

**Now
Leasing**



Professional Office Suites

BANK REDEVELOPMENT OR OFFICE/MEDICAL USER

TANOAN OFFICE PLAZA

10400 Academy Rd. NE | Albuquerque, NM 87111

NAI SunVista  **Got Space™**

Opening the Door to Commercial Real Estate Excellence

**±1,496 - 2,633 SF
Available**

Martha Carpenter

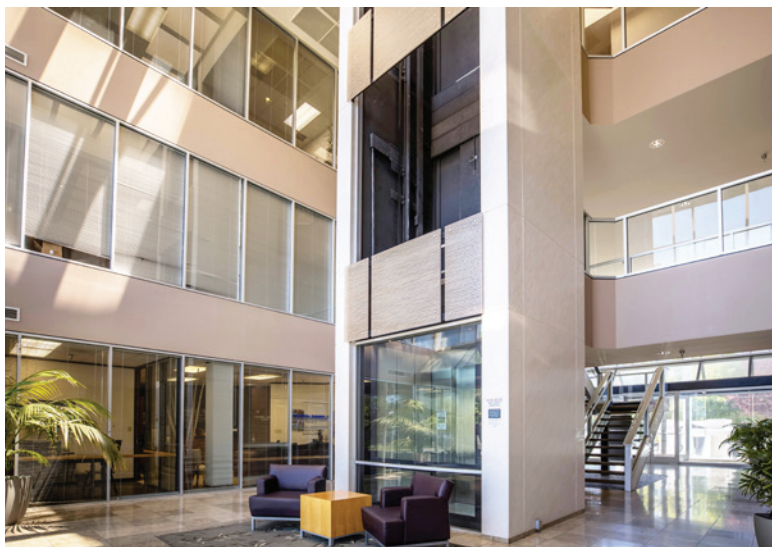
martha@sunvista.com | 505 228 0154

Lisa Mercer CCIM

lisa@sunvista.com | 505 235 8503

For Lease

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PROPERTY

LEASE RATE

\$20.00 - \$24.50/SF Full Service

AVAILABLE

Suite 150: $\pm$ 2,633 SF

- Former bank space with drive-up lanes
- Functional layout
- Ideal space for:
 - Financial services
 - Legal offices
 - Redevelop to professional office/medical use

Suite 245: $\pm$ 1,496 SF

HIGHLIGHTS

- 3-story office building with glass elevator
- Stunning mesa and mountain views
- Beautiful lobby and common areas
- 24/7 access
- 4:1,000 parking ratio

ZONING [MX-L](#)

LOCATION

SEC Eubank Blvd. &
Academy Rd. NE

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NAI SunVista

505 878 0001 | sunvista.com
2424 Louisiana Blvd. NE | Suite 100
Albuquerque, NM 87110

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SUITE 245



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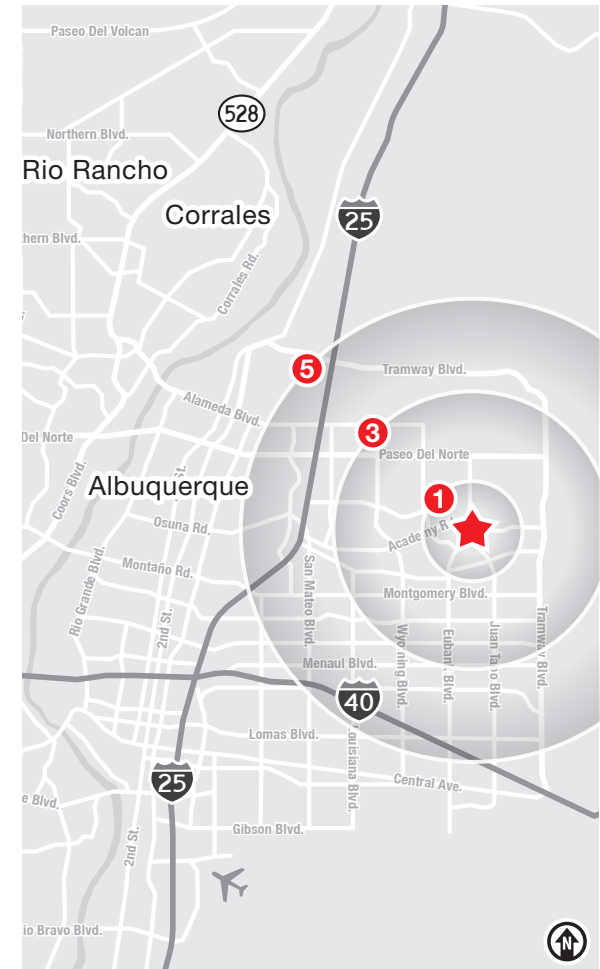
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LOCATION

Demographics	1 Mile	3 Mile	5 Mile
Total Population	15,735	103,305	200,825
Average HH Income	\$158,000	\$142,599	\$119,569
Daytime Employment	1,921	28,645	114,347

2026 Forecasted by Esri



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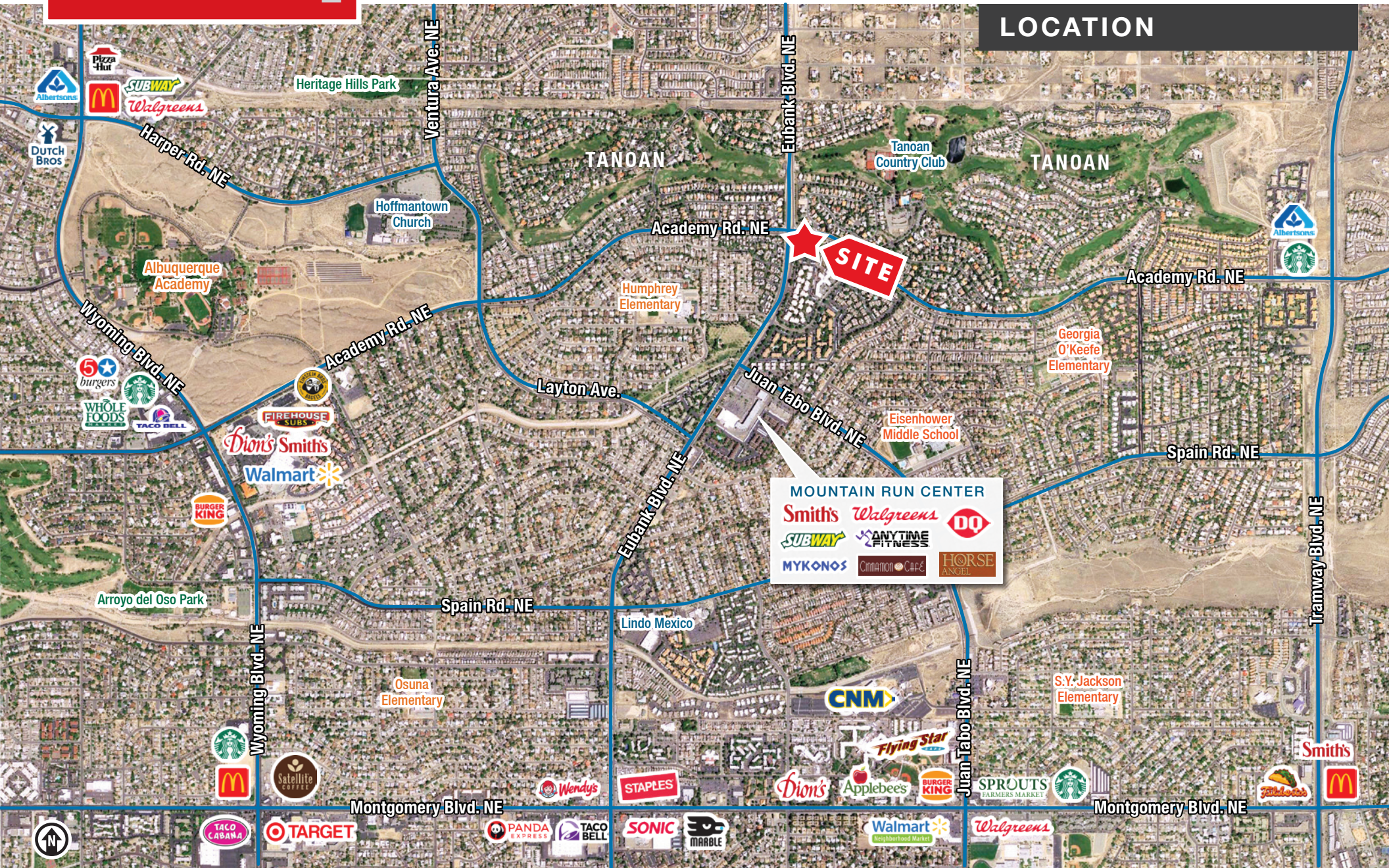
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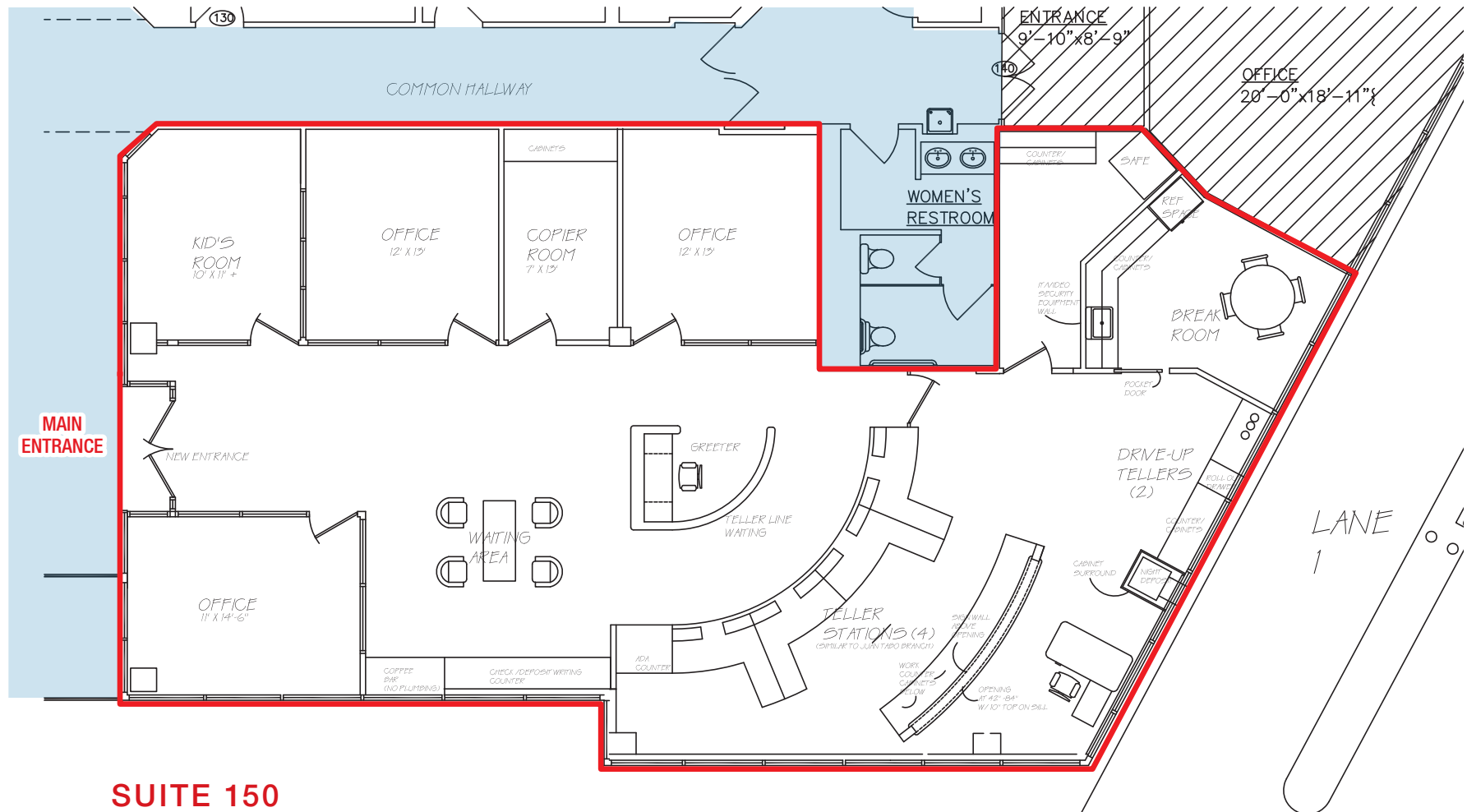
MOUNTAIN RUN CENTER

Smith's Walgreens DQ
SUBWAY ANYTIME FITNESS
MYKONOS Cinnamon Cafe HORSE ANGEL

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FLOOR PLAN



SUITE 150

±2,633 SF

- Bank buildout

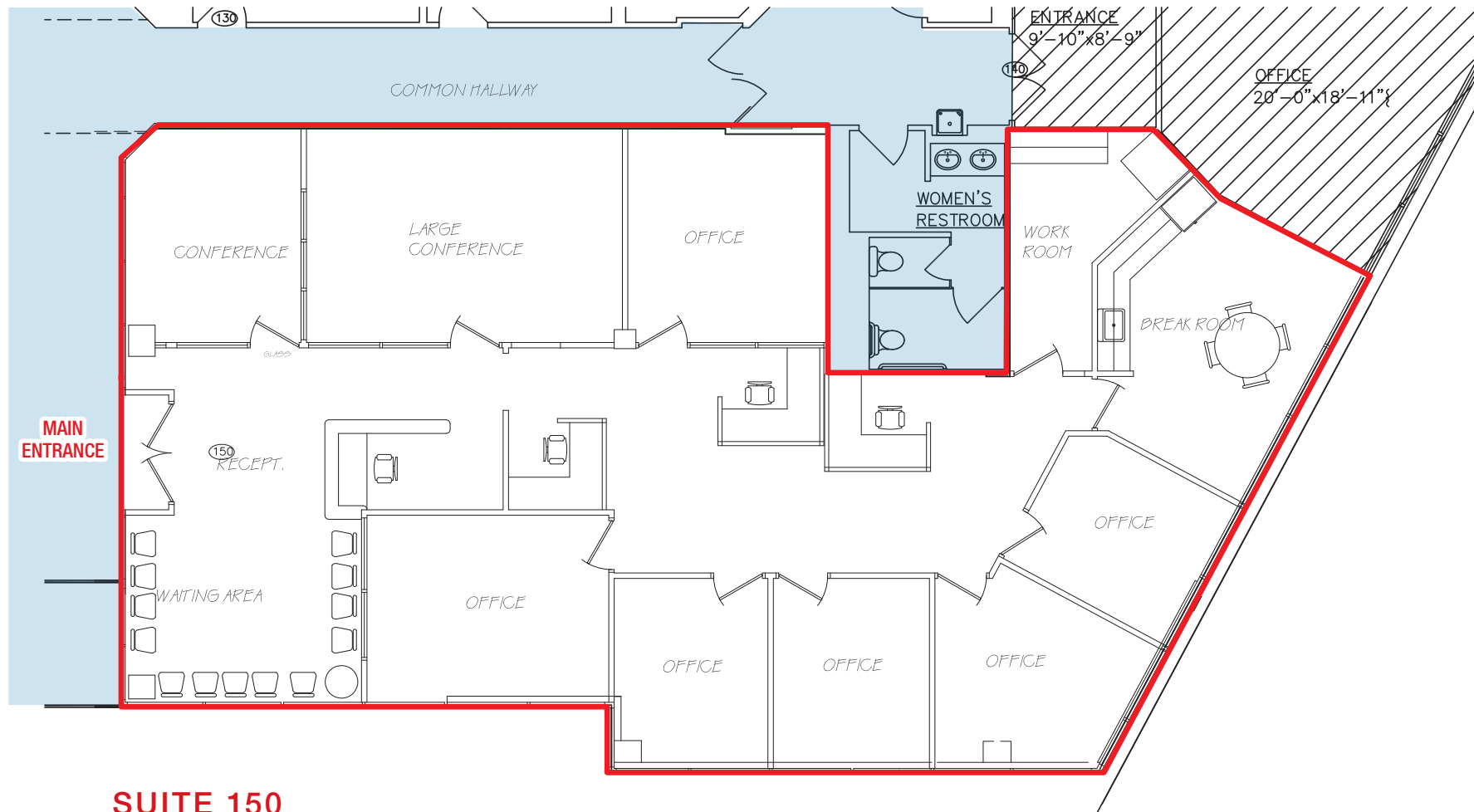
Available

Common Area

For Lease

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CONCEPTUAL FLOOR PLAN



SUITE 150

±2,633 SF

- Conceptual office buildout

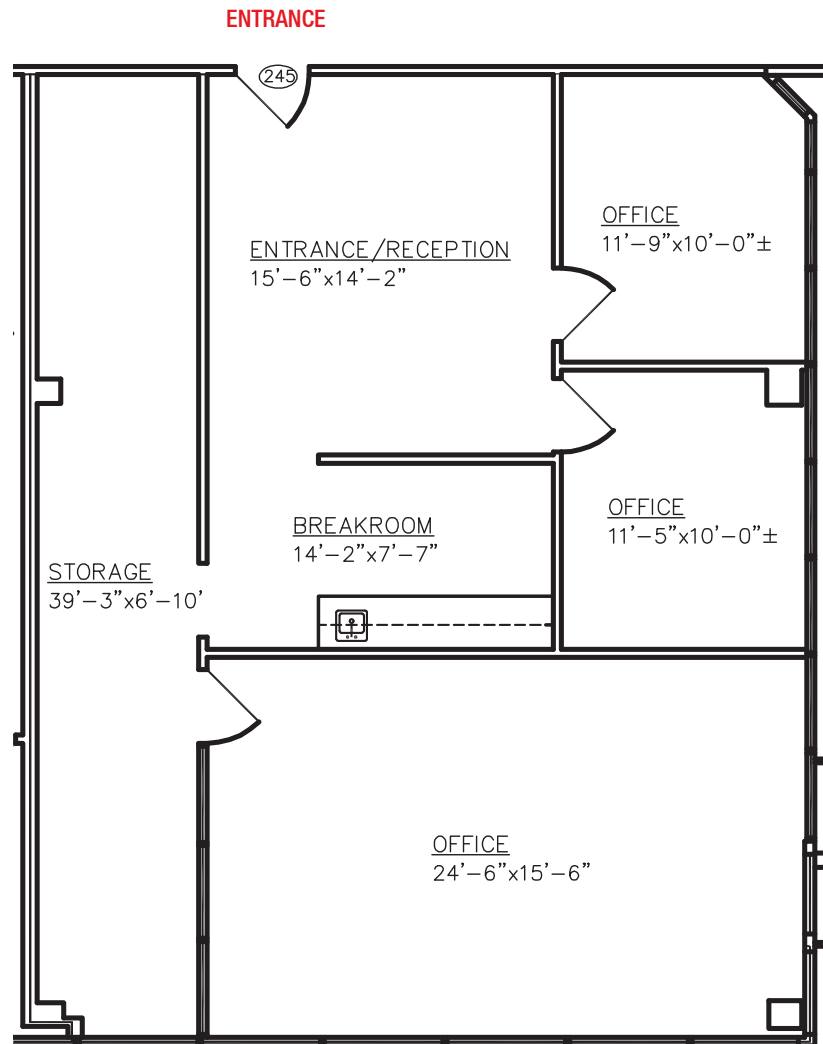
□ Available

■ Common Area

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FLOOR PLAN



SUITE 245

±1,496 SF