

Property Details

CONTROL:	Exclusive	VALUE: \$998,000
		LOAN: \$0
		EQUITY: \$998,000
TITLE:	Tewa Lodge	
TYPE:	Hotel/Motel	
HAVE:	30 Room Route 66 motel on Central Ave in Albuquerque.	
WEBSITE URL:	https://www.crex.com/properties/1889112/new-mexico-tewa-lodge	
ADDRESS:	5715 Central Ave NE, Albuquerque, New Mexico	
BENEFITS TO NEW OWNER:	Can be converted to multi-family.	
GROSS SCHEDULED INCOME:	\$300,000 Actual	
VACANCY LOSS:	\$0	
GROSS EFFECTIVE INCOME:	\$0	
EXPENSES:	\$102,794	
NOI:	\$197,206	
DEBT SERVICE:	\$0	
CASH FLOW:	\$197,206	
CAP RATE:	19.76%	
BENEFITS SOUGHT:	Need buyer to take over management.	
MOTIVATION:	Owner is 82 and caring for his ailing wife.	
REMARKS:	Historic 30 door motel has easy access to electrical and plumbing for repairs.	
OWNER:	1213 Inc.	
COUNSELOR:	Coralee Quintana One Sun Plaza Suite 650 Albuquerque, , 87109	Phone: 5056391266 Email: coralee.quintana@exprealty.com