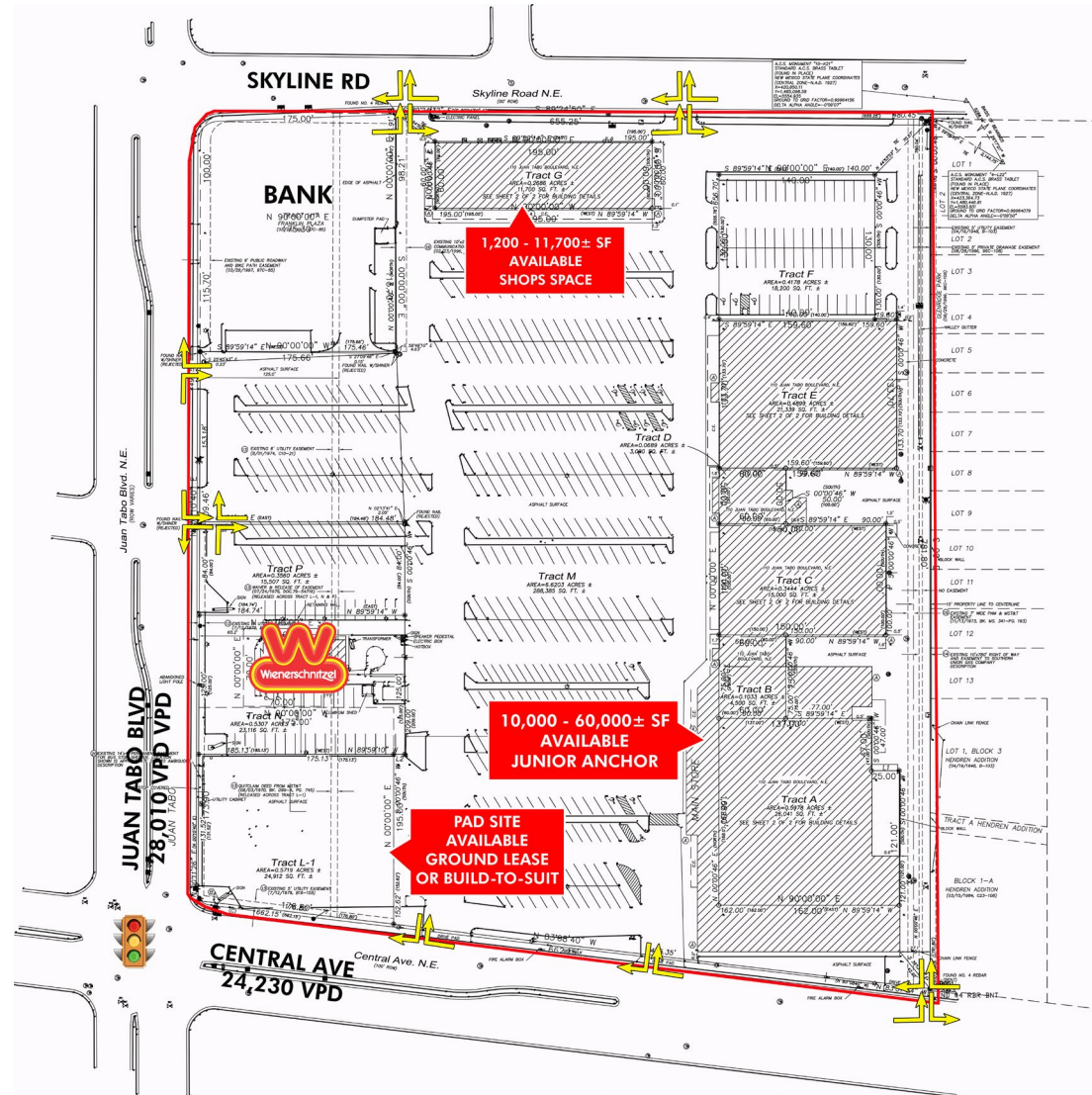
108 JUAN TABO BLVD. NE  
ALBUQUERQUE, NM



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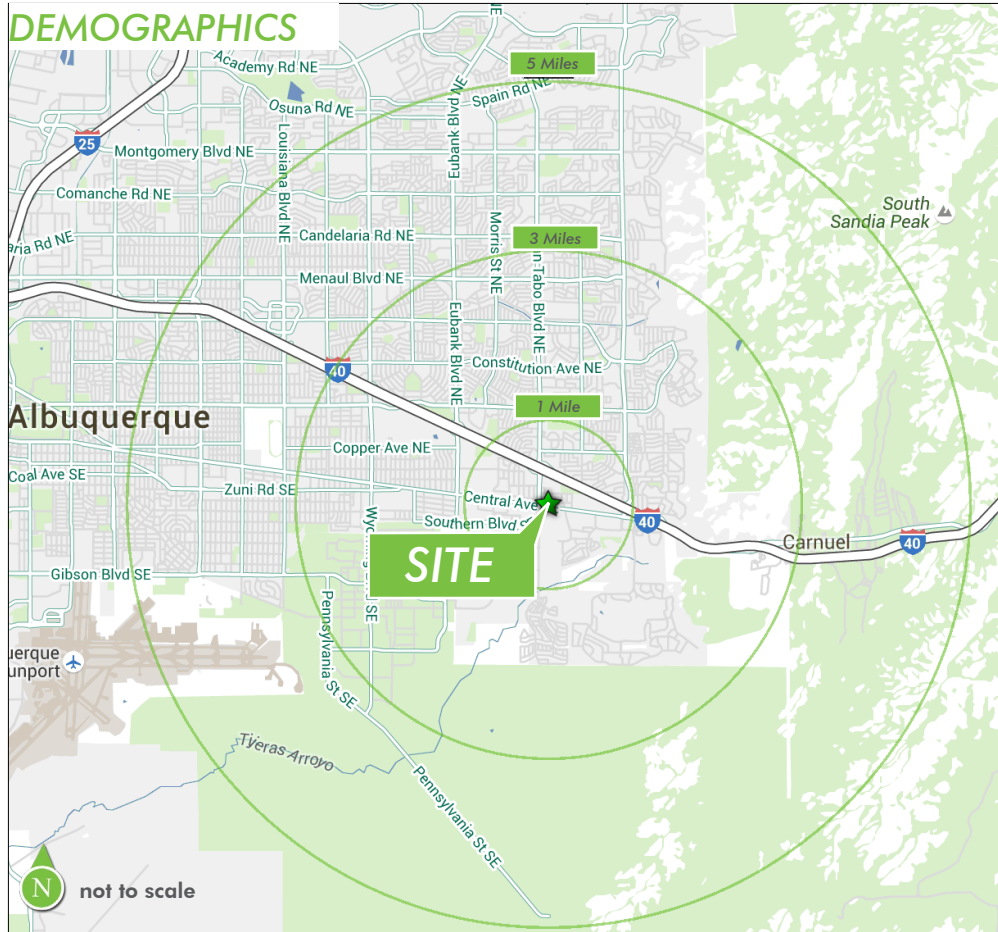
## PROPERTY SURVEY



# FOR LEASE PLAZA 66

108 JUAN TABO BLVD. NE  
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## DEMOGRAPHICS



	1 Mile	3 Miles	5 Miles
<b>POPULATION</b>			
2015 Population	20,702	95,516	185,005
2020 Population	21,210	96,184	185,270
2010 Population	20,173	94,832	185,168
2000 Population	16,810	89,734	179,108
Percent Pop Change: 2010 to 2015	2.6%	0.7%	-0.1%
Percent Pop Change: 2015 to 2020	2.5%	0.7%	0.1%
<b>AGE</b>			
2015 Median Age	35.4	36.5	39.3
2015 Average Age	37.3	38.3	40.5
<b>HOUSEHOLDS</b>			
2015 Households	8,799	39,785	82,565
2020 Households	9,074	40,451	83,632
2010 Households	8,501	38,838	81,107
2000 Households	7,125	35,898	75,984
Percent HH Change: 2010 to 2015	3.5%	2.4%	1.8%
Percent HH Change: 2015 to 2020	3.1%	1.7%	1.3%
Average Household Size	2.3	2.4	2.2
<b>INCOME</b>			
2015 Median Household Income	\$40,288	\$41,390	\$41,573
2015 Average Household Income	\$58,151	\$57,725	\$58,599
2015 Per Capita Income	\$24,717	\$24,044	\$26,152
<b>HOUSING UNITS</b>			
2015 Housing Units	9,455	42,742	88,446
2015 Occupied Housing Units	8,799	39,785	82,565
2015 Vacant Housing Units	656	2,957	5,880
2015 Owner-Occupied Housing Units	4,839	22,810	45,727
2015 Renter-Occupied Housing Units	3,960	16,975	36,838
<b>EDUCATION</b>			
2015 Population Age 25 and Over	13,791	64,082	130,005
High School thru Associates	8,672 62.9%	38,123 59.5%	74,263 57.1%
Bachelor's Degree	1,932 14.0%	10,415 16.3%	23,454 18.0%
Graduate Degree	1,457 10.6%	7,840 12.2%	19,021 14.6%
<b>PLACE OF WORK</b>			
Total Businesses	510	3,752	10,922
Daytime Employment (Total Employees)	3,731	30,055	93,549

Source: Neilsen

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