

# For Lease



## Uptown Office Suites

ONE TOWNE CENTER NEAR I-40



### UNDERGROUND PARKING AVAILABLE

**LEASE RATE**  
\$16.50-\$17.50/RSF  
Full Service

- Monument signage available
- Lots of windows and natural light
- Strong parking ratio
- Near Uptown location conveniences such as restaurants, coffee shops and hotels
- Building conference and break rooms available

6121 Indian School Rd. NE | Albuquerque, NM 87110

**NASunVista** ] **Got Space™**

Opening the Door to Commercial Real Estate Excellence

**±2,315 - 2,506 RSF Available**

**DJ Brigman** SIOR, CCIM  
DJ@sunvista.com | 505 998 1562

**Dave Hill** CCIM, SIOR  
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## FLOOR PLAN

### 1ST FLOOR

Suite 122: ±2,315 RSF \$16.50/RSF

Suite 103: ±2,506 RSF \$17.50/RSF

Available 6/1/2026

All Rates are Full Service

-  Available
-  Leased
-  Common Area

**Suite 122**  
Conceptual Floor Plan



**Suite 103**



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*Building Conference Room*



*Building Break Room*

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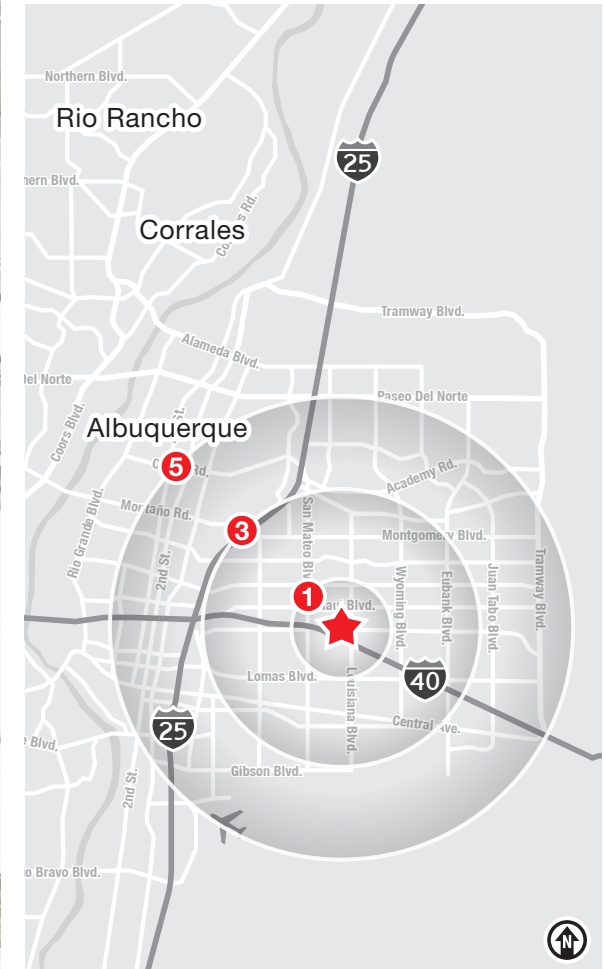
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## LOCATION

Demographics	1 Mile	3 Mile	5 Mile
 Total Population	12,860	137,302	310,834
 Average HH Income	\$76,792	\$77,787	\$83,790
 Daytime Employment	18,940	93,498	253,917

2024 Forecasted by Esri



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## LOCATION

The Uptown location features multiple amenities and restaurants:



Adjacent to three regional malls:

### CORONADO CENTER

Featuring:



### ABQ UPTOWN

Featuring:



### WINROCK TOWN CENTER

Featuring:

