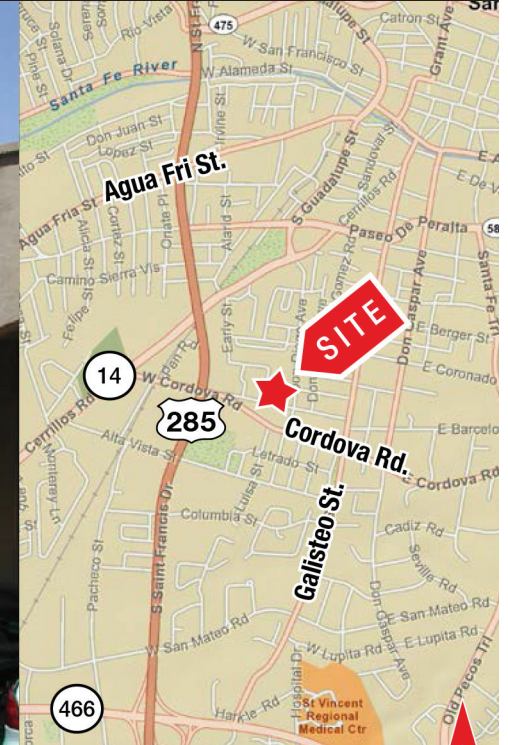


# El Mercado Center

506 W. Cordova Rd. Unit 506 | Santa Fe, NM 87505

**FOR LEASE**

**One of Santa Fe's  
Busiest Retail Centers**



## PROPERTY DETAILS

### LEASE RATE

\$1,330/mo. + CAM

### AVAILABLE

± 1,064 SF

### ZONING

SC2

### BENEFITS

- High traffic counts
- Affluent trade area
- Concentrated daytime employment area
- Ample parking
- Between Pyramid Café and CVS Pharmacy

**(505) 216-1500**

**Mike Boyle**

(505) 269-6463 (mobile)

License #47579

**James F. Wheeler, CCIM**

(505) 470-8081 (mobile)

License #18725

**Commercial  
Properties, Inc.**

2019 Galisteo Street, Suite L-1

Santa Fe, NM 87505 cpi-nm.com

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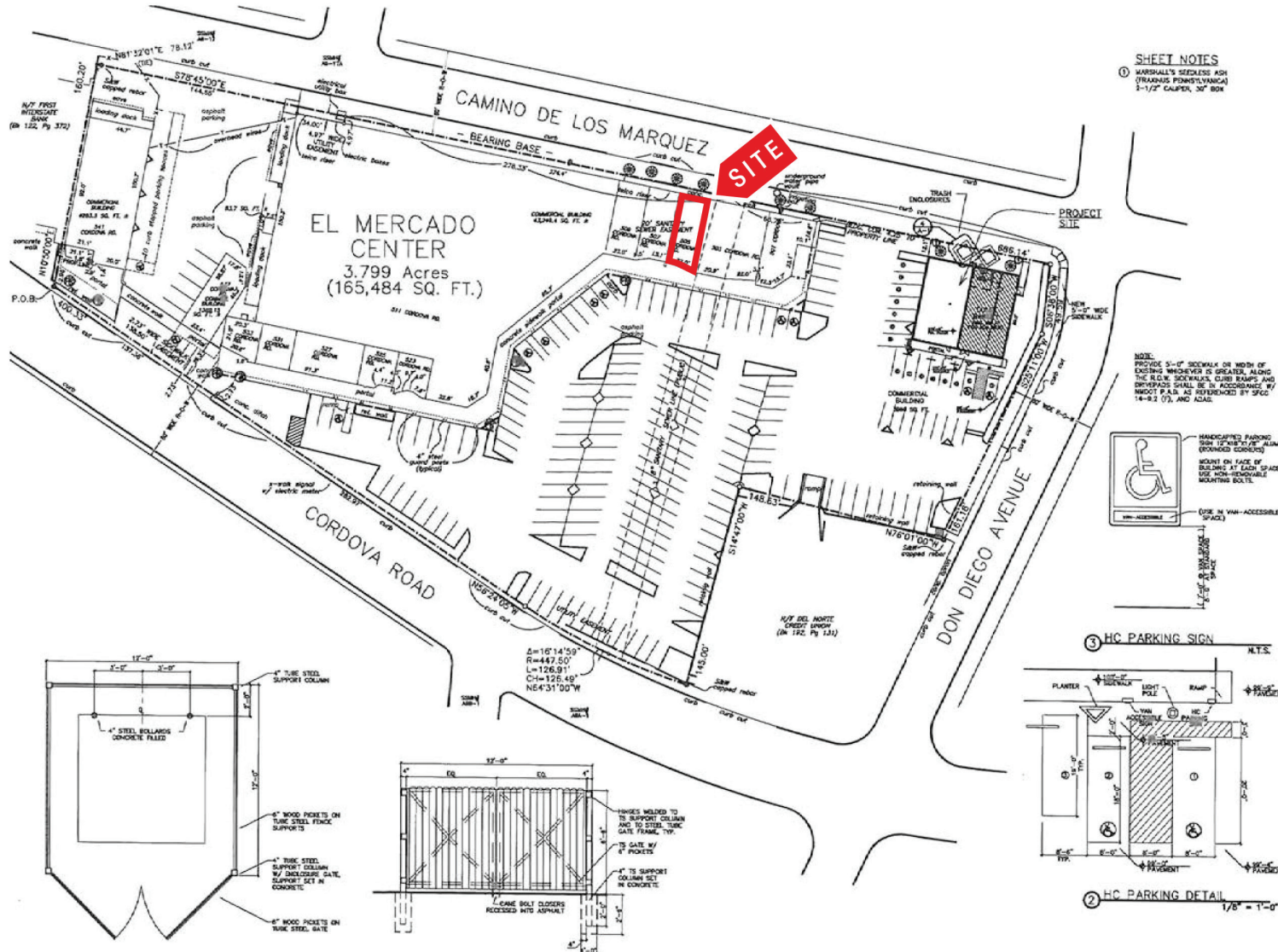
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## SITE PLAN

506 W. Cordorva Rd. Unit 506 | Santa Fe, NM 87505



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## PHOTOS

506 W. Cordorva Rd. Unit 506 | Santa Fe, NM 87505



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	1 mile	3 miles	5 miles
<b>Population</b>			
2000 Population	10,055	47,608	65,910
2010 Population	9,276	45,336	67,994
2012 Population	9,427	45,598	68,522
2017 Population	9,786	46,627	70,271
2000-2010 Annual Rate	-0.80%	-0.49%	0.31%
2010-2012 Annual Rate	0.72%	0.26%	0.34%
2012-2017 Annual Rate	0.75%	0.45%	0.51%
2012 Male Population	46.3%	47.2%	47.6%
2012 Female Population	53.7%	52.8%	52.4%
2012 Median Age	51.3	49.1	47.4
In the identified area, the current year population is 68,522. In 2010, the Census count in the area was 67,994. The rate of change since 2010 was 0.34% annually. The five-year projection for the population in the area is 70,271 representing a change of 0.51% annually from 2012 to 2017. Currently, the population is 47.6% male and 52.4% female.			
<b>Median Age</b>			
The median age in this area is 47.4, compared to U.S. median age of 37.3.			
<b>Race and Ethnicity</b>			
2012 White Alone	82.7%	81.2%	79.6%
2012 Black Alone	1.3%	1.2%	1.2%
2012 American Indian/Alaska Native Alone	2.1%	2.0%	2.1%
2012 Asian Alone	1.0%	1.3%	1.3%
2012 Pacific Islander Alone	0.1%	0.1%	0.1%
2012 Other Race	8.5%	10.6%	12.1%
2012 Two or More Races	4.2%	3.7%	3.7%
2012 Hispanic Origin (Any Race)	37.4%	42.4%	46.2%
Persons of Hispanic origin represent 46.2% of the population in the identified area compared to 16.9% 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 68.1 in the identified area, compared to 61.4 for the U.S. as a whole.			
<b>Households</b>			
2000 Households	5,067	21,756	29,298
2010 Households	5,202	22,519	32,554
2012 Total Households	5,241	22,431	32,509
2017 Total Households	5,513	23,201	33,740
2000-2010 Annual Rate	0.26%	0.35%	1.06%
2010-2012 Annual Rate	0.33%	-0.17%	-0.06%
2012-2017 Annual Rate	1.02%	0.68%	0.75%
2012 Average Household Size	1.72	1.99	2.07
The household count in this area has changed from 32,554 in 2010 to 32,509 in the current year, a change of -0.06% annually. The five-year projection of households is 33,740, a change of 0.75% annually from the current year total. Average household size is currently 2.07, compared to 2.05 in the year 2010. The number of families in the current year is 16,238 in the specified area.			

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	1 mile	3 miles	5 miles
<b>Median Household Income</b>			
2012 Median Household Income	\$42,127	\$51,839	\$53,293
2017 Median Household Income	\$51,070	\$58,504	\$59,805
2012-2017 Annual Rate	3.93%	2.45%	2.33%
<b>Average Household Income</b>			
2012 Average Household Income	\$63,441	\$75,111	\$77,587
2017 Average Household Income	\$71,801	\$85,434	\$87,996
2012-2017 Annual Rate	2.51%	2.61%	2.55%
<b>Per Capita Income</b>			
2012 Per Capita Income	\$36,646	\$37,836	\$37,242
2017 Per Capita Income	\$41,803	\$43,439	\$42,667
2012-2017 Annual Rate	2.67%	2.80%	2.76%
<b>Households by Income</b>			
Current median household income is \$53,293 in the area, compared to \$50,157 for all U.S. households. Median household income is projected to be \$59,805 in five years, compared to \$56,895 for all U.S. households			
Current average household income is \$77,587 in this area, compared to \$68,162 for all U.S. households. Average household income is projected to be \$87,996 in five years, compared to \$77,137 for all U.S. households			
Current per capita income is \$37,242 in the area, compared to the U.S. per capita income of \$26,409. The per capita income is projected to be \$42,667 in five years, compared to \$29,882 for all U.S. households			
<b>Housing</b>			
2000 Total Housing Units	5,535	24,268	32,463
2000 Owner Occupied Housing Units	2,385	12,384	17,799
2000 Owner Occupied Housing Units	2,681	9,372	11,498
2000 Vacant Housing Units	469	2,512	3,166
2010 Total Housing Units	6,178	26,895	38,299
2010 Owner Occupied Housing Units	2,408	13,048	20,111
2010 Renter Occupied Housing Units	2,794	9,471	12,443
2010 Vacant Housing Units	976	4,376	5,745
2012 Total Housing Units	6,206	26,925	38,412
2012 Owner Occupied Housing Units	2,402	12,924	19,977
2012 Renter Occupied Housing Units	2,839	9,508	12,532
2012 Vacant Housing Units	965	4,494	5,903
2017 Total Housing Units	6,416	27,602	39,509
2017 Owner Occupied Housing Units	2,544	13,406	20,771
2017 Renter Occupied Housing Units	2,969	9,795	12,969
2017 Vacant Housing Units	903	4,401	5,769
Currently, 52.0% of the 38,412 housing units in the area are owner occupied; 32.6%, renter occupied; and 15.4% are vacant. Currently, in the U.S., 56.5% of the housing units in the area are owner occupied; 32.1% are renter occupied; and 11.4% are vacant. In 2010, there were 38,299 housing units in the area - 52.5% owner occupied, 32.5% renter occupied, and 15.0% vacant. The annual rate of change in housing units since 2010 is 0.13%. Median home value in the area is \$239,131, compared to a median home value of \$167,749 for the U.S. In five years, median value is projected to change by 1.47% annually to \$257,228.			

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