

For Lease NorthPointe

5700 Harper Drive NE, Albuquerque, NM 87109



Details

Lease Rate \$17.00/SF Full service

Available Space	1,079 to 13,850 SF
- Suite 210	5,238+/- SF
- Suite 220	3,708+/- SF
- Suite 250	1,836+/- SF
- Suite 300	1,856+/- SF
- Suite 320	11,781+/- SF
- Suite 330	2,069+/- SF
- Suite 350	4,960+/- SF
- Suite 400	9,362+/- SF
- Suite 405	3,688+/- SF
- Suite 410	2,927+/- SF
- Suite 430	1,539+/- SF
- Suite 470	1,653+/- SF
- Suite 490	1,637+/- SF

Parking Spaces
3.32/1,000

To learn more, please contact:

Grubb & Ellis | New Mexico
2424 Louisiana Blvd. NE, Suite 300
Albuquerque, NM 87110
505.883.7676

www.genewmexico.com

Independently Owned and Operated



Highlights

- Convenient North I-25 location, visibility and access
- Ideal for medical and professional office users
- Adjacent to Northside Presbyterian
- 259 total parking spaces
- Close proximity to a variety of shopping and services
 - Banks
 - Gas Stations
 - Starbucks
 - San Mateo's
 - Restaurant Row
- Two million dollars in recent capital expenditures, including
 - Million dollar upgrade to HVAC and exterior finishes
 - Remodel of floor lobbies and common areas
- High speed Internet access available for tenant internet needs
- **5% commission to co-brokers through June 30, 2012, 100% payable in 24 hours**

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Amenities – NorthPointe

The four story Building is 77,859 RSF with a total of 259 parking spaces of which 45 are covered and 21 are semi-covered. The building has recently undergone significant renovations, to include:

- New lobby design and improvements, landscaping, plants & furniture, extensive renovation to common areas, including new finishes and fire suppression/emergency management systems
- Brand new roof in 2008, complete parking lot seal coat and stripping
- Signage upgrades and new exterior building caulking and painting
- Walking distance to services, shopping, dining, entertainment
- NorthPointe also provides convenient access to all parts of town with close proximity to Interstate 25, Interstate 40 and Paseo Del Norte. NorthPointe is directly across the street from Northside Presbyterian Hospital and adjacent to a variety of shopping and services. Banks, Service Stations, Starbucks and San Mateo's Restaurant Row are all conveniently located outside NorthPointe's doors.
- Comcast Business Services available individually or bundled for Business Class Digital Voice telephone, Business Class Internet with 16 Mbps download and 2 Mbps upload, Microsoft® Suite, anti-virus protections, Firewall, and Business Class TV.

Security

The Building offers an electronic controlled access system. Main door electronically open each weekday per the building hours. Tenants access the Building after hours via an electronic keypad. Parking areas, including covered canopies are well lit. Life safety requirements are provided by back-up batteries.

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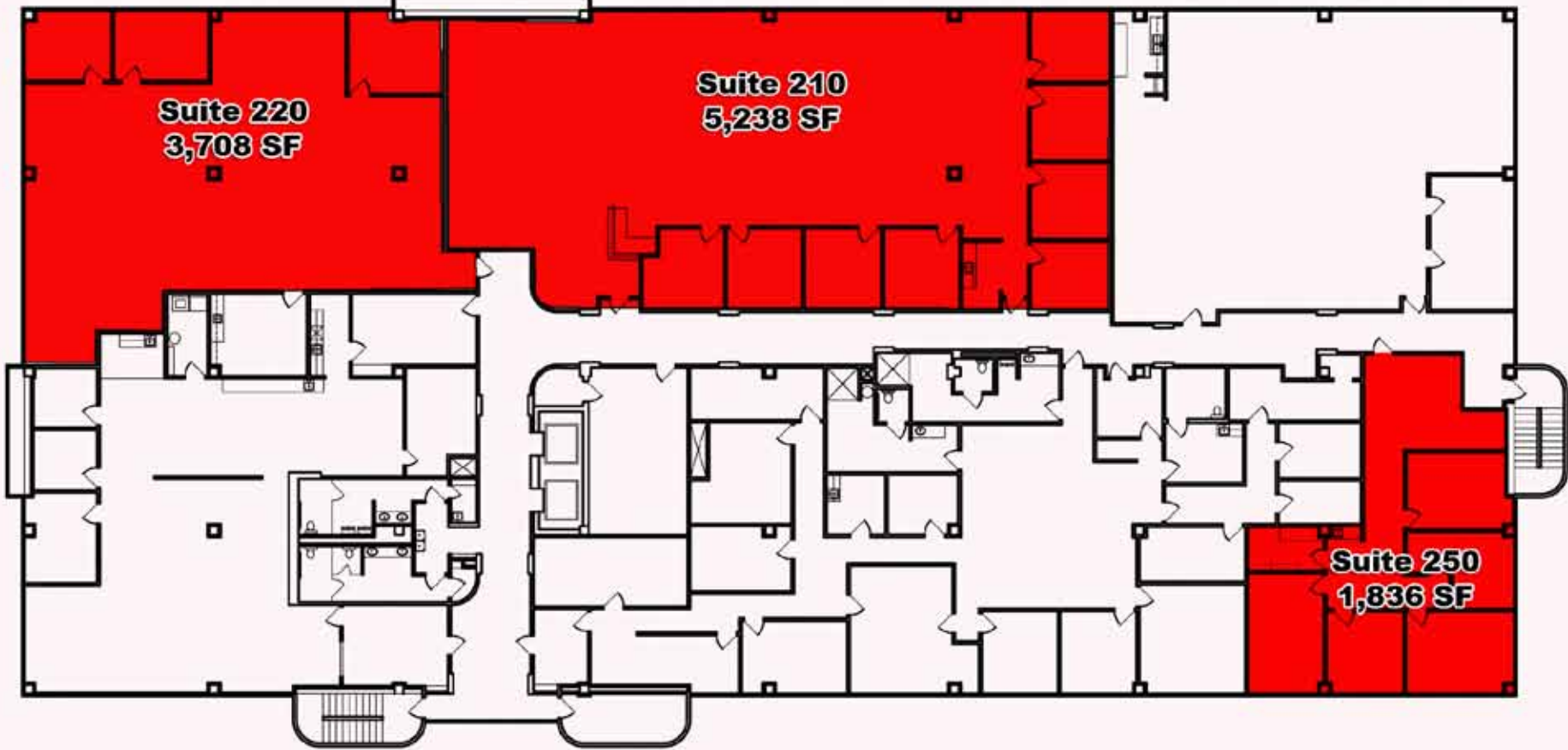
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SECOND FLOOR FLOORPLAN



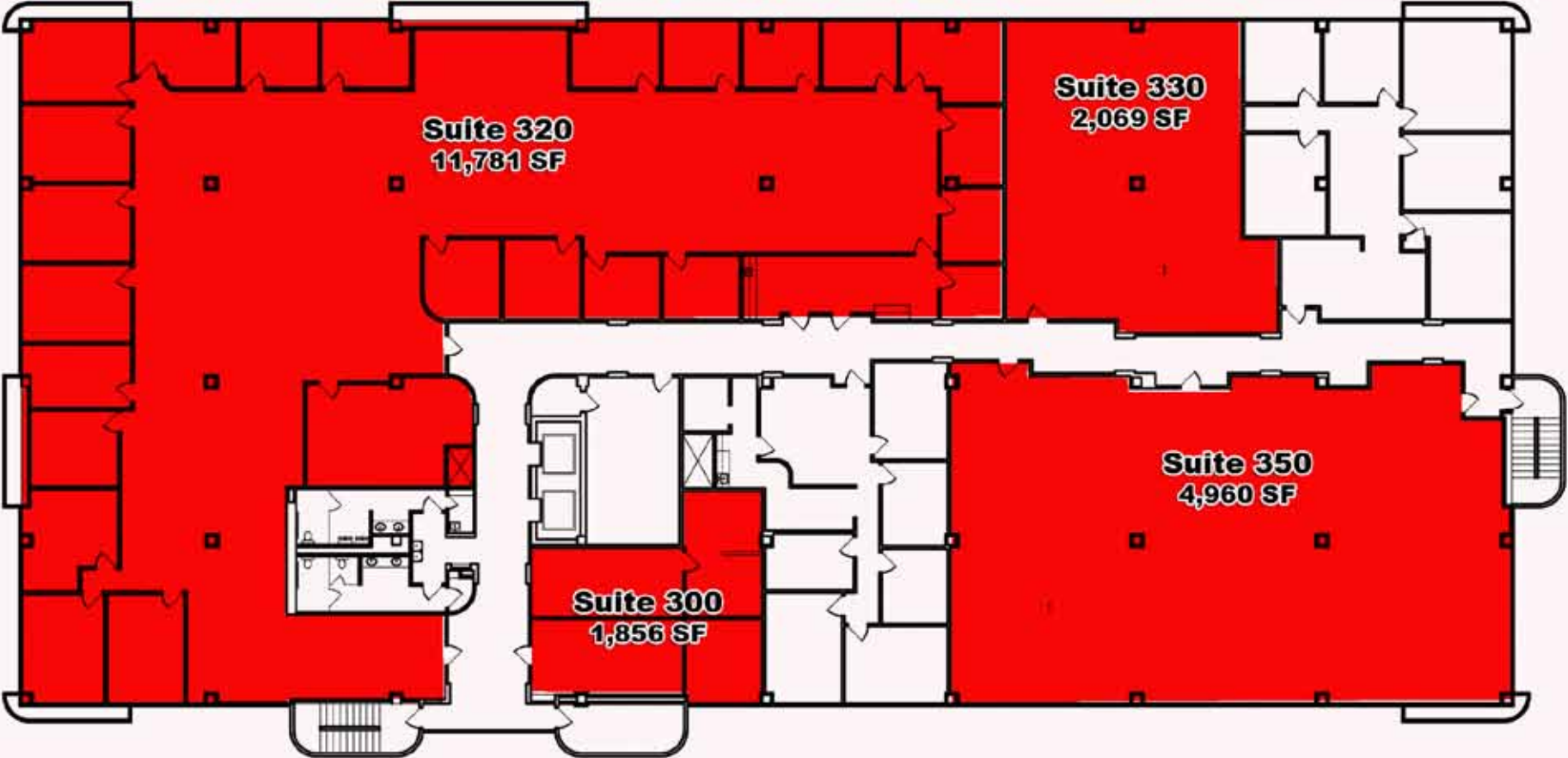
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THIRD FLOOR FLOORPLAN



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FOURTH FLOOR FLOORPLAN

