

# ALTURA PROFESSIONAL BUILDING

4101 INDIAN SCHOOL RD NE, ALBUQUERQUE, NM 87110

FOR  
LEASE

**4,700 to 40,000 RSF Available**

**Rate: \$23.50/RSF Full Service**



FOR LEASE | 4101 INDIAN SCHOOL RD NE, ALBUQUERQUE, NM 87110

ARGUSINVESTMENTREALTY.COM





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## LEASE

### 1st Floor

Suite 110N - 14,073 RSF

Suite 110S - 15,274 RSF

Combined - 29,347 RSF

### 4th Floor

Suite 405 - 5,115 RSF

## FEATURES

- » Class A office building
- » Building signage available
- » Panoramic views
- » Underground parking
- » On-site security & secure storage
- » Building conference room
- » Easy access to entire city with an abundance of restaurants within a 5 minute drive
- » Adjacent to **NEW Whole Foods** shopping center

## CONTACT

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☎ 505.855.7608



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# ALTURA PROFESSIONAL BUILDING

PROPERTY PHOTOS

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# ALTURA PROFESSIONAL BUILDING

1ST FLOOR - 29,347 TOTAL RSF

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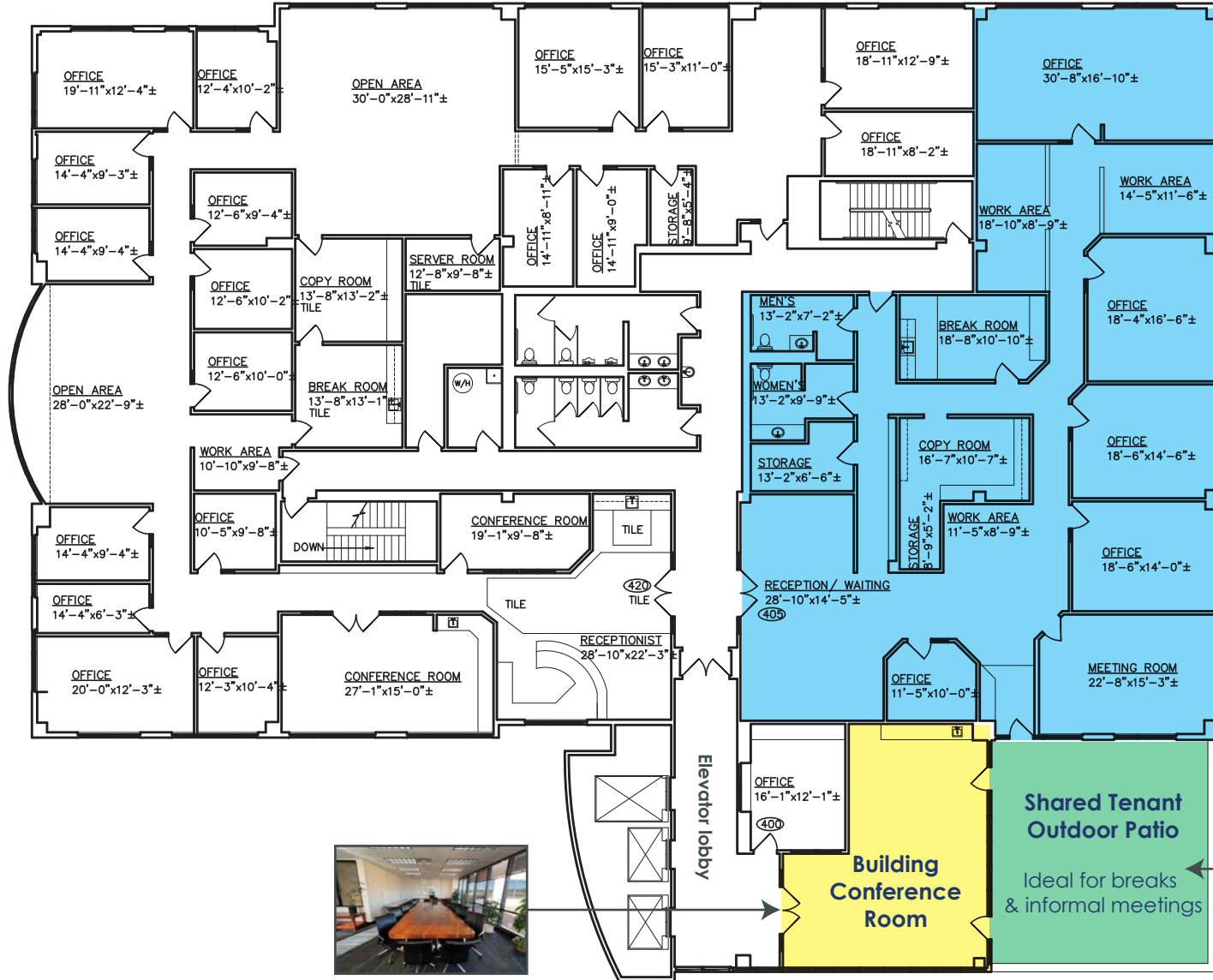




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SUITE 405 - 5,115 RSF

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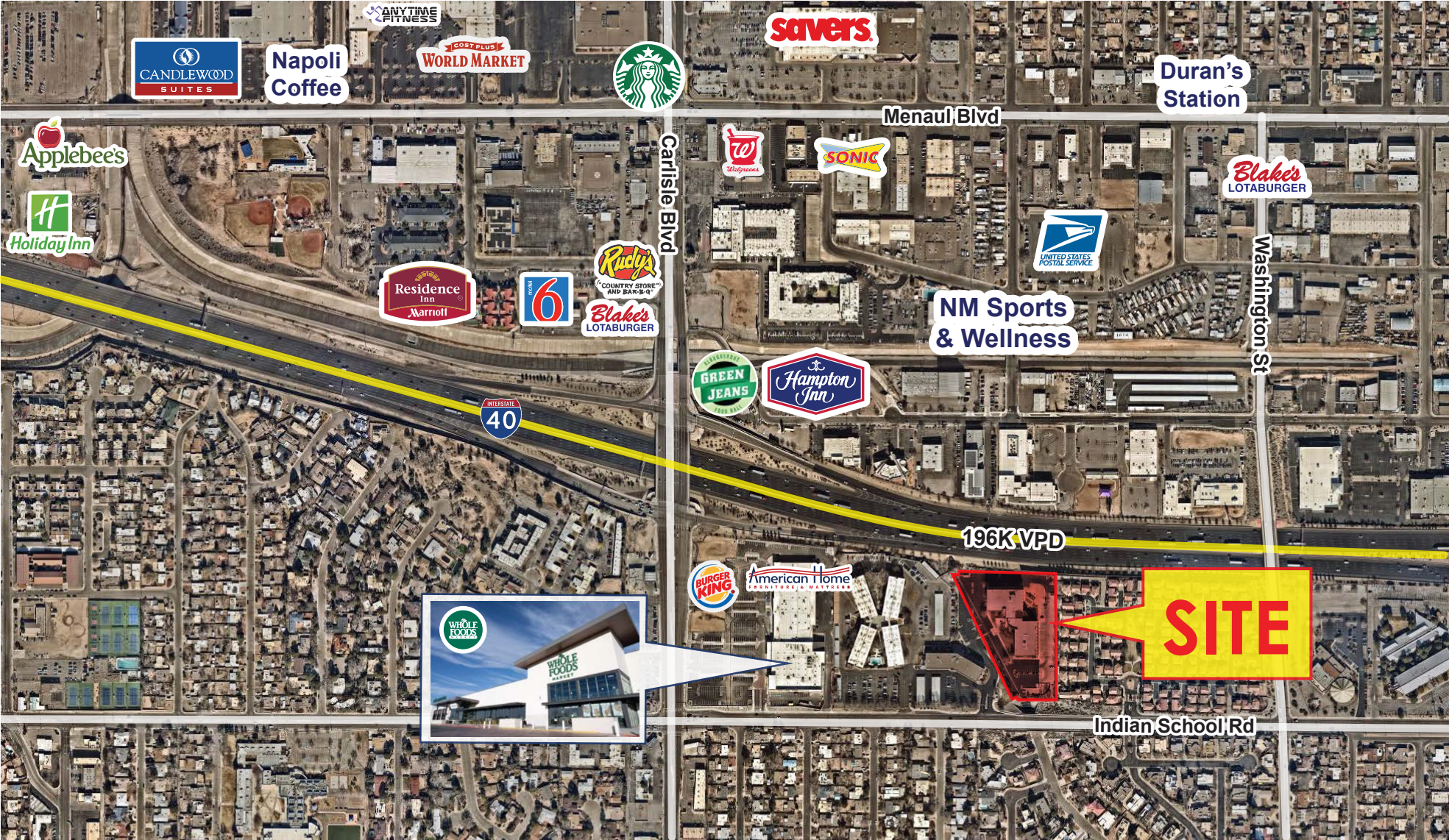




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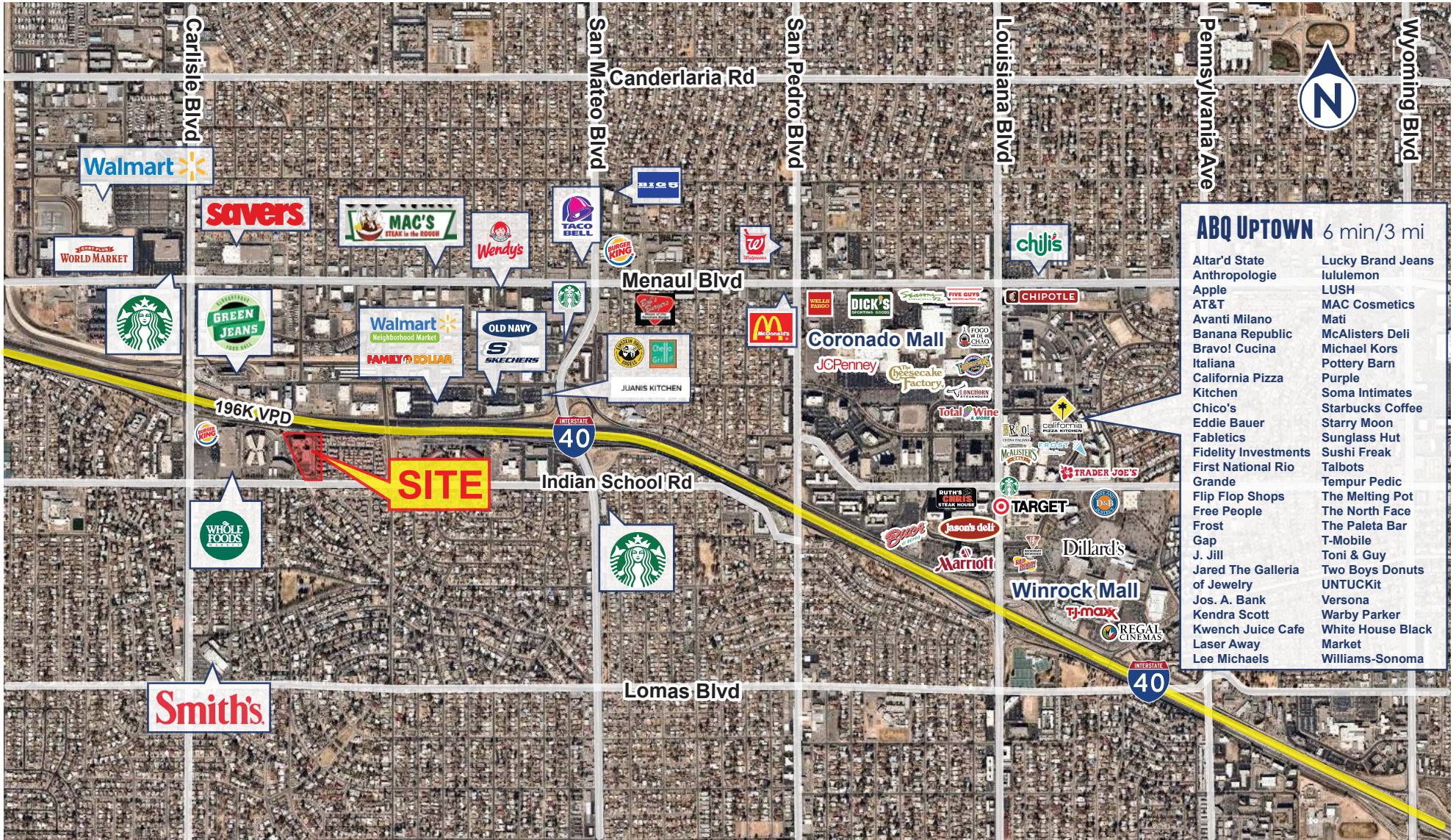




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- ABQ UPTOWN** 6 min/3 mi
- |                               |                          |
|-------------------------------|--------------------------|
| Altar'd State                 | Lucky Brand Jeans        |
| Anthropologie                 | lululemon                |
| Apple                         | LUSH                     |
| AT&T                          | MAC Cosmetics            |
| Avanti Milano                 | Mati                     |
| Banana Republic               | McAlisters Deli          |
| Bravo! Cucina                 | Michael Kors             |
| Italiana                      | Pottery Barn             |
| California Pizza Kitchen      | Purple                   |
| Kitchen                       | Soma Intimates           |
| Chico's                       | Starbucks Coffee         |
| Eddie Bauer                   | Starry Moon              |
| Fabletics                     | Sunglass Hut             |
| Fidelity Investments          | Sushi Freak              |
| First National Rio Grande     | Talbots                  |
| Flip Flop Shops               | Tempur Pedic             |
| Free People                   | The Melting Pot          |
| Frost                         | The North Face           |
| Gap                           | The Paleta Bar           |
| J. Jill                       | T-Mobile                 |
| Jared The Galleria of Jewelry | Toni & Guy               |
| Jos. A. Bank                  | Two Boys Donuts          |
| Kendra Scott                  | UNTUCKit                 |
| Kwench Juice Cafe             | Versona                  |
| Laser Away                    | Warby Parker             |
| Lee Michaels                  | White House Black Market |
|                               | Williams-Sonoma          |

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# ALTURA PROFESSIONAL BUILDING

DRIVE TIME AERIAL

FOR LEASE

 5 MINUTE DRIVE TIME  10 MINUTE DRIVE TIME  15 MINUTE DRIVE TIME

## Notable Destinations with Drive/Dist

 4101 Indian School Rd NE

- 1. Presbyterian Hospital - 8 min/4.5 mi
- 2. UNM Hospital - 7 min/2 mi
- 3. Lovelace & Lovelace Heart Hospital - 8 min/4 mi
- 4. UNM Cancer Hospital - 7 min/2 mi
- 5. Courthouse District - 9 min/3.5 mi
- 6. UNM - 5 min/2 mi

