

Property Details

CONTROL: Exclusive VALUE: \$250,000
LOAN: \$0
EQUITY: \$250,000

TITLE: High-Visibility Retail Site on Socorro main corridor— .793 Acres
TYPE: Retail/Commercial

HAVE: Discover a prime commercial opportunity at 202 California Street in the heart of Socorro's main retail corridor. This .793-acre parcel with a 2,386 SF building offers exceptional visibility, easy access, and ample parking (5/1,000).

ADDRESS: 202 California St., Socorro, New Mexico

BENEFITS TO NEW OWNER: This property features a stable income stream with one long-term tenant and a newer tenant who has invested thousands in recent tenant improvements, reflecting strong commitment and long-term occupancy potential.

GROSS SCHEDULED INCOME: \$28,800 Actual
VACANCY LOSS: \$1,440
GROSS EFFECTIVE INCOME: \$0
EXPENSES: \$8,396
NOI: \$18,964
DEBT SERVICE: \$14,964
CASH FLOW: \$4,000
CAP RATE: 7.59%



BENEFITS SOUGHT: Looking to cash out some of investment portfolio.

CAN ADD: 216-218 California St. Socorro, NM & 300 California St. Socorro, NM

REMARKS: This property is Co-listed with Kathleen Griego Cell: 505-573-4347 email: kathleengriego@yahoo.com

OWNER:

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