

# For Lease

4340 San Mateo Blvd NE  
Albuquerque, NM 87110

Colliers



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# Property Profile

## Details

Lease Rate	See Broker
Available Space	± 14,357 SF
Zoning	MX-L
Submarket	Far Northeast Heights

## Features

- Prominent large format, freestanding drive-thru availability along San Mateo Blvd and Montgomery Blvd.
- Robust national retailer and restaurant presence in close proximity
- Signalized hard corner at two major arterials
- Superior visibility and multiple access points
- Outstanding pylon signage
- One of Albuquerque's highest traffic intersections with counts in excess of 79,600 VPD
- Dense and mature trade area

## Area Tenants

Burlington

ROSS  
DRESS FOR LESS®

TJ-maxx®

RACK  
ROOM  
SHOES

CHIPOTLE  
MEXICAN GRILL



Rainbow

DOLLAR TREE

HIBBETT  
SPORTS®

Albertsons

Canes  
MEXICAN CUISINE

...and many more!





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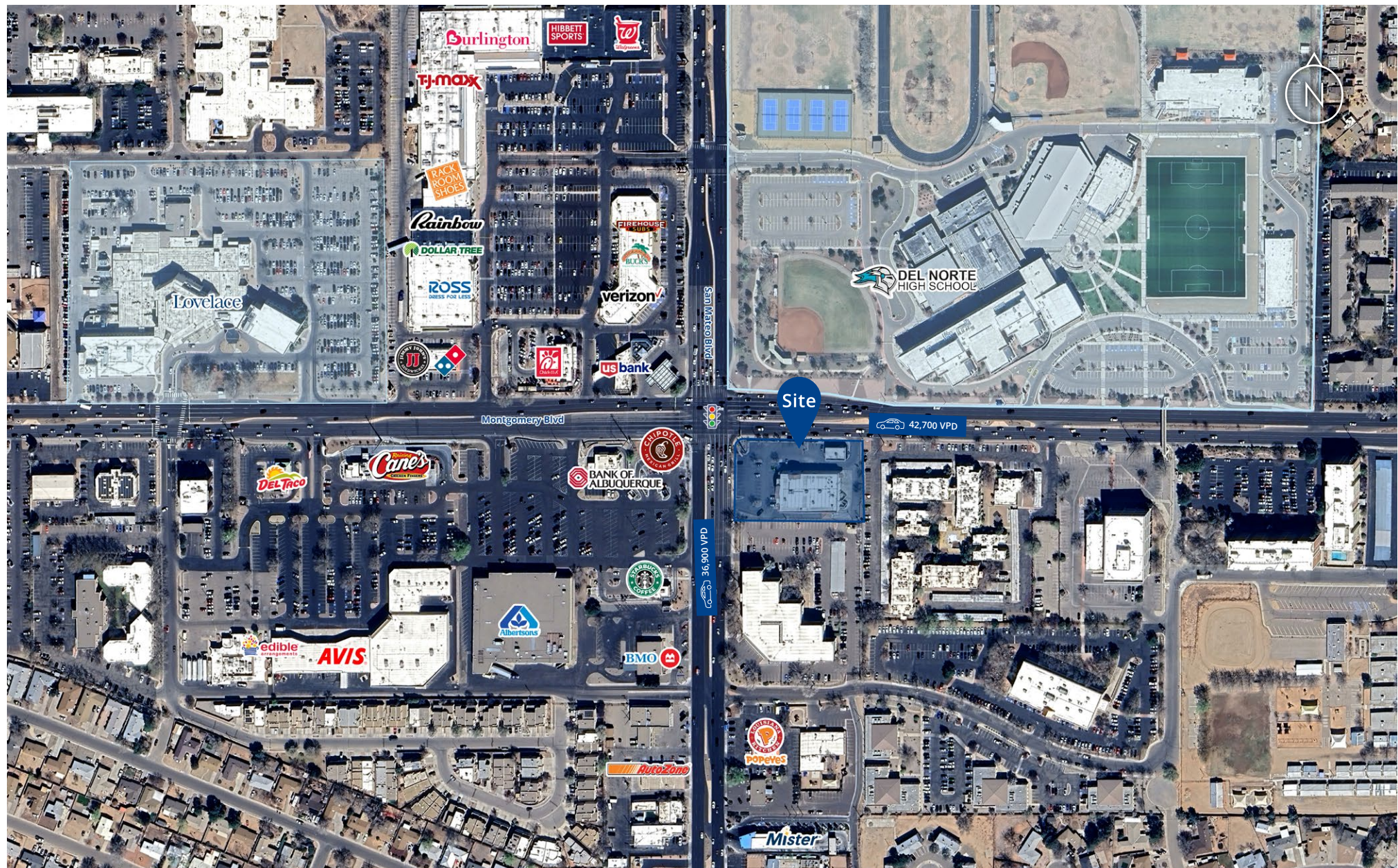
# Trade Area Aerial





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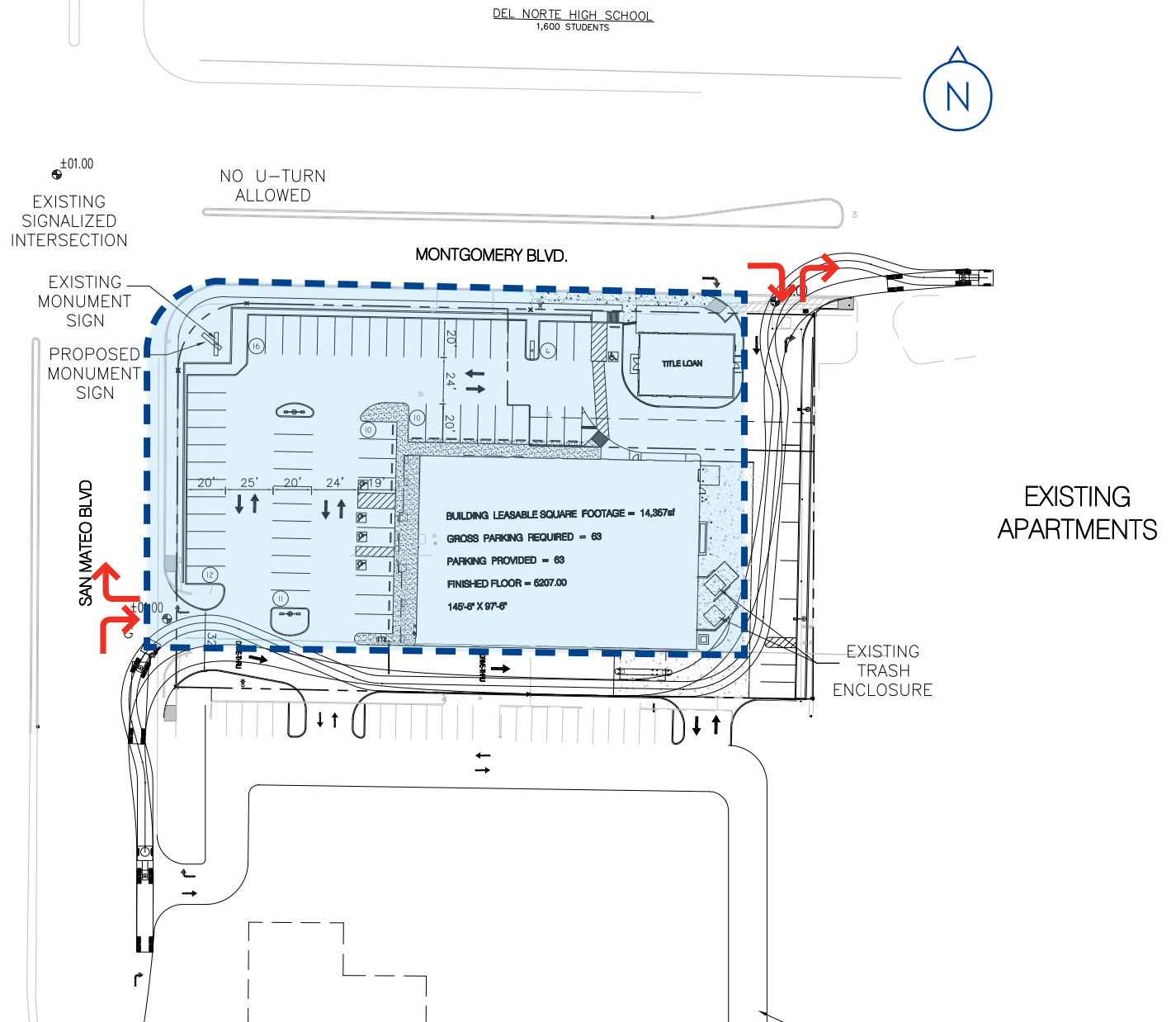
# Intersection Aerial





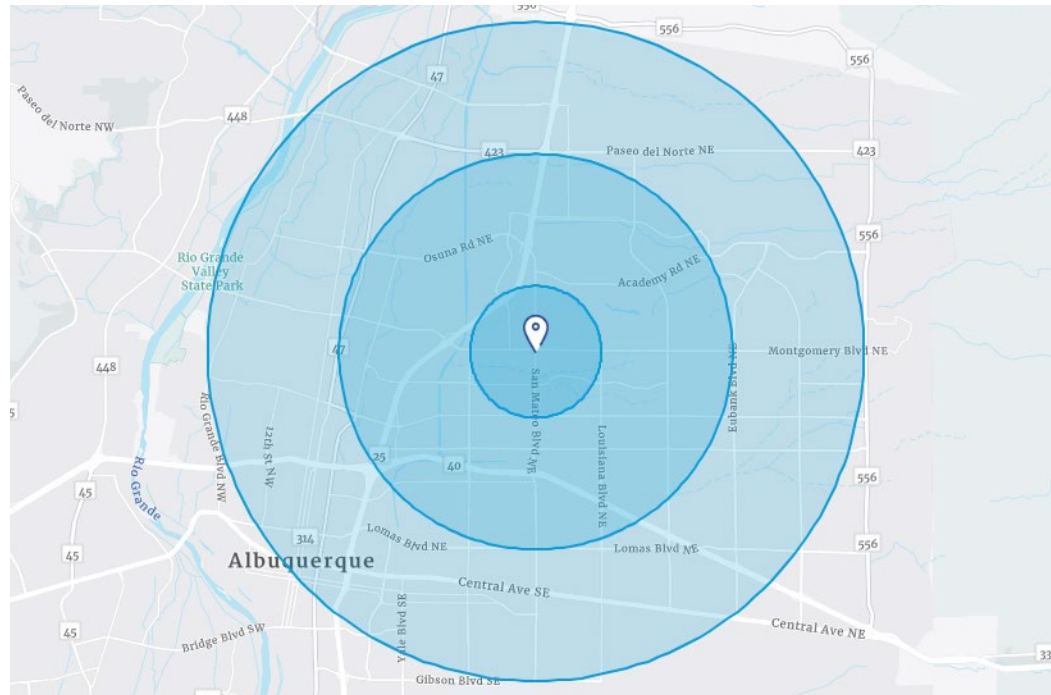
# Site Plan

30433.cdp General Montgomery  
17-Jun-2008 - 9:28 am



# Demographics\*

\* Demographic data derived from esri® 2020



	1 Mile	3 Miles	5 Miles
Population	19,204	102,885	294,089
Households	9,320	48,523	135,275
Median HH Income	\$56,550	\$63,680	\$65,182
Average HH Income	\$73,280	\$87,262	\$93,996