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# FOR SALE & LEASE

## Restaurant/Retail Space in Downtown Santa Fe

223 & 225 Johnson St. Santa Fe, NM 87501

**AVAILABLE**

±1,300 - ±3,000 SF | Land: ±0.25 Ac.

**SALE PRICE**

\$1,950,000

**LEASE RATE**

\$3,000-10,000/Month + NN

**ZONING**

BCD | Business Capital District



# PROPERTY OVERVIEW

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## AVAILABLE

- Unit 223: ±1,700 SF – *Restaurant*
- Unit 225: ±1,300 SF – *Retail*
- Total: ±3,000 SF
- Land: ±0.25 Ac.

## SALE PRICE

\$1,950,000

## LEASE RATE

- Unit 223: \$7,000/month + NN
- Unit 225: \$3,000/month + NN
- Unit 223 & 225:  
\$10,000/month + NN

## ZONING

BCD | Business Capital District

## HIGHLIGHTS

- A hard-to-find restaurant opportunity
- FF&E included
- Fenced patio seating and bar area
- Front retail space available
- Desirable location in downtown
- Liquor license available separately
- 5 parking spaces – Extra space see advisor
- Surrounded by:
  - Museums
  - Hotels & vacation rentals
  - Galleries
  - Professional offices
  - Retail business

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# MARKET AERIAL

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2025 Forecasted by ESRI

Demographics	1 Mile	3 Mile	5 Mile
Total Population	8,249	37,014	65,492
Average HH Income	\$122,586	\$129,429	\$126,738
Total Business	1,936	4,366	5,636
Total Employees	22,787	52,517	65,155

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# FLOOR PLAN

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## AVAILABLE

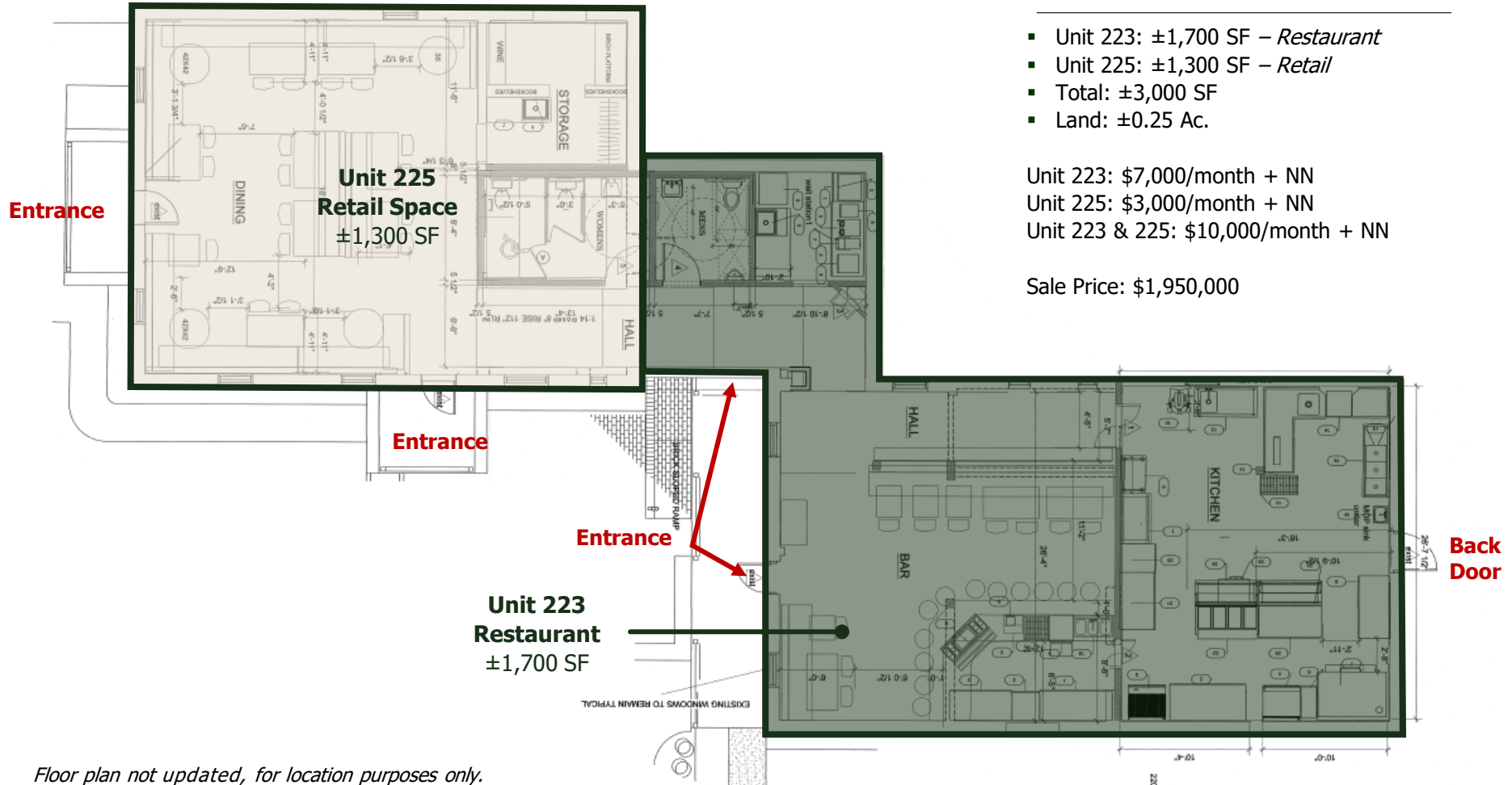
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- Total: ±3,000 SF
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Unit 223: \$7,000/month + NN

Unit 225: \$3,000/month + NN

Unit 223 & 225: \$10,000/month + NN

Sale Price: \$1,950,000



Floor plan not updated, for location purposes only.

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# PHOTOS

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