

ONE SPACE LEFT!



4500 Bataan Memorial East

4500 Bataan Memorial
Las Cruces, New Mexico 88011

Property Highlights

- Great location for retail and small offices
- Building size: 6,000 +/- Sq. Ft.
- Available lease space: Suite B (1500 +/- SF)
- Land size: 2 Acres
- Abundant parking
- Excellent visibility from Hwy 70
- Easy access to Hwy 70
- Over 30,000 VPD on Hwy 70
- Square footage rate dependent on buildout

OFFERING SUMMARY

Available SF	Suite B: 1,500 +/- SF
Lease Rate	\$14.00 - \$16.00 PSF (NNN)
Building Size	6,000 +/- SF



For more information

Stephanie Maddox

O: 575 521 1535 | C: 575 639 3504
stephanie@1stvalley.com

Cheryl Reome

O: 575 521 1535 | C: 575 644 9165
cheryl@1stvalley.com

For Lease

Retail | Office Space

1,500 +/- SF | Off Hwy 70

