

# Industrial Investment For Sale

3725 Hawkins St. NE, Albuquerque, NM 87109



## Highlights:

**Available:** 9,540 ± SF Total  
2,475 ± SF Office  
7,065 ± SF Shop  
1 ± Acre

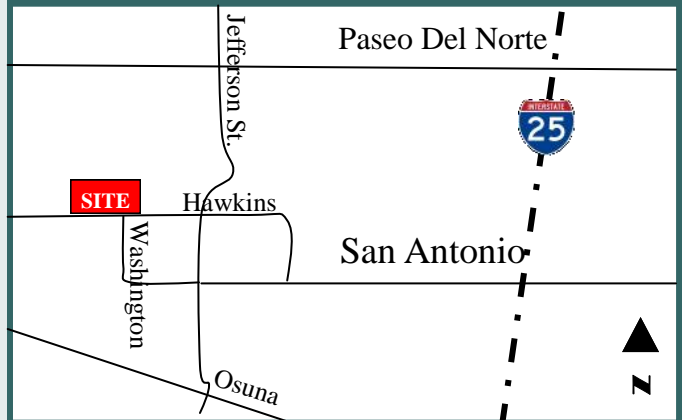
**List Price: \$790,000**

**Zoning:** M-1

### Features:

- 16' clear
- 2 ton bridge crane
- 2 OHD at grade

## Map:



## Contact:

**Tim Townes**

(505) 263.4340 Cell

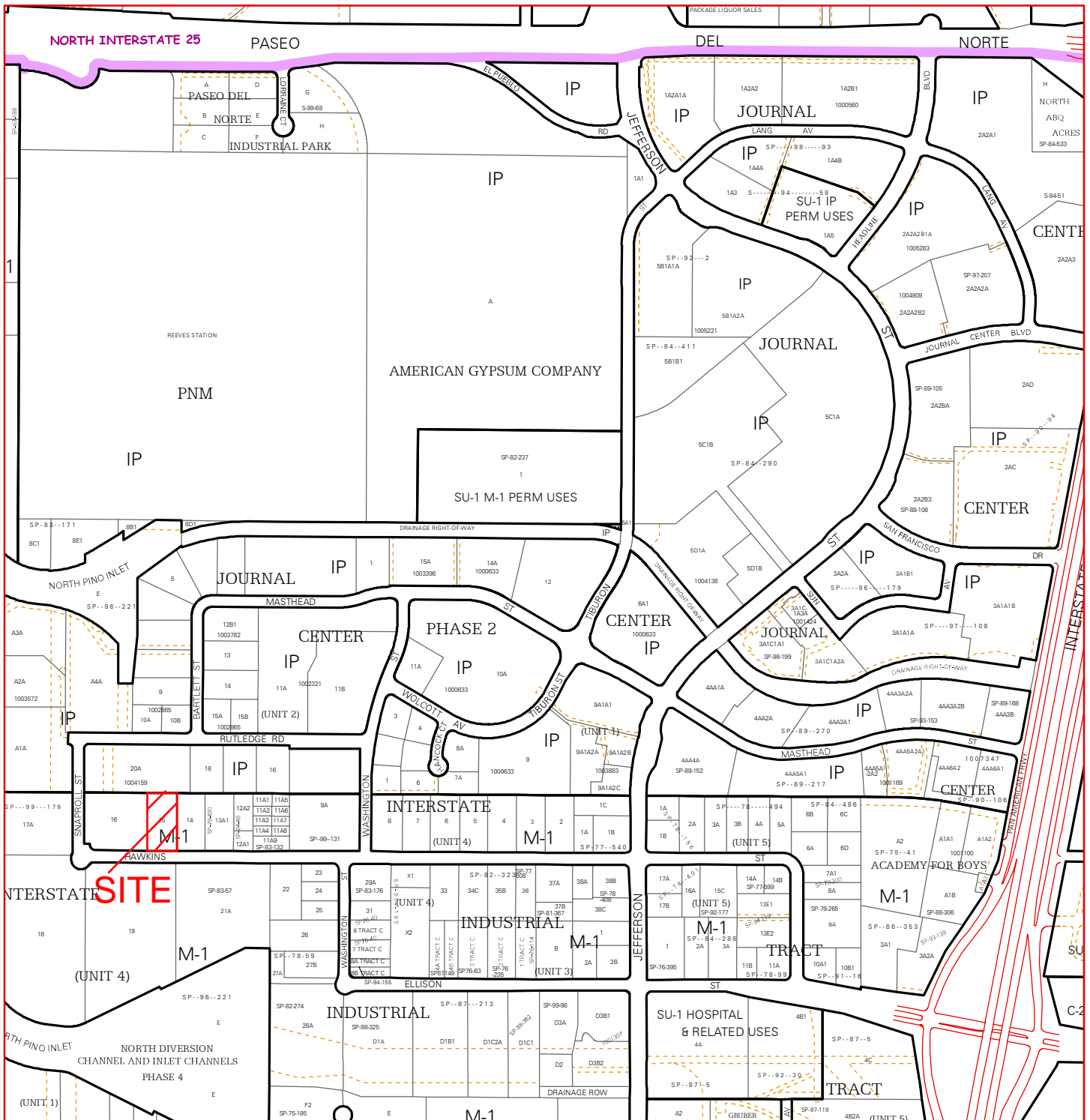
(505) 858.1444 Office

tim@mcrnm.com


**Metro Commercial**  
REALTY . INC .

8232 Louisiana Blvd. NE Suite C, Albuquerque, NM 87113  
(505) 858.1444 (505) 858.1448 fax www.mcrnm.com

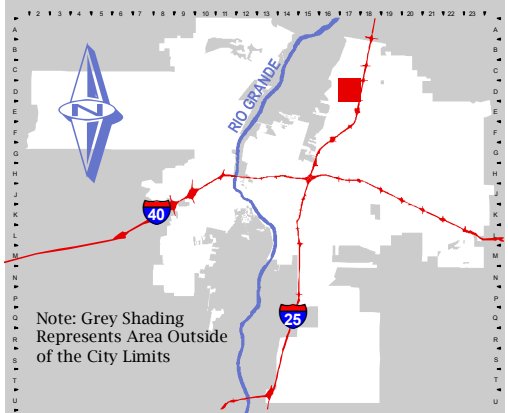
are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial, and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 3/10/2009

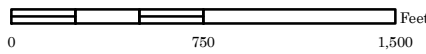


Note: Grey Shading Represents Area Outside of the City Limits

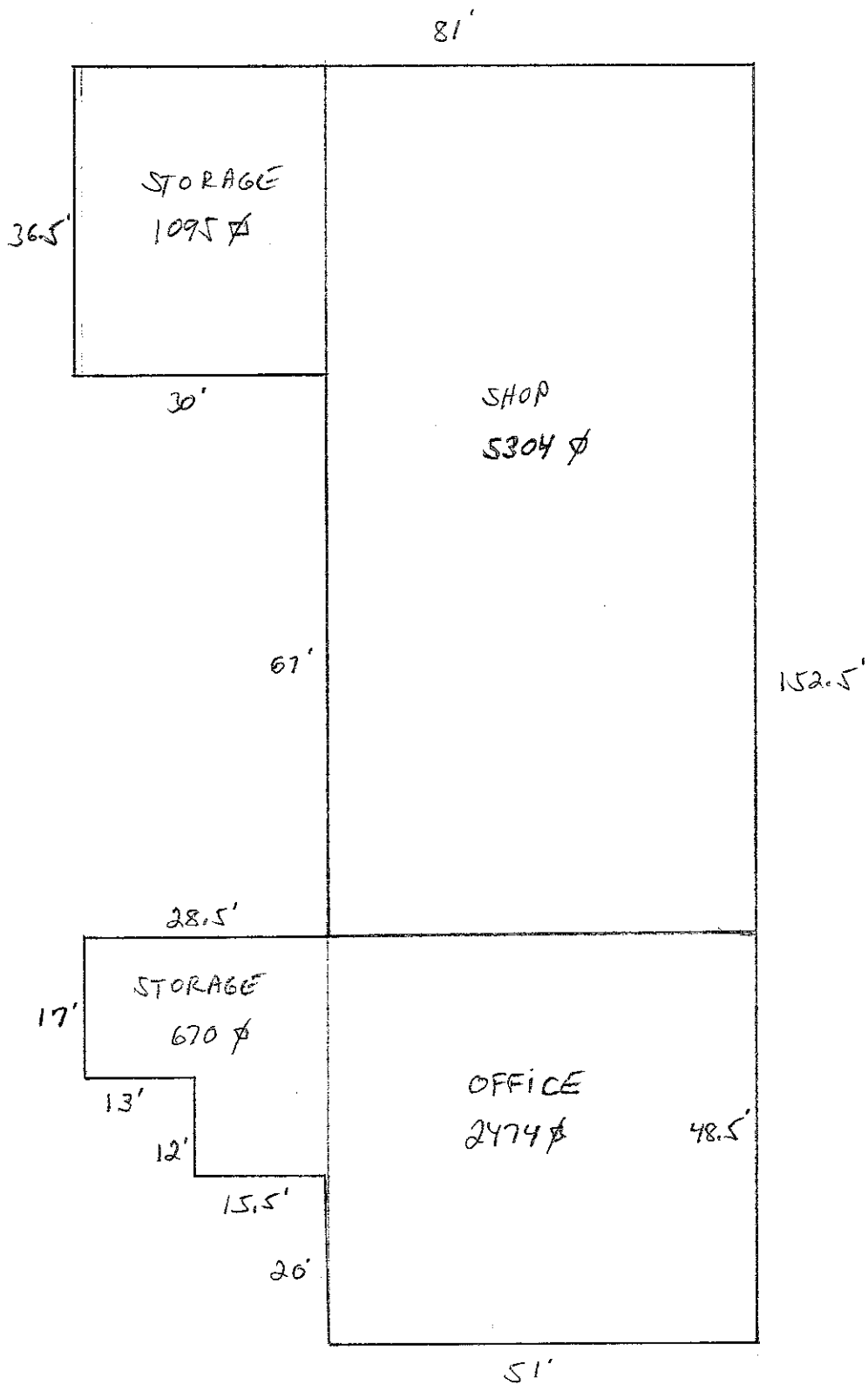
Zone Atlas Page:  
**D-17-Z**

Selected Symbols

- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone
- City Historic Zones
- Sector Plans
- Design Overlay Zones
- H-1 Buffer Zone
- Petroglyph Mon.







3725 HAWKINS NE  
 OFFICE: 2474 ♂  
 SHOP: 5304 ♂  
 TOTAL: 7778 ♂

STORAGE: 670 ♂  
 1095 ♂  
1765 ♂

COMBINED:  
 7778 ♂  
 1765 ♂  
9543 ♂

**Tax Bill**

2010

PROPERTY ADDRESS AND DESCRIPTION

3725 HAWKINS ST NE  
 \* 015 INTERSTATE INDUSTRIAL  
 TRACT UNIT # 4 CONT 1.0210 AC

PARCEL NUMBER 101706307312530102



**TREASURER**

BERNALILLO COUNTY  
 PO BOX 627  
 ALBUQUERQUE, N.M.  
 87103-0627  
 (505)468-7031

[www.bernco.gov/treasurer](http://www.bernco.gov/treasurer)  
 e-mail: [treas@bernco.gov](mailto:treas@bernco.gov)

AFC

1 017 063 073 125 30102  
 LEAPING POWDER LLC  
 302 LOMITA ST  
 SANTA FE NM 87505

**2010  
 TAX BILL**

A1A TAX DISTRICT

THIS TAX BILL IS THE  
ONLY NOTICE YOU WILL  
 RECEIVE FOR PAYMENT  
 OF BOTH INSTALLMENTS  
 OF YEAR 2010  
 PROPERTY TAX

PROPERTY	CODE	VALUE
ASSESSED VALUE LAND		283,000
ASSESSED VALUE IMPROVEMENTS		336,800
ASSESSED VALUE PERS PROP		0
TAXABLE VALUE LAND		94,324
TAXABLE VALUE IMPROVEMENTS		112,255
TAXABLE VALUE PERS PROP		0
TOTAL VALUATION		206,579
STATUTORY EXEMPTION		0
VETERAN EXEMPTION		0
<b>NET TAXABLE VALUE</b>		206,579

AGENCIES	TAX RATE	NET TAXABLE VALUE	AMOUNT DUE
STATE	1.530	206,579	316.07
COUNTY	11.319	206,579	2,338.27
ALBUQ	11.520	206,579	2,379.80
SCHOOL APS	11.161	206,579	2,305.63
CNM	3.550	206,579	733.36
UNMH	6.400	206,579	1,322.11
AMAFCA	1.152	206,579	237.98
<b>TOTAL RATE</b>	<b>46.632</b>	<b>2010 TAX &gt;&gt;</b>	<b>9,633.22</b>

**1st half payment becomes delinquent after Dec 10, 2010**  
**2nd half payment becomes delinquent after May 10, 2011**  
**Postmark by these dates for each half is on time...**

**[CLICK HERE TO SEE TAX & PAYMENT HISTORY](#)**

OTHER TAX DUE:

YEAR	TAX	INTEREST	PENALTY	FEES	AMOUNT DUE
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PRIOR YEAR TAXES MUST BE PAID BEFORE ACCEPTING CURRENT YEAR PAYMENTS

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