

Rare Multi-Use Commercial Campus

124 Texas St NE, Albuquerque, NM 87108

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BERKSHIRE HATHAWAY
NM COMMERCIAL REAL ESTATE



FOR SALE



**VERSATILE MULTI-
BUILDING COMMERCIAL
CAMPUS**



AVAILABLE SPACE:

±23,766 SF | ±1.24 Acres

Bldg. 1: ±12,172 SF

Bldg. 2: ±10,302 SF

Bldg. 3: ±1,292 SF



**ZONING:
MX-M**



SALE PRICE:

\$1,300,000

\$54/SF

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PROPERTY SUMMARY

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PROPERTY HIGHLIGHTS

- ±23,766 SF Multi-Building Campus
- ±1.24 Acres Across Contiguous Parcels
- 80 Parking Spaces - 3.37 Ratio
- Fully Fenced & Gated Campus
- Three Separate Buildings
- 18+ Private Offices, Meeting Rooms & Flexible Workspaces
- 4 Large Assembly & Multi-Purpose Gathering Areas
- Commercial Kitchen with Dedicated Dining & Break Areas
- Standalone Administrative Office Building
- 6+ Restrooms, Extensive Storage & Building Support Areas
- Existing Infrastructure for Educational, Office, Medical, Community & Institutional Uses



Location Highlights:

Strategically located in Albuquerque's Southeast Heights, this versatile multi-building campus offers excellent access to I-40, I-25, Albuquerque International Sunport, Uptown, UNM, and Kirtland Air Force Base. Surrounded by established neighborhoods, commercial services, and public transportation, the property provides exceptional accessibility for a wide range of commercial, institutional, educational, office, or community uses.

OFFERING SUMMARY

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PROPERTY DESCRIPTION:

Rare opportunity to acquire a $\pm 23,766$ SF multi-building commercial campus on approximately ± 1.24 acres in the heart of Albuquerque, offering exceptional flexibility for a wide variety of commercial, educational, medical, office, nonprofit, and community-oriented uses. Comprised of three interconnected buildings, the campus features a thoughtfully designed floor plan with 18+ enclosed offices, meeting and flex rooms, four large assembly and multi-purpose spaces, a commercial kitchen with dedicated dining and break areas, a standalone administrative office building, multiple restroom facilities, extensive storage throughout, and a covered central courtyard that creates a functional and connected campus environment. The property is fully fenced and gated with ample on-site parking, providing a secure and accommodating setting for employees, visitors, and operations.



PROPERTY PHOTOS

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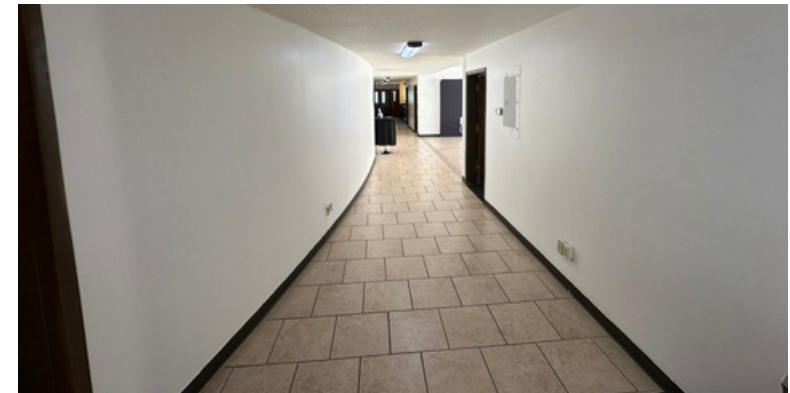
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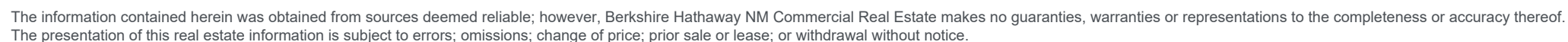
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SITE PLAN

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LOCATION MAP

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