

For Lease | Retail/Office Space

NAI 1st Valley



4460 E Lohman Ave | Las Cruces, NM 88011

Property Features

Lease Rate	\$29 - \$32 SF/yr (NNN)
Building Size	19,172 ± SF
Available Units	4

- Project services the Sonoma Ranch Golf Course Community
- Near national retailers such as Walmart, Walgreens, Natural Grocers, Dunkin Donuts, Mister Car Wash, and more
- Fronts E Lohman Avenue
- Adjacent to Mountain View Hospital
- Owner will consider selling the building
- Building in “cold shell” condition
- Tenant improvement allowance provided

Jake Redfearn

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Cheryl Reome

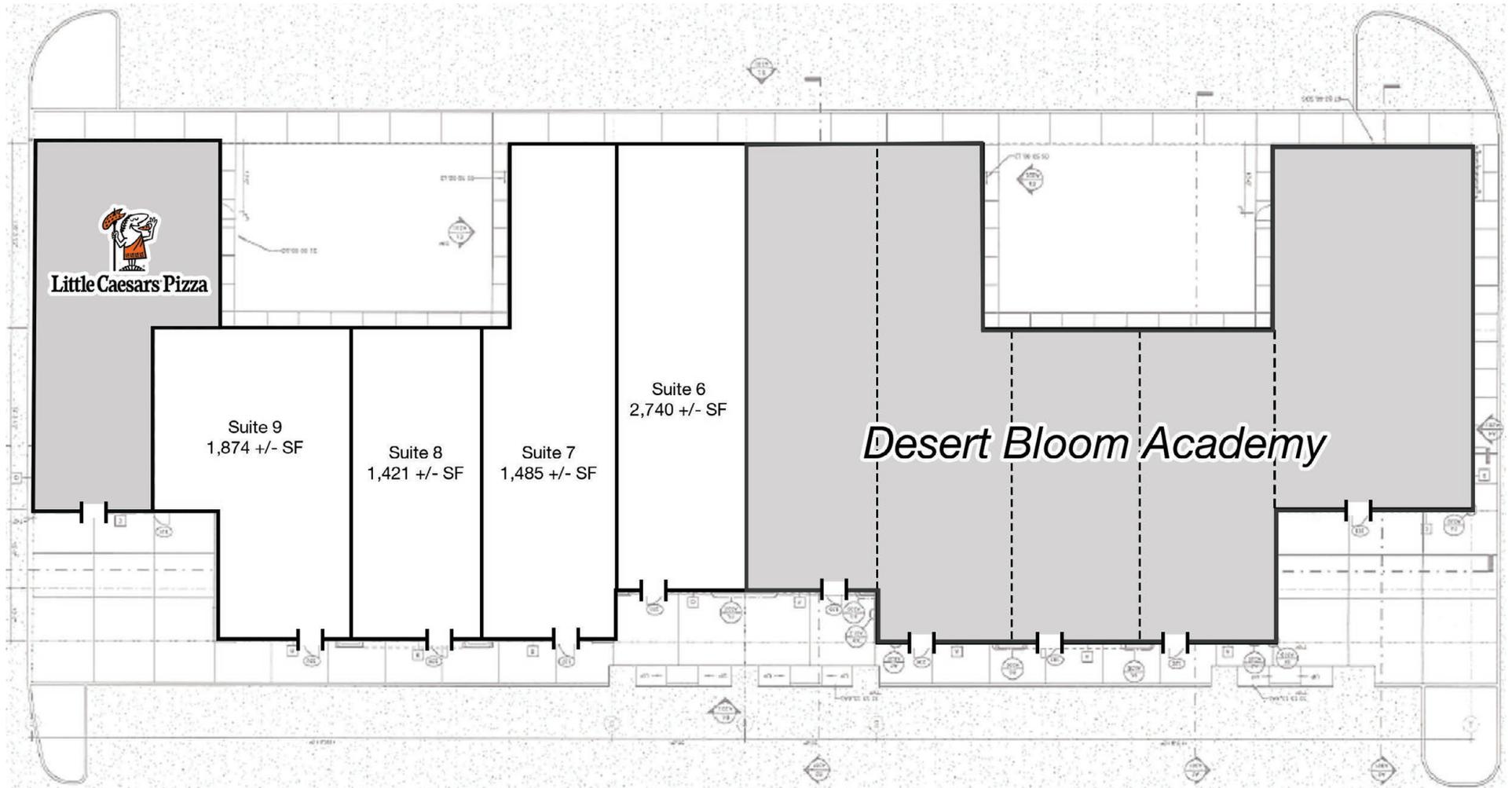
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Floor Plan

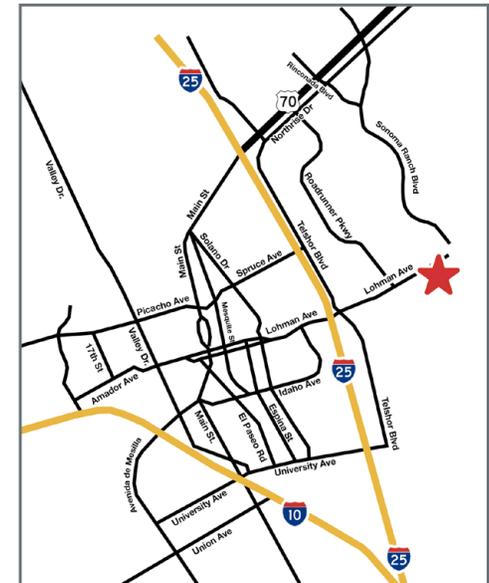
* Not to scale, for illustrative purposes only.



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Location



Nearby Traffic Counts:

E Lohman Ave	16,329 AADT
Sonoma Ranch Blvd	11,991 AADT
Roadrunner Pkwy	8,277 AADT

Source: NMDOT, 2024

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