

Albuquerque **Retail Space across from UNM** **1**



1916 Central SE		Lease	
University	Min SF	1,120	
\$ / SF Lease	Max SF	1,120	
\$ / SF Sale	MinAcres		
	MaxAcres		
\$ / Acre			
Michael Armijo Butler	totalPrice		

Last Space Available - Join Wingstop and Samee's Textbooks! Located across from UNM – 28,000 students & faculty, plus 14,000 employees. Enjoy the best parking field on Central. Strategically located near Presbyterian and area hospitals. Large pylon signage.

Albuquerque **NWC Jefferson and Masthead** **2**



7401 Jefferson		Lease	
Journal Center	Min SF	1,000	
\$ / SF Lease	Max SF	4,000	
\$ / SF Sale	MinAcres		
	MaxAcres		
\$ / Acre			
David Chavez	totalPrice		
Michael Armijo Butler			

Restaurant/retail space available in the high-density Journal Center office park. Restaurants and service providers are in high demand for this area.

Albuquerque **SEC Coors & Central** **3**



SEC Coors & Central		Lease	
South Valley	Min SF	43,000	
\$ / SF Lease	Max SF		
\$ / SF Sale	MinAcres		
	MaxAcres	5.5	
\$ / Acre			
Kino James	totalPrice		
Michael Armijo Butler			

Available: Pad sites and shop space. Established retailers: Smith's, Albertsons, Family Dollar, Walgreens, Papa Johns, Verizon Call Center. Located at hard corner of Coors (26,100 cpd) and Central (25,200 cpd), this corner is in a long term high growth trade area with 14% estimated growth '08-'13. Intersection co-tenants Smith's, Albertsons, Dions, Family Dollar, Walgreens. 2008 3-mi population – 109,848. Strong daytime employment – 24,533. Verizon Call Center employs 1,000±

Albuquerque

Sycamore Plaza

4



8060 Academy NE		Lease	
Far NE Heights			
\$ / SF Lease	\$22.00	Min SF	1,235
\$ / SF Sale		Max SF	1,235
		MinAcres	
\$ / Acre		MaxAcres	
Michael Armijo Butler		totalPrice	

All reasonable offers considered! Join Walmart, Smith's, PetSmart, Starbucks, Einstein's Bagels, Dion's, and Supercuts. Excellent demographics with a 3-mile population of 128,841 and a 3-mile average HH income of \$67,678.

+ NNN

Albuquerque

Juan Tabo Plaza

5



11000 Montgomery Blvd		Lease	
Far NE Heights			
\$ / SF Lease		Min SF	940
\$ / SF Sale		Max SF	15,055
		MinAcres	5.32
\$ / Acre		MaxAcres	
Michael Armijo Butler		totalPrice	

All reasonable offers considered! Strong neighborhood center. 3-mile population of 113,864. 3-mile average income of \$75,062. Join Page One, RadioShack, Quiznos, Baskin Robbins, Smoothie King, among others.

+NNN

Albuquerque

Plaza Paseo del Norte

6



9301 Coors Blvd NW		Lease	
West Mesa			
\$ / SF Lease		Min SF	1,500
\$ / SF Sale		Max SF	3,482
		MinAcres	
\$ / Acre		MaxAcres	
Michael Armijo Butler		totalPrice	

All reasonable offers considered! 10,200 sf Built-out restaurant space available (formerly Hometown Buffet). Shop space available from 1,500, 3,200, and 3,428 sf. Strong co-tenancy with Target, Ross, Dollar Tree, Hancock Fabrics, and Tuesday Morning. Excellent traffic counts!

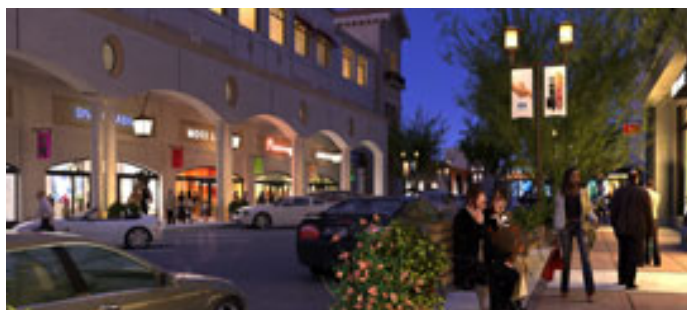
Albuquerque La Cueva Town Center 7



8100 Wyoming Blvd. NE		Lease	
Far NE Heights			
\$ / SF Lease	\$16.00	Min SF	1,500
\$ / SF Sale		Max SF	20,000
		MinAcres	20.17
\$ / Acre		MaxAcres	
Michael Armijo Butler		totalPrice	

Retailers include Smith's Supermarket, OfficeMax, Dion's Pizza, Chili's Grill & Bar, Starbucks, Wells Fargo Bank, Cold Stone Creamery, IHOP, Alltel and others. Jr. Anchor Apace: up to 30,000 sf.

Albuquerque Winrock Town Center 8



Louisiana Blvd & Indian School Rd		Lease	
Uptown			
\$ / SF Lease	\$28.00	Min SF	1,000
\$ / SF Sale		Max SF	80,000
		MinAcres	
\$ / Acre		MaxAcres	
Michael Armijo Butler		totalPrice	
Kino James			

Join New Mexico's brightest retail focal point. Winrock is a new commerce town center with a branded history and unique design, ready for occupancy in 2010. Located at New Mexico's primary regional shopping/office district, it is easily identified and recognized. 1.5 million sf of new construction provides modern amenities with an Old World sensibility.

NNN

Albuquerque Atrisco Ranch Plaza 9



4201 Central Ave NW		Lease	
South Valley			
\$ / SF Lease	\$12.00	Min SF	1,101
\$ / SF Sale		Max SF	23,000
		MinAcres	
\$ / Acre		MaxAcres	
Michael Armijo Butler		totalPrice	

This is your opportunity to join Pro's Ranch Market at Atrisco Ranch Plaza! Other tenants in the center include: Aaron's, Family Dollar, Ross Dress For Less, International Institute of the Americas, and many more.

+NNN

Albuquerque

Market Center East Shop Space

10



11110 Lomas NE		Lease	
Northeast Heights		Min SF	1,600
\$ / SF Lease	\$16.00	Max SF	6,500
\$ / SF Sale		MinAcres	
		MaxAcres	
\$ / Acre		totalPrice	

Retailers include: Target, Babies R Us, Jenny Craig, Radio Shack, Mattress Firm, Walk-in Wills. Adjacent only NE Heights Target store (\$50M/year+sales) 5-mile trade area with 250,000 people. Property adjacent and directly visible to I-40 (80,500-97,700 CPD). Huge (35'x45') I-40 monument sign available. Excellent parking and storefront access.

+NNN

Albuquerque

Market Center East Anchor Space

11



11110 Lomas NE		Lease	
Northeast Heights		Min SF	87,950
\$ / SF Lease	\$8.00	Max SF	87,950
\$ / SF Sale		MinAcres	
		MaxAcres	
\$ / Acre		totalPrice	

Target-anchored Center with Best Buy, Office Max and babies R us. Surrounding anchors include Super Walmart, Sam's Club, PetSmart, Office Depot, Home Depot and Costco. 5-mile trade area with 250,000 population. Adjacent and directly visible from I-40 (80,500 to 97,700 CPD.) Excellent parking and storefront access.

+NNN. Anchor space and shop space available. Shops starting at 1,500 sf. Anchor: 87,950

Bernalillo

Tamaya Blvd & Hwy 550

12



Tamaya Blvd & Hwy 550		Sale	
--		Min SF	292,000
\$ / SF Lease		Max SF	292,000
\$ / SF Sale		MinAcres	42
		MaxAcres	42
\$ / Acre		totalPrice	

42-acre retail development in a high traffic corridor with access to both US 550 & NM 528. Located at the crossroads of Bernalillo. This is the major access point to I-25 & straight access to Rio Rancho. Tax incentives available.

Acceptable to Developer

El Paso

The Shops of El Paso

13



4535 Woodrow Bean Drive		Sale	
\$ / SF Lease		Min SF	6,873
\$ / SF Sale		Max SF	6,873
\$ / Acre		MinAcres	1.01
		MaxAcres	1.01
		totalPrice	\$2,210,000.00

#1 Retail Location In Underserved High-Growth Area For Sale. Three-tenant retail center complete with drive-thru access. 100% Occupied; 2007 construction. Out-parcel to Lowe's Home Improvement Center, located directly across from Walmart Supercenter. Excellent visibility along Interstate 54 (Patriot Freeway).

Net Operating income: \$187,805. Cap rate 8.5%

Tenants: Starbucks - Corporate, Alltel Wireless - Multi Unit, Operator (25 Locations), Mattress Firm - Multi Unit Operator (14 Locations).

David Chavez
Kino James
Michael Armijo Butler

Farmington

Big R - Big 5 Center Farmington

14



900 Main Avenue		Lease	
\$ / SF Lease	\$10.00	Min SF	10,627
\$ / SF Sale	\$61.00	Max SF	10,627
\$ / Acre		MinAcres	8
		MaxAcres	8
		totalPrice	\$4,435,000.00

Neighborhood center with upside for sale or lease. 10,627 sf shop space for lease. 72,216 sf building, 8 acres of land. Priced below replacement.

Michael Armijo Butler

Farmington

Big R - Big 5 Center Farmington Lease

15



900 Main Avenue		Lease	
\$ / SF Lease	\$10.00	Min SF	10,627
\$ / SF Sale	\$61.00	Max SF	10,627
\$ / Acre		MinAcres	8
		MaxAcres	8
		totalPrice	\$4,435,000.00

Neighborhood center with upside for sale or lease. 10,627 sf shop space for lease. 72,216 sf building, 8 acres of land. Priced below replacement.

Michael Armijo Butler

Hernandez Family Dollar 16



19408 US-84	Sale	
\$ / SF Lease	Min SF	
\$ / SF Sale	Max SF	
	MinAcres	
	MaxAcres	
\$ / Acre		
Michael Armijo Butler		
David Chavez		
Kino James		
totalPrice	\$817,000.00	

Top performing Family Dollar in underserved rural trade area for sale. Long-term lease. Value based, National Credit tenant with corporate guaranty. New construction. Dominant general retailer for County trade area.

Rio Rancho Gateway North 17



NM 528 & Grande	Lease	
\$ / SF Lease	Min SF	1,210
\$ / SF Sale	Max SF	1,210
	MinAcres	
	MaxAcres	
\$ / Acre		
Michael Armijo Butler		
totalPrice		

Available: 1,210 sf Multi-tenant Retail/Office space. Join current tenants Starbucks, Subway, Taco del Mar, State Farm, and EmbroidMe. Prominent monument signage available. Location: Along NM 528/Rio Rancho Blvd between Village Inn and the Hilton Garden Inn at Grande Blvd. Traffic: Rio Rancho Blvd/NM 528: 50,000 +/- CPD

Rio Rancho Broadmoor Plaza 18



7th & Broadmoor	Lease	
\$ / SF Lease	Min SF	4,200
\$ / SF Sale	Max SF	4,200
	MinAcres	1.00
	MaxAcres	1
\$ / Acre		
Michael Armijo Butler		
totalPrice		

Mixed-use development in high-growth neighborhood and trade area. Pad site and shops available in new shopping center. Near Rio Rancho High School, Rio Rancho Mid-High and Stapleton Elementary School.

San Ysidro Family Dollar 19



23397 Hwy 550 **Sale**

	Min SF	9,180
\$ / SF Lease	Max SF	9,180

	MinAcres	.97
\$ / Acre	MaxAcres	.97

Michael Armijo Butler
David Chavez
Kino James

totalPrice \$945,000.00

9.0% CAP on existing income

High performing Family Dollar location in a stable, underserved rural trade area For Sale. Long-term lease. Value based, National Credit tenant with corporate guaranty. New construction. Dominant general retailer for County trade area.

Truth or Consequences Hot Springs Retail 20



180 N. Date Street **Lease**

	Min SF	
\$ / SF Lease	Max SF	

	MinAcres	
\$ / Acre	MaxAcres	

Michael Armijo Butler

totalPrice

Pads available for lease or purchase. Freeway frontage of I-25 at Exit 79. Excellent visibility from one of the most active exits in the areas. This is a high-growth region, attractive to retiree population and is an emerging tourist destination. Located near Elephant Butte Lake State Park with 1.3 million visitors annually. Also near Caballo Lake State Park (just south of Elephant Butte Lake) an I-25, with 179,000 annual visitors.

Vanderwagen Family Dollar 21



NM 602 & Blue Jay Rd **Sale**

	Min SF	9,180
\$ / SF Lease	Max SF	9,180

	MinAcres	1.05
\$ / SF Sale	MaxAcres	1.05

\$ / Acre
Michael Armijo Butler
David Chavez
Kino James

totalPrice \$1,036,000.00

9.0% CAP on existing income

Top performing Family Dollar in underserved rural trade area for sale. Long-term lease. Value based, National Credit tenant with corporate guaranty. New construction. Dominant general retailer for County trade area.