

SANTA FE CAR CENTER

CAR WASH, DETAIL SHOP, OFFICE, APARTMENT



2217 Cerrillos Rd

Santa Fe, NM 87508

LEASE RATE

\$890,000

Terms available

BUILDING

Six Self-Serve Bays

(2) drive-through washes

(2) 1-bedroom apts.

FEATURES

- Carpet Cleaners
 - Multi Vent Machine
 - 10 Towel Vent Machines
 - 10 Credit Card swipe machines
 - A 5,000 gallon water reclaim system
 - 32 Chanel DVR System, 26 with Cameras
 - Private water well/30,000 gallons per month
 - Large lighted sign out front on Cerrillos Road
 - Shop with tools, equipment, water and electric
- (Income and Expense numbers available upon request)

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Aerial & Map



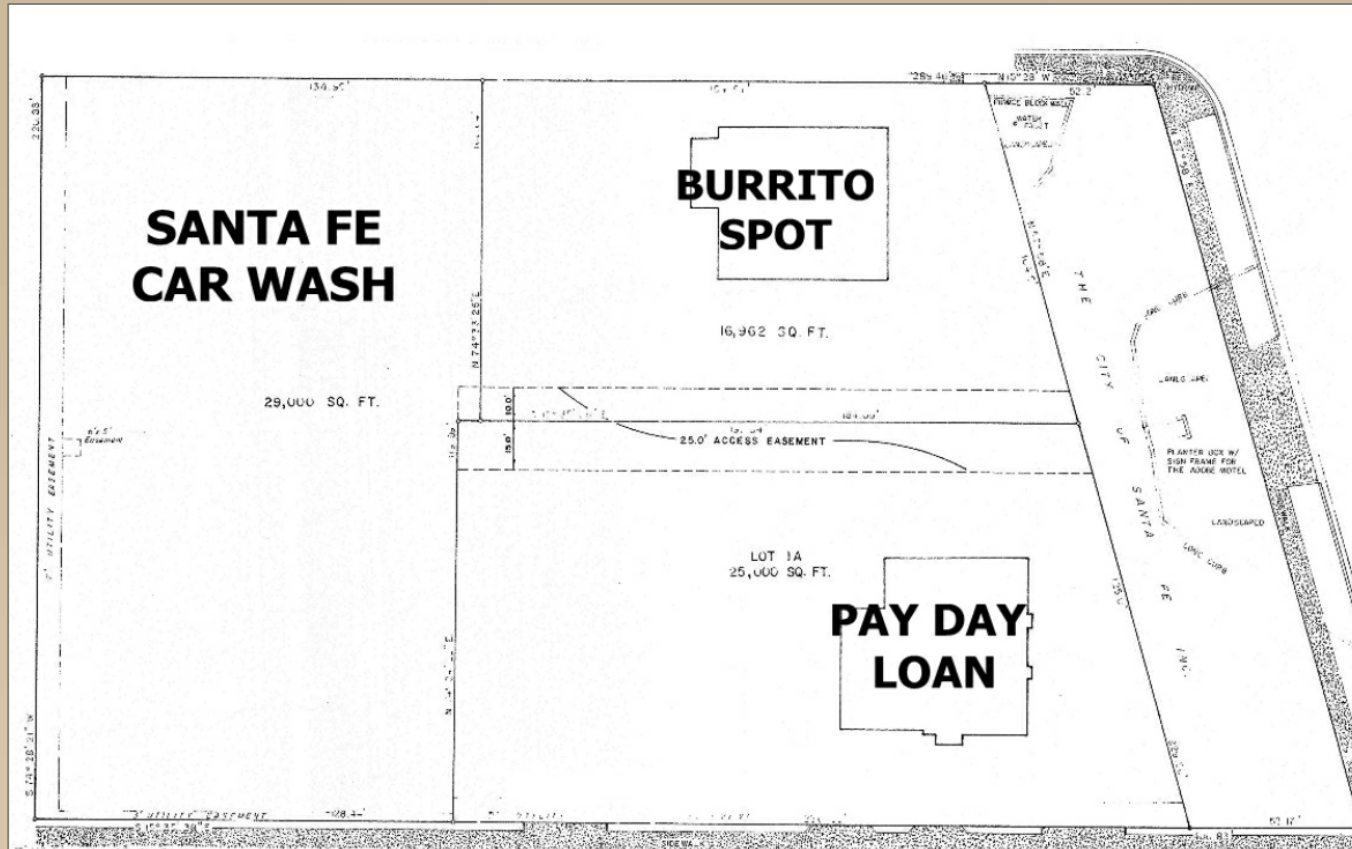
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Car Wash



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Car Detailing



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Apartment



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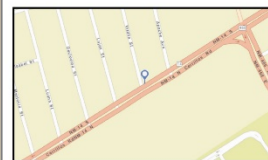
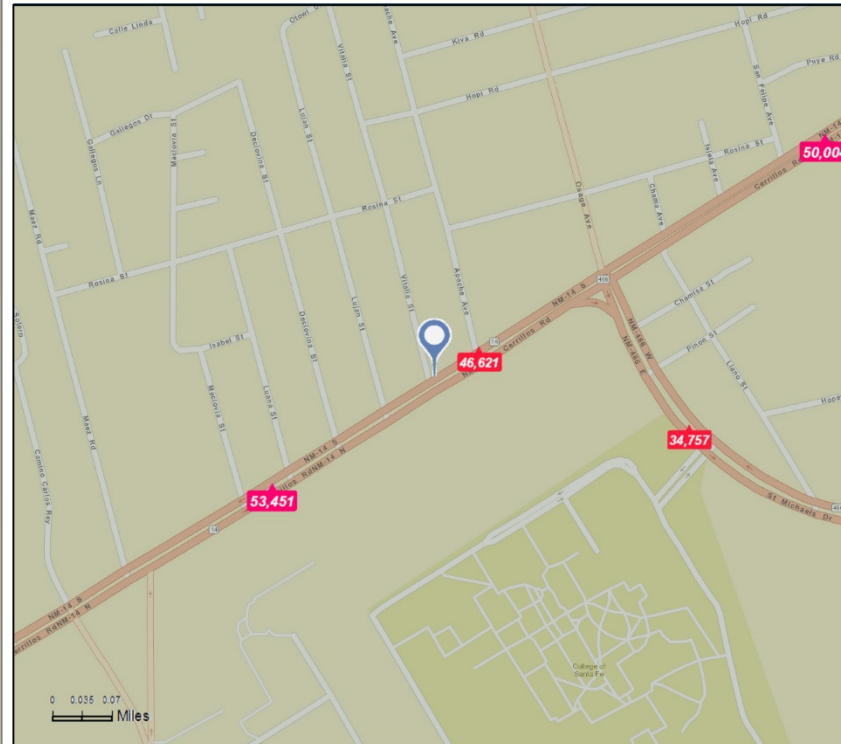
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Traffic Count Map - Close Up

Santa Fe Car Wash 2
2217 Cerrillos Rd, Santa Fe, New Mexico, 87505
Rings: 1, 2, 3 mile radii

Prepared by Esri
Latitude: 35.66128
Longitude: -105.98010



Average Daily Traffic Volume
 ▲ Up to 6,000 vehicles per day
 ▲ 6,001 - 15,000
 ▲ 15,001 - 30,000
 ▲ 30,001 - 50,000
 ▲ 50,001 - 100,000
 ▲ More than 100,000 per day



Source: ©2016 Kalibrate Technologies

August 22, 2016

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Executive Summary

Santa Fe Car Wash 2
2217 Cerrillos Rd, Santa Fe, New Mexico, 87505
Rings: 1, 2, 3 mile radii

Prepared by Esri
Latitude: 35.66128
Longitude: -105.98010

Population

	1 mile	2 miles	3 miles
2000 Population	11,132	33,015	52,419
2010 Population	10,462	33,043	53,918
2016 Population	10,223	33,959	56,283
2021 Population	10,148	34,668	57,961
2000-2010 Annual Rate	-0.62%	0.01%	0.28%
2010-2016 Annual Rate	-0.37%	0.44%	0.69%
2016-2021 Annual Rate	-0.15%	0.41%	0.59%
2016 Male Population	48.7%	47.7%	47.7%
2016 Female Population	51.3%	52.3%	52.3%
2016 Median Age	40.8	45.0	45.2

In the identified area, the current year population is 56,283. In 2010, the Census count in the area was 53,918. The rate of change since 2010 was 0.69% annually. The five-year projection for the population in the area is 57,961 representing a change of 0.59% annually from 2016 to 2021. Currently, the population is 47.7% male and 52.3% female.

Median Age

The median age in this area is 40.8, compared to U.S. median age of 38.0.

Race and Ethnicity

2016 White Alone	73.0%	75.2%	76.4%
2016 Black Alone	1.2%	1.3%	1.2%
2016 American Indian/Alaska Native Alone	2.7%	2.6%	2.3%
2016 Asian Alone	1.1%	1.3%	1.4%
2016 Pacific Islander Alone	0.1%	0.1%	0.1%
2016 Other Race	17.9%	15.3%	14.4%
2016 Two or More Races	4.0%	4.2%	4.1%
2016 Hispanic Origin (Any Race)	62.8%	56.7%	53.5%

Persons of Hispanic origin represent 53.5% of the population in the identified area compared to 17.9% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 70.6 in the identified area, compared to 63.5 for the U.S. as a whole.

Households

2000 Households	4,197	13,754	22,713
2010 Households	4,417	15,246	25,350
2016 Total Households	4,356	15,824	26,636
2021 Total Households	4,342	16,230	27,534
2000-2010 Annual Rate	0.51%	1.04%	1.10%
2010-2016 Annual Rate	-0.22%	0.60%	0.79%
2016-2021 Annual Rate	-0.06%	0.51%	0.67%
2016 Average Household Size	2.29	2.11	2.08

The household count in this area has changed from 25,350 in 2010 to 26,636 in the current year, a change of 0.79% annually. The five-year projection of households is 27,534, a change of 0.67% annually from the current year total. Average household size is currently 2.08, compared to 2.09 in the year 2010. The number of families in the current year is 13,016 in the specified area.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021. Esri converted Census 2000 data into 2010 geography.

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Median Household Income

	1 mile	2 miles	3 miles
2016 Median Household Income	\$39,440	\$42,711	\$45,127
2021 Median Household Income	\$42,177	\$46,177	\$49,357
2016-2021 Annual Rate	1.35%	1.57%	1.81%

Average Household Income

2016 Average Household Income	\$51,630	\$58,888	\$65,335
2021 Average Household Income	\$55,545	\$63,028	\$70,126
2016-2021 Annual Rate	1.47%	1.37%	1.43%

Per Capita Income

2016 Per Capita Income	\$22,797	\$27,863	\$31,201
2021 Per Capita Income	\$24,584	\$29,921	\$33,569
2016-2021 Annual Rate	1.52%	1.44%	1.47%

Households by Income

Current median household income is \$45,127 in the area, compared to \$54,149 for all U.S. households. Median household income is projected to be \$49,357 in five years, compared to \$59,476 for all U.S. households.

Current average household income is \$65,335 in this area, compared to \$77,008 for all U.S. households. Average household income is projected to be \$70,126 in five years, compared to \$84,021 for all U.S. households.

Current per capita income is \$31,201 in the area, compared to the U.S. per capita income of \$29,472. The per capita income is projected to be \$33,569 in five years, compared to \$32,025 for all U.S. households.

Housing

2000 Total Housing Units	4,427	14,422	24,321
2000 Owner Occupied Housing Units	2,499	8,053	13,376
2000 Renter Occupied Housing Units	1,698	5,701	9,337
2000 Vacant Housing Units	230	668	1,608
2010 Total Housing Units	4,757	16,662	28,433
2010 Owner Occupied Housing Units	2,492	8,601	14,794
2010 Renter Occupied Housing Units	1,925	6,645	10,556
2010 Vacant Housing Units	340	1,416	3,083
2016 Total Housing Units	4,836	17,589	30,174
2016 Owner Occupied Housing Units	2,394	8,499	14,868
2016 Renter Occupied Housing Units	1,962	7,324	11,769
2016 Vacant Housing Units	480	1,765	3,538
2021 Total Housing Units	4,896	18,201	31,374
2021 Owner Occupied Housing Units	2,398	8,684	15,315
2021 Renter Occupied Housing Units	1,944	7,545	12,220
2021 Vacant Housing Units	554	1,971	3,840

Currently, 49.3% of the 30,174 housing units in the area are owner occupied; 39.0% are renter occupied; and 11.7% are vacant. Currently, in the U.S., 55.4% of the housing units in the area are owner occupied; 32.9% are renter occupied; and 11.7% are vacant. In 2010, there were 28,433 housing units in the area - 52.0% owner occupied, 37.1% renter occupied, and 10.8% vacant. The annual rate of change in housing units since 2010 is 2.68%. Median home value in the area is \$294,165, compared to a median home value of \$198,891 for the U.S. In five years, median value is projected to change by 1.41% annually to \$315,549.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021. Esri converted Census 2000 data into 2010 geography.

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