

**1424 DEBORAH ROAD SE
RIO RANCHO, NM 87124
JUST OFF/EAST OF RIO RANCHO BLVD/HWY 528**



**CORRALES SOUTH Block:
F Lot: 17 SUB:
CORRALES SOUTH BLK: F
LOT: 17 BK: 410 PG:
14555**

**ZONED C-1: RETAIL
COMMERCIAL**

Building Size/Gross:

25,440 sf

Building Size/Usable:

16,408 sf

Lot Size:

~2 Acres

Year Built: 1978

Major Renovation: 2008

Elevator: Yes

Sprinkler System: Yes

**2000 US
CENSUS DATA
(87112 ZIP):**

> Average Income:
\$50,000-\$74,999

> Population: 20,575
housing units

**> 49% in same home for
5+ years**

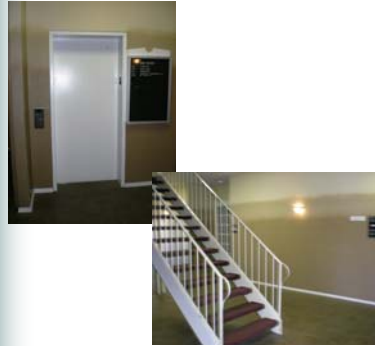
> Average Education:
90.9% high school
graduate or higher

**Professional Suites at
the West Building**

Current & Past Tenants:

**Retail, Business/Professional
Direct Sales, Medical/
Counseling, Massage, Non-
Profit Orgs & More**

www.TheWestBuilding.com



GROSS LEASE Tenancies:

- All utilities paid
- Rates starting at \$225/month
- Central refrigerated cooling & gas heat
- No CAM rates or other added costs
- 24/7 building and suite access
- Professionally managed & locally owned
- Space limited—filling up fast
- **FIRST MONTH IS RENT FREE**

