

# LOMA DE ORO BUSINESS PARK

10801 Gateway West | El Paso, TX 79935

## AVAILABILITIES

- **Suite 400:** 1,896 SF  
\$12.50/PSF (\$1,975.00/month)

## LOCATION

- 10801 Gateway West, Suite 400

## TAX, INSURANCE & CAM (ESTIMATED)

- \$5.50 PSF/annum (monthly estimate: \$869.00)

## TENANT IMPROVEMENT ALLOWANCE

- Built out and ready for immediate occupancy

## BASE TERM

- Five (5) years with option to renew at negotiated base rent

## FOR MORE INFORMATION PLEASE CONTACT:

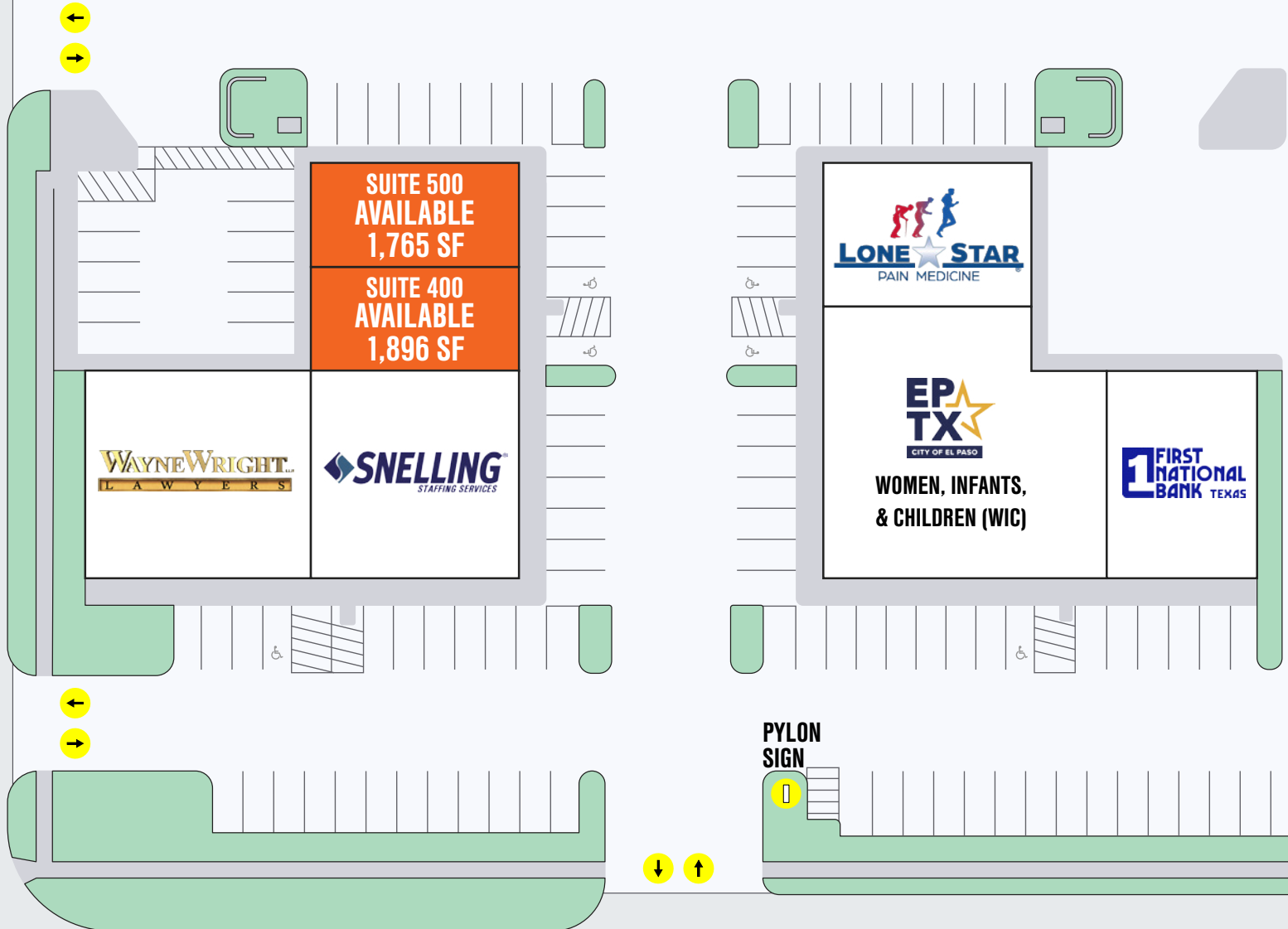
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SITEPLAN

VISTA DE ORO DR



GATEWAY BLVD W

CLOSEUP AERIAL



**SUBJECT PROPERTY**

10801 GATEWAY WEST | EL PASO, TX 79935

# MARKET AERIAL



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