

Saint Michael's Village West

Saint Michaels Dr & Llano St, Santa Fe, NM 87505



Lease Info

Rate: \$11/sf to \$16/sf NNN
±1,291 SF to ±12,125 SF



THOMAS PROPERTIES

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505-984-1188 office

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Property Highlights

St. Michaels Village West Shopping Center is anchored by Harbor Freight Tools and is located at the signaled intersection of Saint Michael's Drive and Llano Street which is the geographical center of the city. SMVW offers excellent visibility and accessibility on the third highest traffic count street in the city of Santa Fe. Saint Michael's Drive enjoys an average traffic count of 38,800 cars per day and Llano Street enjoys over 9,600 cars per day.

- Strong parking ratios
- Full access
- Signalized Intersection
- Competitive rates
- Located in the heart of Santa Fe
- Pulls consumers from all areas of the city
- Dense rooftop population in immediate area
- Strong mix of long-term local and national tenants.
- Included in the new St. Michael's overlay program approved by the city of Santa Fe
- All spaces offer monument and façade signage

Saint Michael's Village West is directly adjacent to the Santa Fe University of Art and Design which is a part of the international network of Laureate Universities. In addition to the university, Saint Michael's Drive is part of the City of Santa Fe's great streets initiative which will further advance the desirability of the entire area with future residential and commercial development.



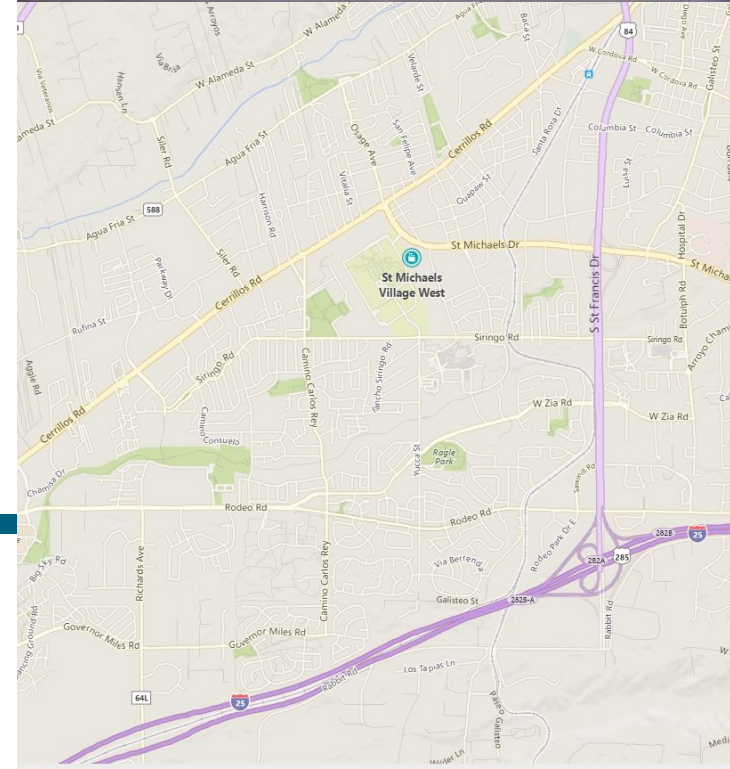
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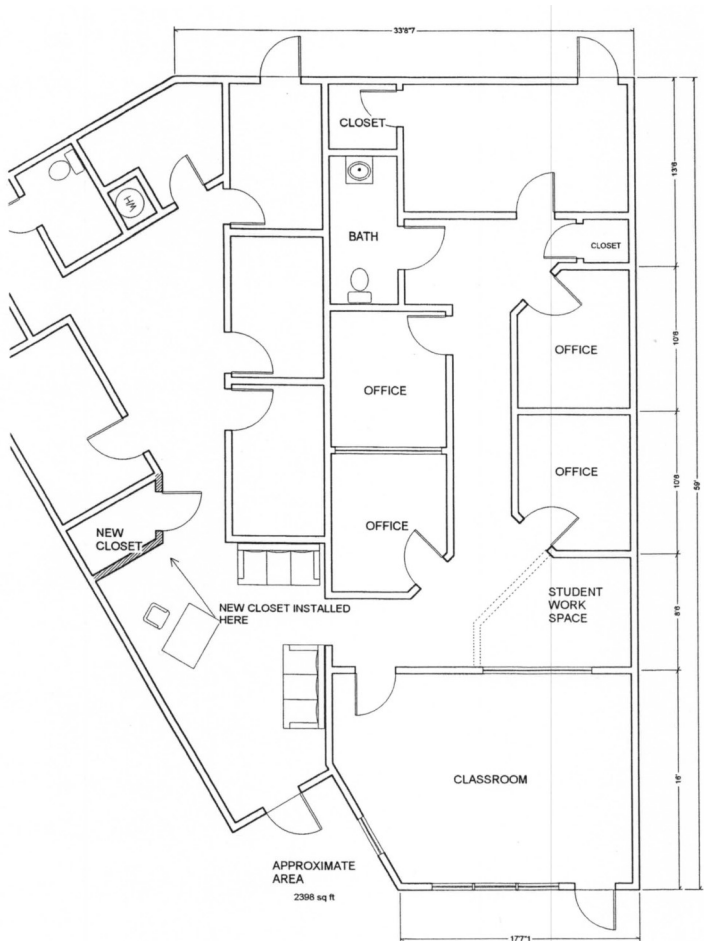
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1628 St. Michael's Dr. (±2,766 SF)

This 2,766 sq ft space has offices as well as open space that would work exceptionally well for alternative health/massage therapy providers or office use. Monthly rent is \$3225.00 plus NNN.

Ten soundproofed treatment rooms, reception with skylight, and large storefront area for retail, teaching or other creative use.

- \$14/sf + NNN
- 10 soundproofed treatment rooms
- Walls can be removed and space opened up
- Ideal setting for medical/healthcare, professional office, teaching, financial services, insurance and/or retail.
- Reception area with skylight
- Large storefront for retail
- Restrooms and storage areas in place



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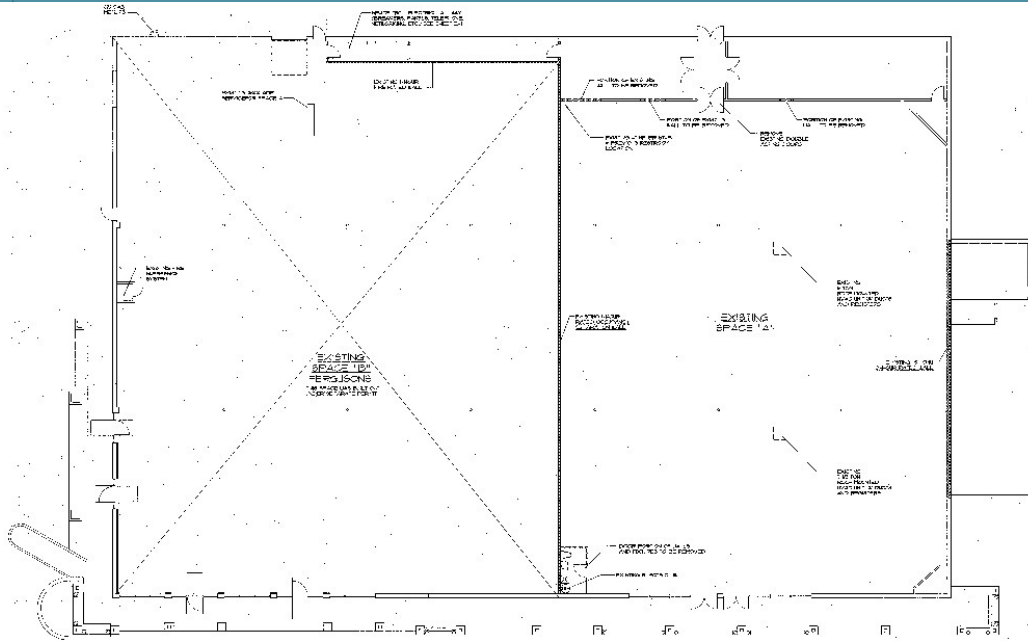
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1660 St. Michael's Dr.
(±12,125 SF)

This 12,125sf co-anchor space is, has 3-phase electric, a fire sprinkler system in place, new bathrooms and HVAC. This space has been through the entire City process and is ready to be tenanted.

- \$11/sf + NNN
- 3 phase electric power
- Fire sprinkler system in place
- New bathrooms (5 women's and 5 men's stalls)
- Open floor plan
- HVAC in place



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1704-A St. Michael's Dr. (±1,291 SF)

This is a 1,291 sq ft end cap retail space that has Llano Dr. street frontage and excellent visibility with easy access. The monthly rate is \$1,720/month plus NNN.

- \$16/sf + NNN
- Excellent retail location on end cap of outparcel building
- Closest space to hard corner and signalized intersection
- Great visibility
- Easy access
- Floor to ceiling windows
- Lots of natural lighting
- Open floor plan



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