

# New Retail/Restaurant Space Available Farmington, New Mexico



**4900 E. Main St  
Farmington, NM 87402**

## PROPERTY HIGHLIGHTS

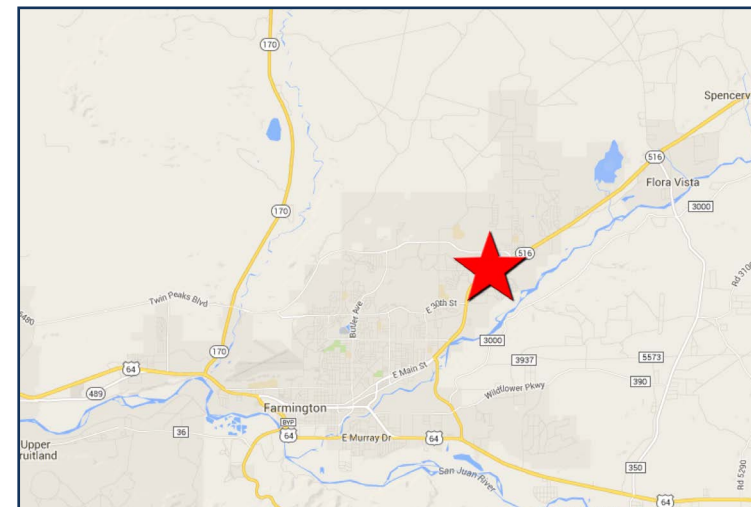
- 21,484 SF / 0.49 Acre Site
- Anchored by Target
- Across from Albertsons anchored shopping center
- Close proximity to Walmart Supercenter, Sam's Club and Animas Valley Mall
- Easy access and excellent visibility

## DEMOGRAPHICS

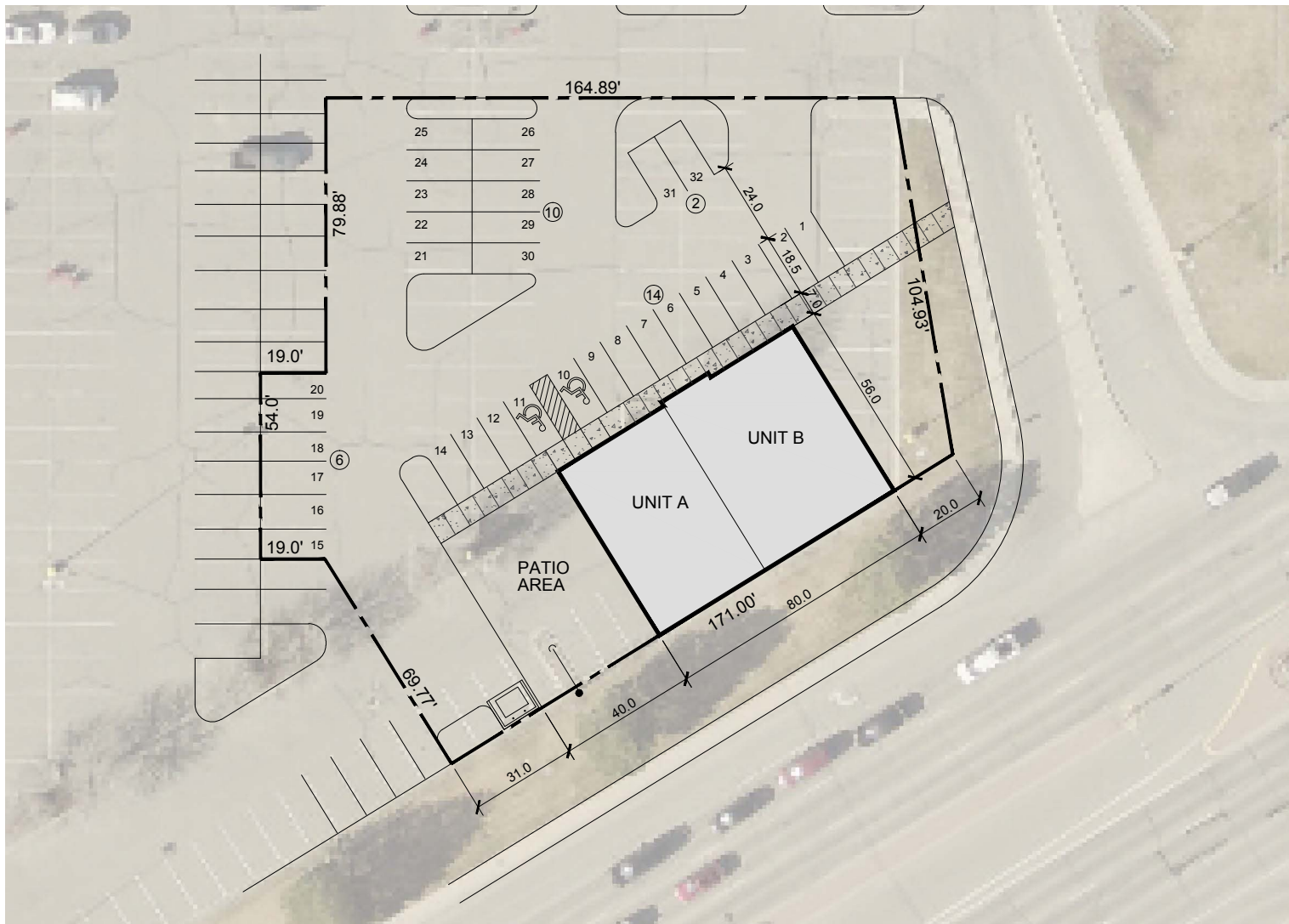
Radius	Total Population	Daytime Population	Average Household Income
1-mile	4,919	7,351	\$89,397
3-mile	23,372	29,106	\$76,520
5-mile	46,793	64,520	\$71,276

## TRAFFIC COUNTS

<b>Main St (E of Site)</b> 28,670 VPD ('11)	<b>Main St (W of Site)</b> 29,440 VPD ('11)
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## PRELIMINARY SITE PLAN



### PROJECT DATA

<b>BUILDING TOTAL:</b>	4,480 S.F.
<b>UNIT A:</b>	2,016 S.F.
<b>UNIT B:</b>	2,464 S.F.
<b>LOT SIZE:</b>	27,700 S.F. .64 ACRE
<b>PARKING REQUIRED:</b>	30
<b>PARKING PROVIDED:</b>	32, INCL. 2 H.C. ACCESSIBLE

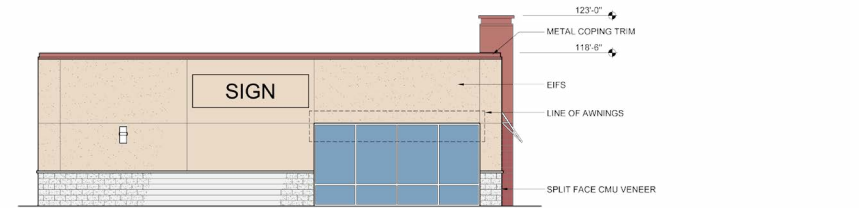
## PROPOSED SITE PLAN



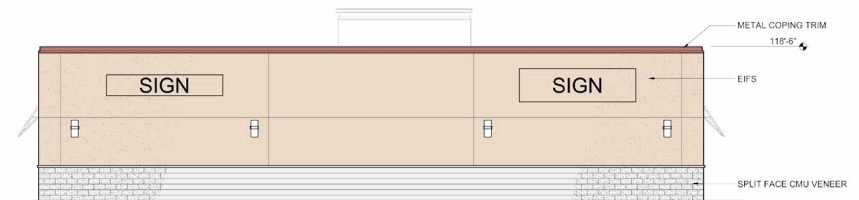
## PROPOSED ELEVATIONS



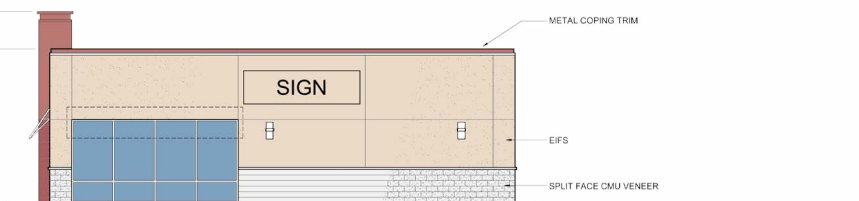
PROPOSED NORTH ELEVATION



PROPOSED EAST ELEVATION



PROPOSED SOUTH ELEVATION



PROPOSED WEST ELEVATION

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LOOKING NORTH-EAST



# New Retail/Restaurant Space Available Farmington, New Mexico

LOOKING WEST



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