Property Details

CONTROL:	Exclusive	VALUE: LOAN: EQUITY:	$300,000 $0 $300,000

TITLE:	Flexible Commercial Property on Socorro’s Main Street
TYPE:	Retail/Commercial
HAVE:	This 2,424 SF single-story building offers a flexible layout with six offices, a kitchen. Property includes front and rear parking plus a charming courtyard, making it ideal for office, retail, or professional service use along Socorro’s main corridor.
ADDRESS:	300 California St., Socorro, New Mexico
BENEFITS TO NEW OWNER:	Versatile 2,424 SF building on .27 acres with front and rear parking, a private courtyard, and excellent visibility—perfect for office, retail, or professional use in Socorro’s main commercial corridor.

GROSS SCHEDULED INCOME:	$33,936 Projected
VACANCY LOSS:	$1,697
GROSS EFFECTIVE INCOME:	$0
EXPENSES:	$2,492
NOI:	$29,747
DEBT SERVICE:	$17,964
CASH FLOW:	$11,783
CAP RATE:	9.92%



BENEFITS SOUGHT:	Cash in on some of the real estate portfolio.
CAN ADD:	202 California St. Socorro, NM & 216-218 California St. Socorro, NM
REMARKS:	This property is Co-listed with Kathleen Griego Cell: 505-573-4347 email: kathleengriego@yahoo.com

OWNER:

COUNSELOR:	Angelo Mora 9998 Montgomery Blvd. NE Suite B Albuquerque, New Mexico, 87111	Phone: 5059032040 Cell: 5059032040 Email: angelo@keywayproperties.net