

**For
Lease**



Flexible Retail/Office Space

IDEAL FOR SERVICE, PROFESSIONAL, OR BOUTIQUE USERS



MOVE-IN READY!

9720 Candelaria Rd. NE | Albuquerque, NM 87112

**±725 - 1,061 SF
Available**

NAISunVista] **Got Space™**

Opening the Door to Commercial Real Estate Excellence

Alexis Lovato

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For Lease

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PROPERTY

AVAILABLE

Suite C: ±725 SF

Suite D: ±1,061 SF

LEASE RATE

\$15.00/SF Modified Gross

HIGHLIGHTS

- Move-in ready
- Suite C has lobby/reception with one private office
- Suite D has 2 private offices and reception area
- Built-in coffee bar and private restroom
- Pylon signage available
- Ideal for boutique retail, wellness, or professional office use
- 17,700 cars per day on Candelaria Rd.

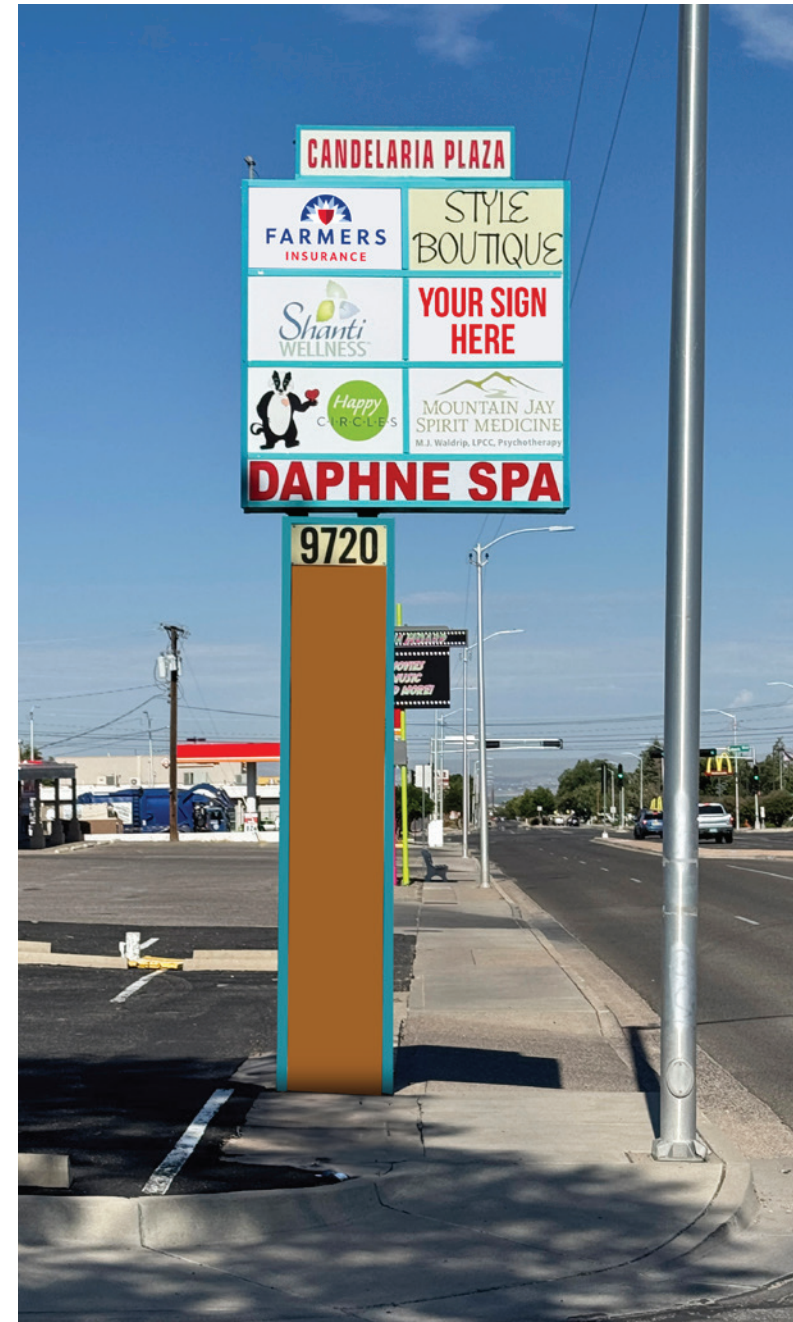
ZONING [MX-L](#)

LOCATION

SEQ Candelaria Rd. & Menaul Blvd. NE

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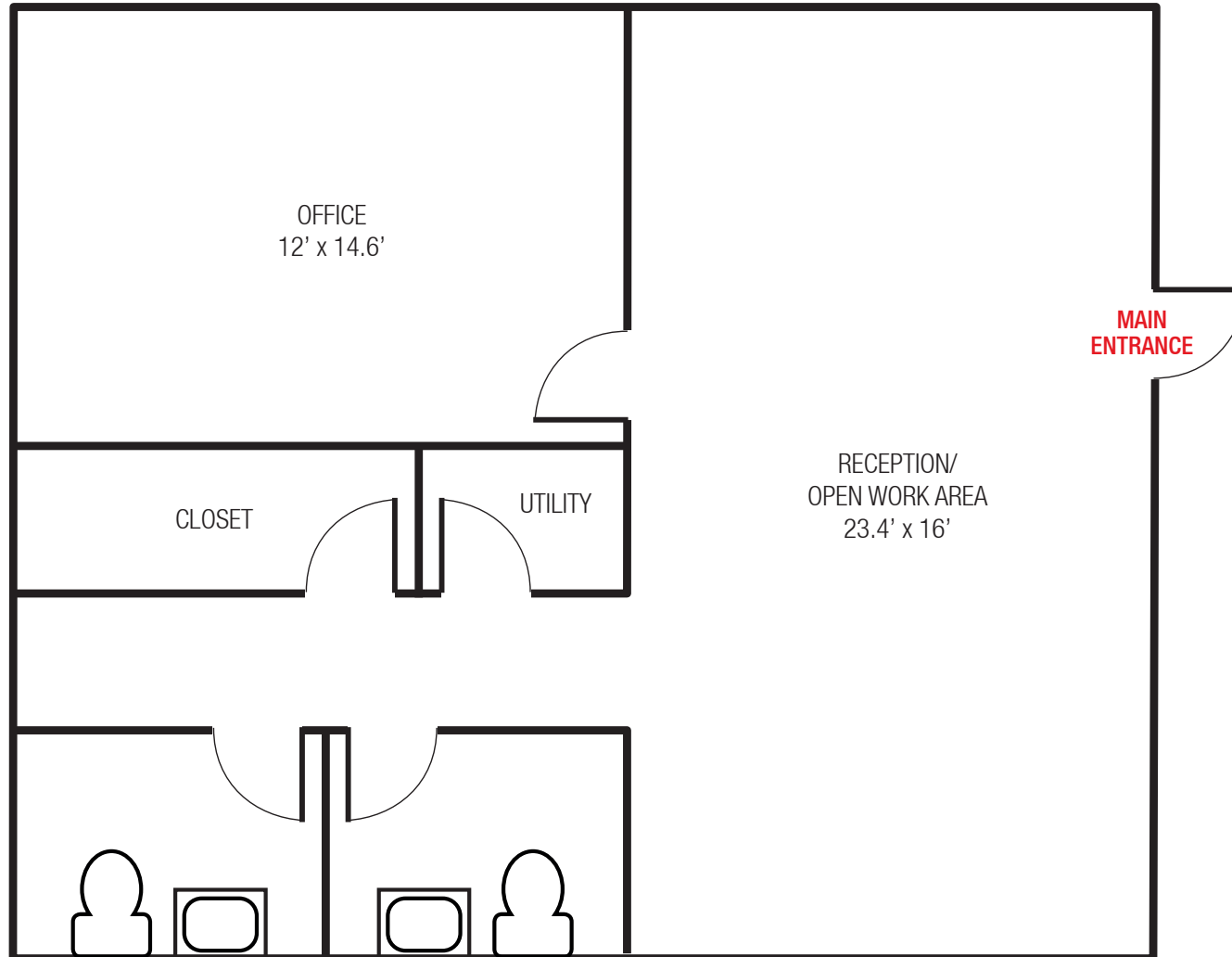
SUITE C



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FLOOR PLAN



SUITE C

±725 SF

Floor plan not to scale.

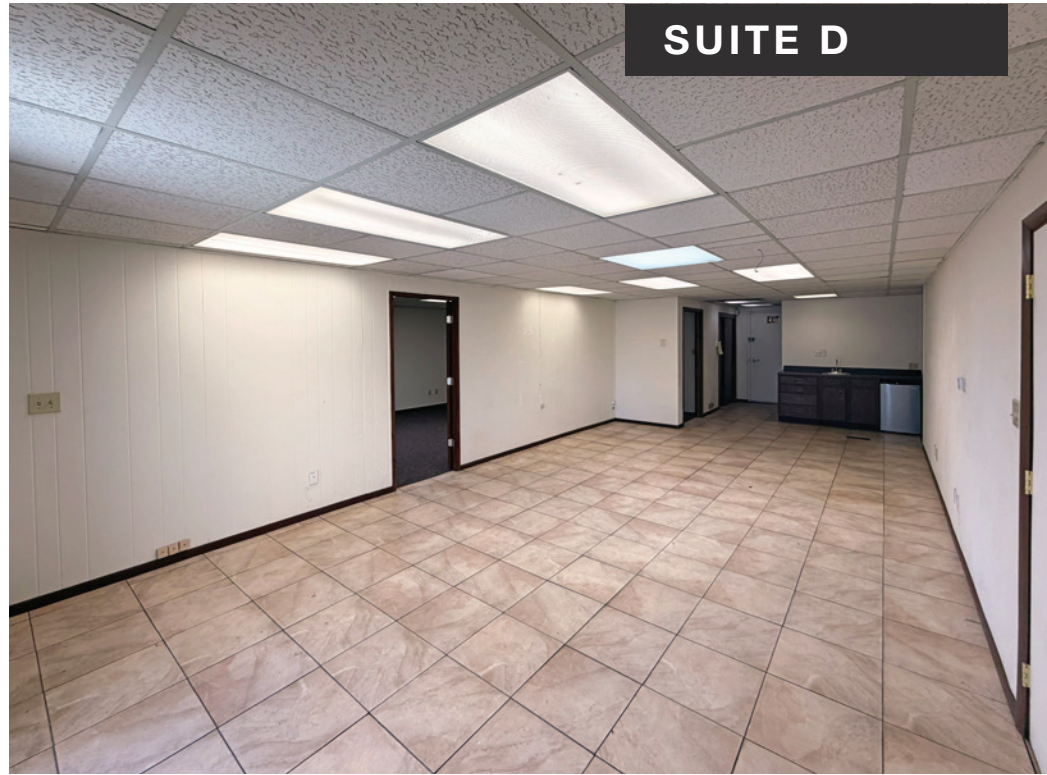
**MAIN
ENTRANCE**



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SUITE D



NAI SunVista

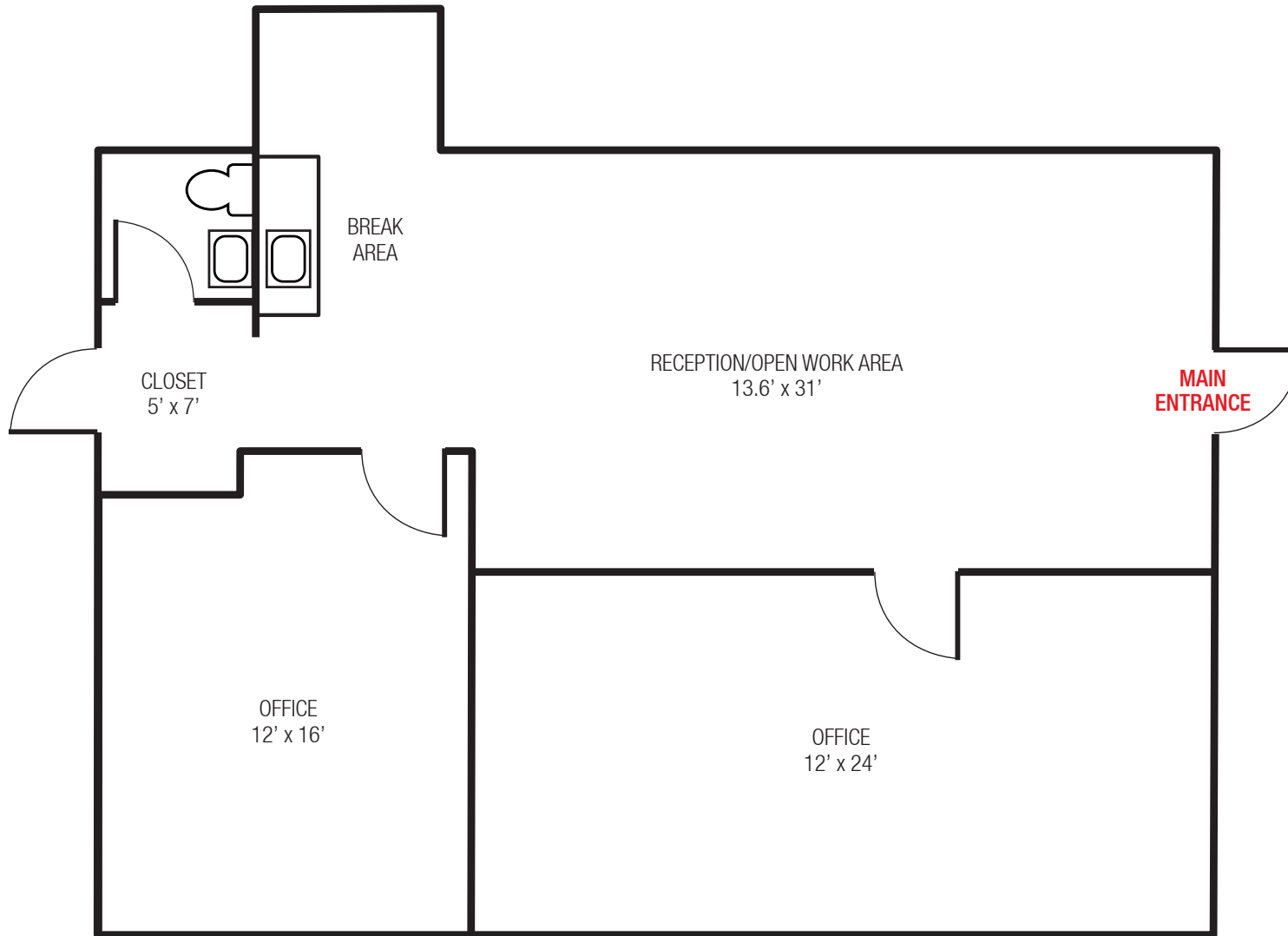
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FLOOR PLAN



SUITE D

±1,061 SF

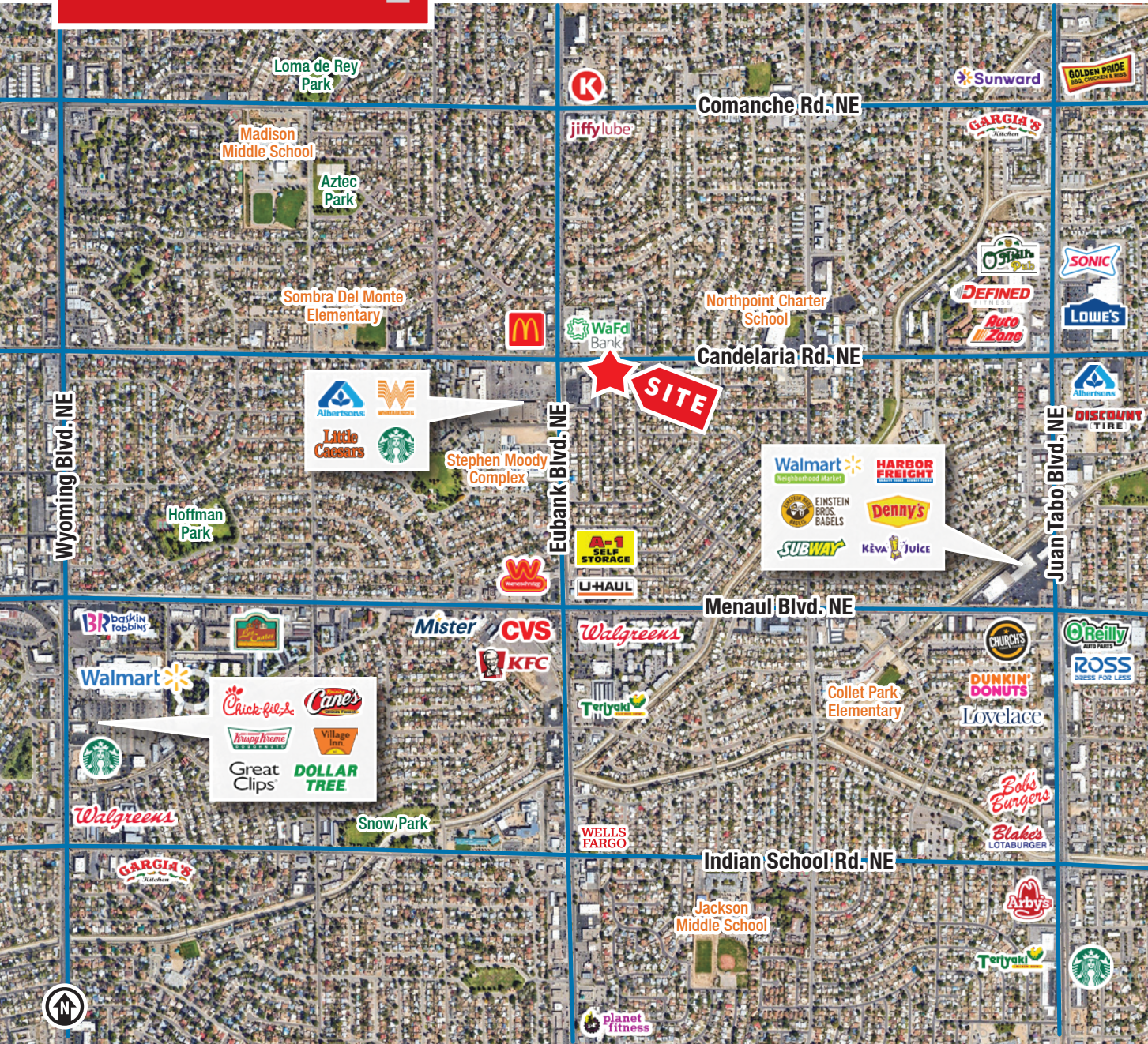
Floor plan not to scale.

Carol St. NE



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LOCATION

Demographics	1 Mile	3 Mile	5 Mile
Total Population	18,487	137,279	281,863
Average HH Income	\$80,126	\$97,244	\$98,602
Daytime Employment	4,986	52,513	151,549

2025 Forecasted by Esri

