

## Wells Fargo Building

500 to 22,000 Square Feet Available. Includes utilities



**Prime location in Downtown Belen, NM. (Valencia County) Plenty of windows, Break room, meeting room, outside balcony and plenty of parking.**

- 22,000 square feet (second, third and fourth floors in this building.)
- (Wells Fargo Bank occupies the first floor.)
- Board & break rooms are also available for use with this space.
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- Three year minimum lease; 5 years preferred.
- Does not include utilities or janitorial.
- 190 Parking Spaces.

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- **Lease rate:** \$10 - \$12 per square foot.
  - **Utilities:** Electric and gas service provided by Public Service Company. Water and sewer service provided by the City of Belen.

Mary Lou Chavez  
Belen Economic Development Corporation  
100 S. Main Street  
Belen, New Mexico 87002

- **Exterior walls:** Metal studs with concrete wall finish panels.
- **Ceiling:** Suspended T-bar with acoustical tiles.
- **Ceiling height:** 8'9".
- **Heating & Cooling:** Central forced air systems powered by heat pumps and evaporative units.
- **Second Floor:** 11,760 square feet.
- **Third Floor:** 11,760 square feet.
- **Fourth Floor:** 9,400 square feet.
- **Deck Area:** 2,360 square feet
- **Transportation Access:** Interstate 25 is within two miles. Albuquerque International Sunport is 30 miles. Belen Alexander Airport (City of Belen) is five miles.

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