



## 3845 E. Lohman Ave. #625

Las Cruces, New Mexico 88011

### Property Highlights

- Restaurant ready space
- Prime E. Lohman location
- Excellent Visibility and access from E. Lohman
- Nearby tenants include: Jimmy John's, Dunkin Donuts, US Bank, Natural Grocers, Walgreens, and more
- FF&E to Include: walk in cooler & freezer, Dish machine, Three compartment sink, all tables, shelves, sinks in the back of house attached to walls, Salad bar, Drink station, Fully functional ADA compliant restrooms, all shelves, tables, & cabinets affixed to walls on production line, two grab and go refrigerators in the order take and to go area, Production line, OT, and dining room cue lines and pony walls, Grease trap

### Offering Summary

<b>Lease Rate:</b>	\$24.00 SF/yr (NNN)
<b>Available SF:</b>	5,200 +/- SF

### For More Information

**Jake Redfearn**  
O: 575 521 1535  
jake@1stvalley.com





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