ALTURA PROFESSIONAL BUILDING

4101 INDIAN SCHOOL RD NE, ALBUQUERQUE, NM 87110

FOR LEASE



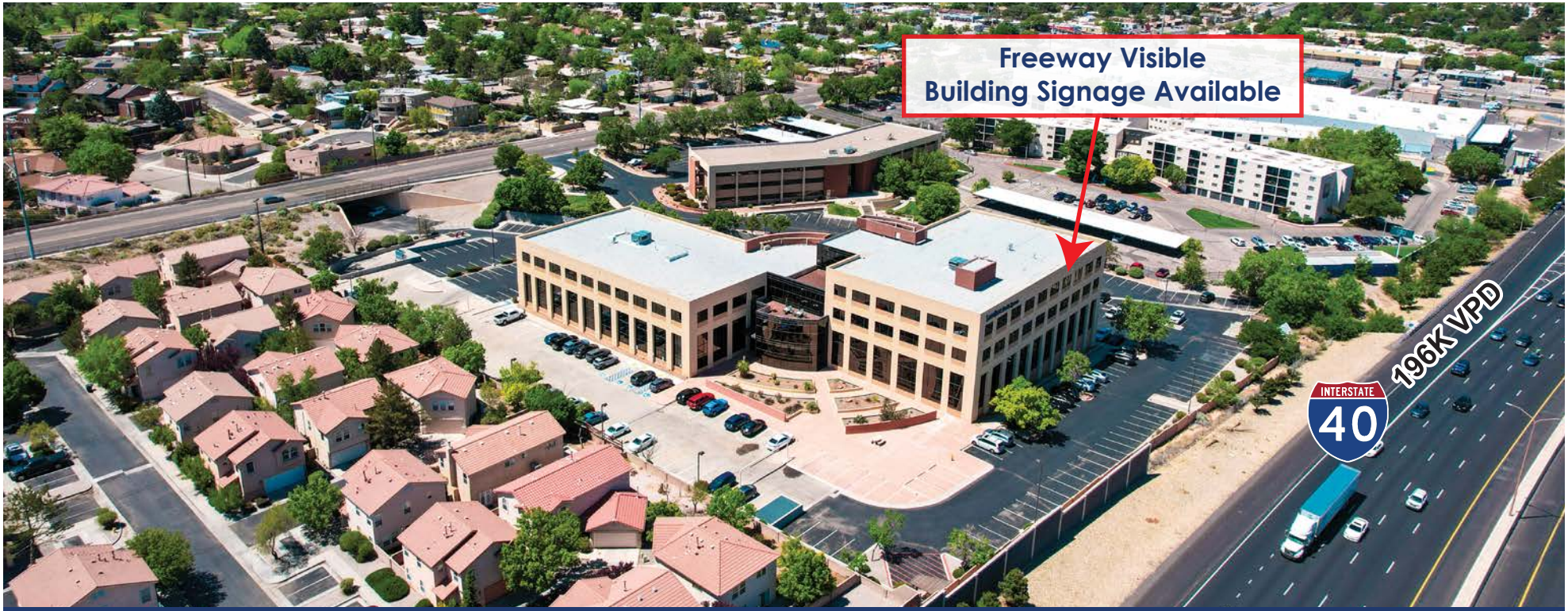
2,049 to 51,485 RSF Available

Rate: $23.50/RSF Full Service

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LEASE

1st Floor

Suite 110N - 14,949 RSF (divisible)
Suite 110S - 16,193 RSF (divisible)
Combined - 31,142 RSF

3rd Floor

Suite 300 - 20,343 RSF

4th Floor

Suite 405 - 2,049 RSF

FEATURES

- Class A office building
- Building signage available
- Panoramic views
- Abundant parking with space available in the on-site parking garage
- On-site security & secure storage
- Easy access to entire city with an abundance of restaurants within a 5 minute drive
- Adjacent to **NEW Whole Foods** shopping center

CONTACT

STACEY NENNINGER, CCIM
stacey@argusinvestmentrealty.com
505.855.7608

ALTURA PROFESSIONAL BUILDING

PROPERTY PHOTOS

FOR LEASE



Northwest View



Building signage available



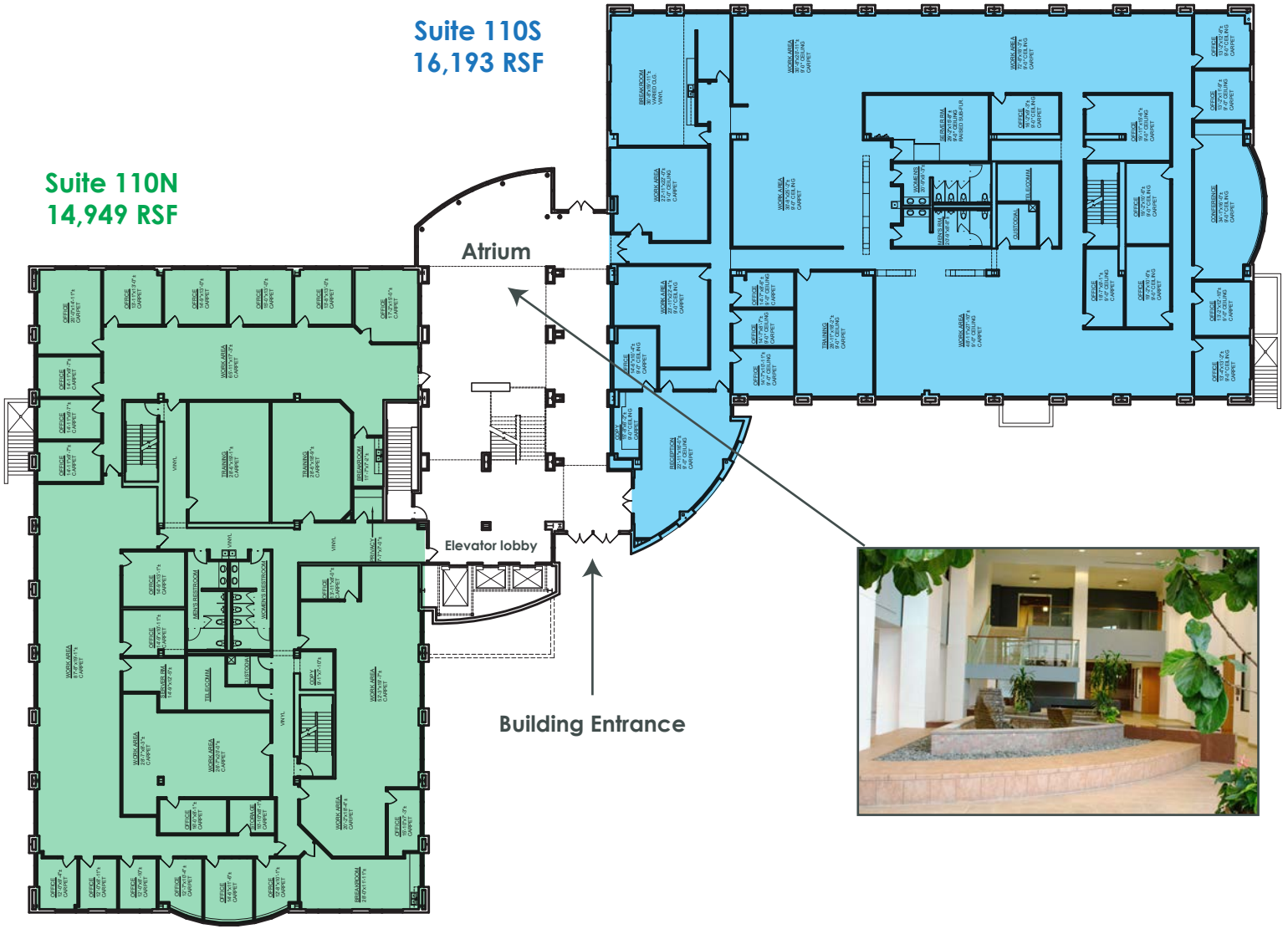
Atrium



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1ST FLOOR - 31,142 TOTAL RSF (DIVISIBLE)

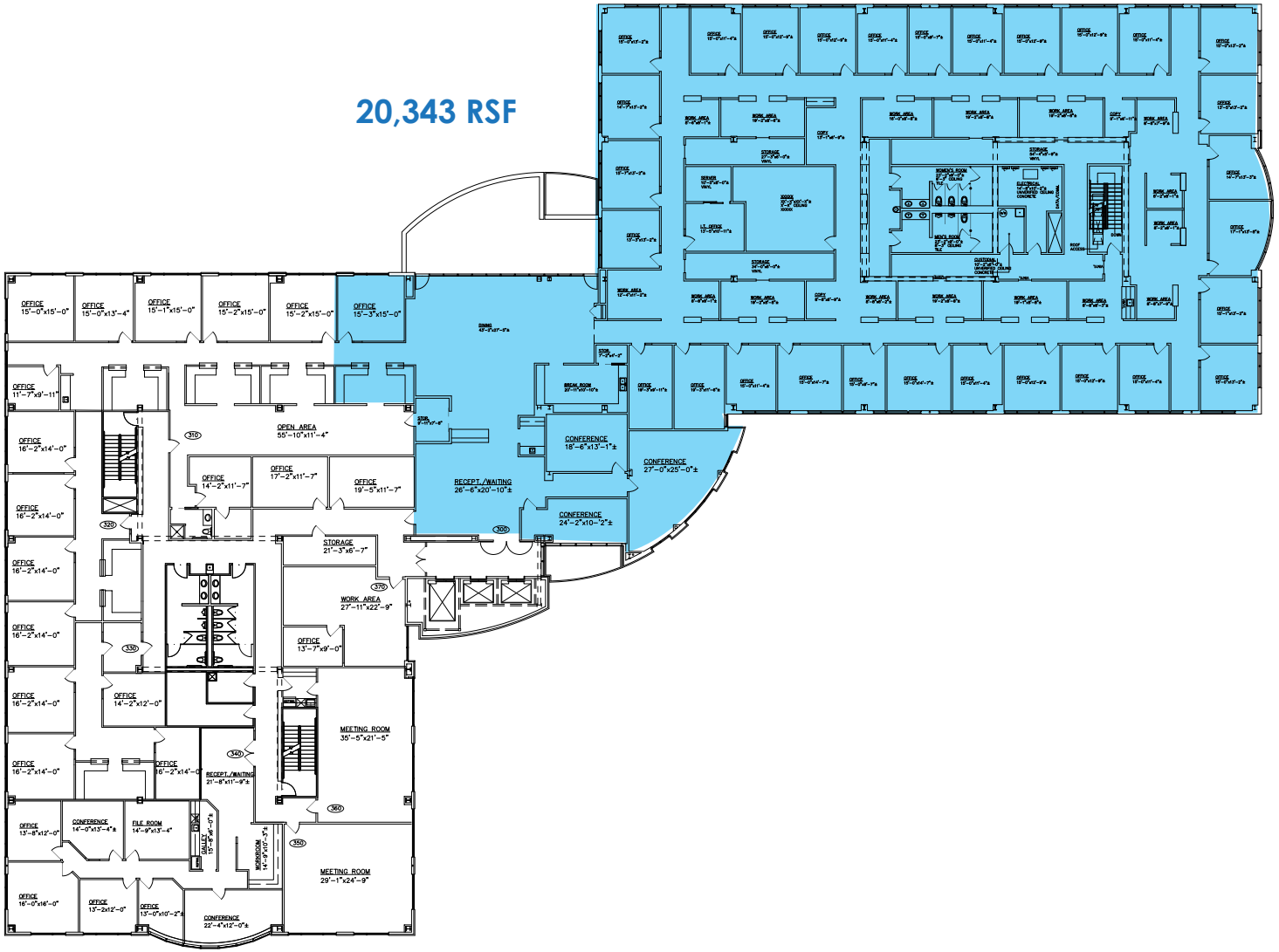
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SUITE 300 - 20,343 RSF

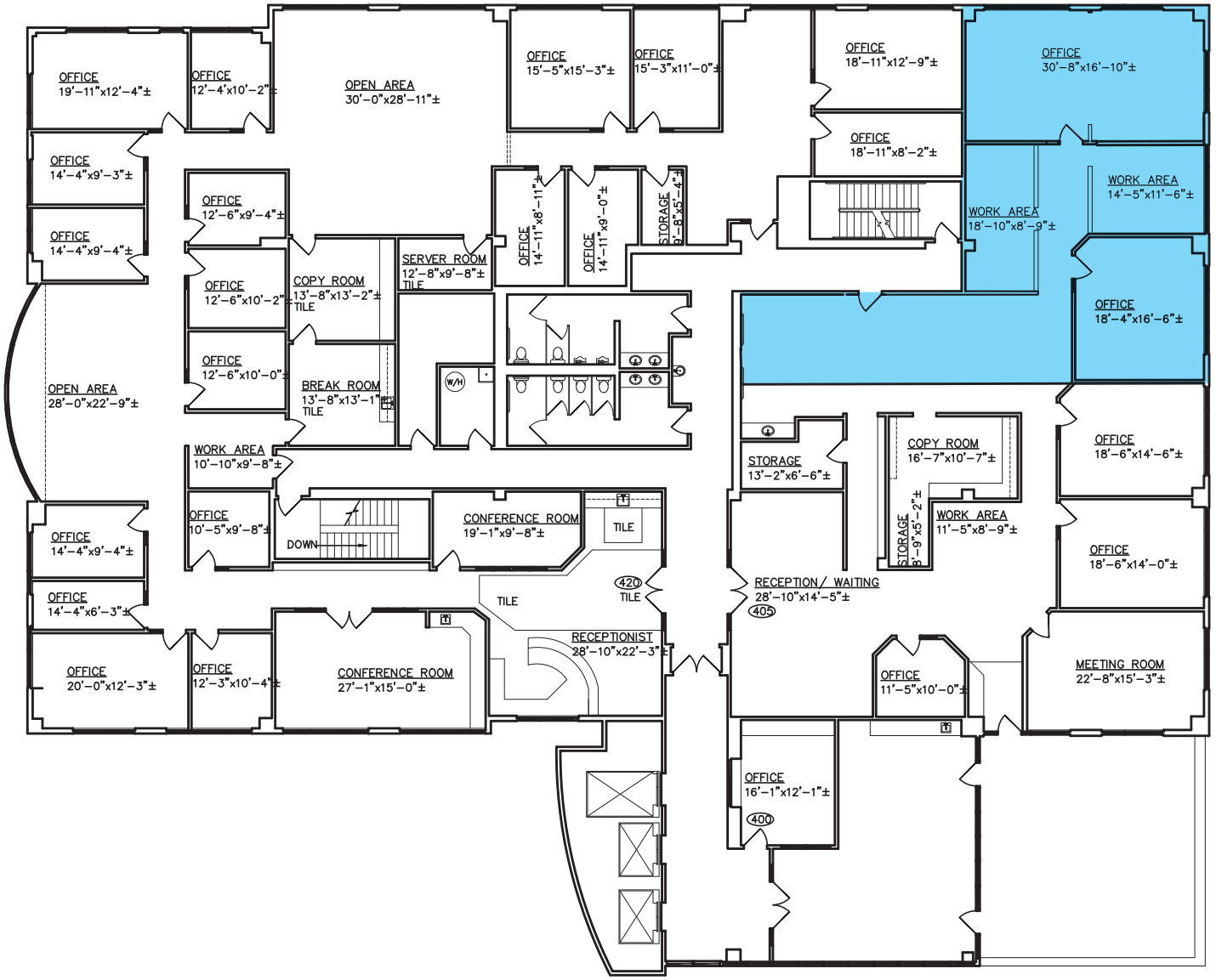
FOR LEASE



ALTURA PROFESSIONAL BUILDING

SUITE 405 - 2,049 RSF

FOR LEASE



2,049 RSF

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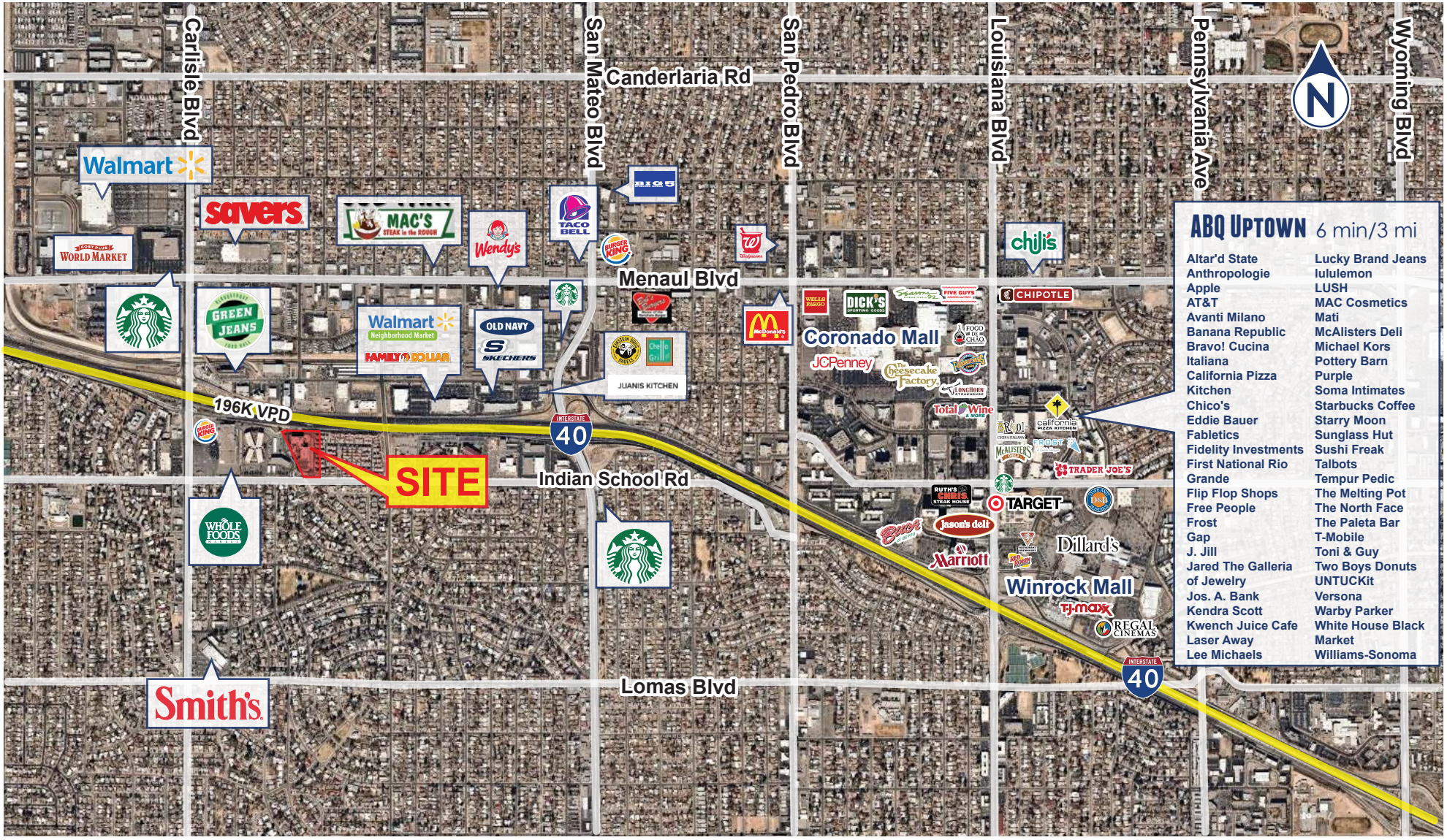
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FOR LEASE



ABQ UPTOWN 6 min/3 mi

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

ARGUS INVESTMENT REALTY

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

