



COMMERCIAL PROPERTY FOR SALE

THIS IMPRESSIVE 6,928-SQUARE-FOOT OFFICE BUILDING IN THE HEART OF SANTA FE'S MEDICAL HUB PRESENTS AN EXCEPTIONAL INVESTMENT OPPORTUNITY! CURRENTLY 75% OCCUPIED, THIS PROPERTY OFFERS IMMEDIATE RENTAL INCOME WITH ROOM TO INCREASE OCCUPANCY.



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**ABSOLUTE REAL ESTATE
1100 ALAMEDA BLVD. NW STE.4
ALBUQUERQUE, NM 87114**



THE BUILDING FEATURES A RECENTLY UPDATED ROOF AND A REFRESHED PARKING LOT, ENSURING LOW MAINTENANCE AND ADDED CURB APPEAL. THE SPACIOUS INTERIOR LAYOUT IS IDEAL FOR PROFESSIONAL OFFICES, OFFERING FLEXIBILITY FOR A VARIETY OF TENANTS. LOCATED IN A HIGH-DEMAND MEDICAL AREA WITH EASY ACCESS TO LOCAL AMENITIES, THIS OFFICE SPACE IS PERFECT FOR INVESTORS LOOKING TO ADD VALUE OR OWNER-OCCUPANTS SEEKING A RELIABLE INCOME STREAM IN A PRIME SANTA FE LOCATION. DON'T MISS OUT ON THIS REMARKABLE PROPERTY!

Property Type: Medical Office

Total Space: 6,928 Sq. Ft.

Zoning: Commercial - Hospital
Zone

Price: \$1,400,000



546 Harkle Road
Santa Fe, NM 87050





GROSS EXTERNAL AREA

TOTAL: 6,928 sq ft

FLOOR 1: 6,928 sq ft

SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

