

# RIO GRANDE Industrial Park



## Industrial Rail Served Land

Rio Grande Industrial Park, located in Belen New Mexico, can accommodate all heavy industrial users. The Park contains parcels as small as 0.69 acres or contiguous parcels totaling 128 acres and is zoned I-3, Heavy Industrial by Valencia County. The majority of the parcels abut the BNSF lead allowing for rail service to most of the available parcels.

The information contained herein is believed to be reliable, however Johnson Commercial Real Estate LC makes no warranty, representation or guarantee as to its accuracy. Interested parties should conduct its own investigations to determine the suitability of its intended use for the property.

## Rio Grande Industrial Park, Belen, NM 87002

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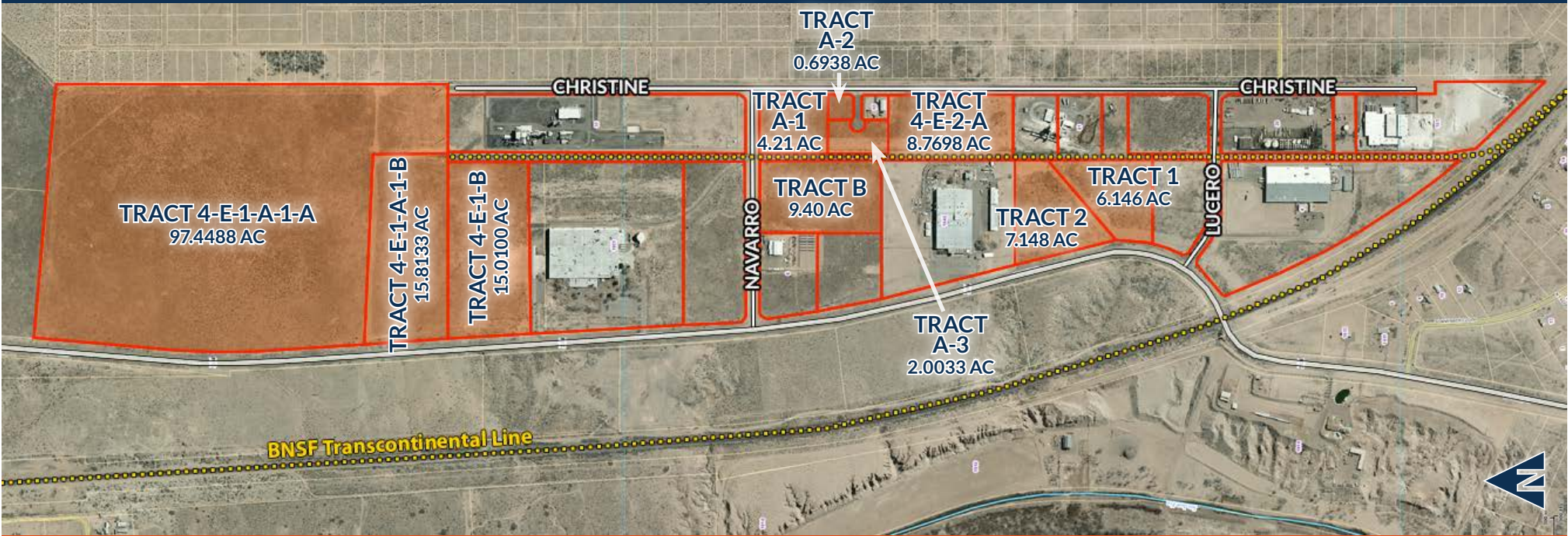
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# Property Information



## RIO GRANDE Industrial Park

**SALES PRICE**

- \$1.00 to \$1.95 SF - Parcels sold together or separately

**LEASE RATE**

- Belen, NM - Approximately 40 miles south of Albuquerque

**AVAILABLE**

- 0.67 to 165 AC
- Up to 128 Contiguous

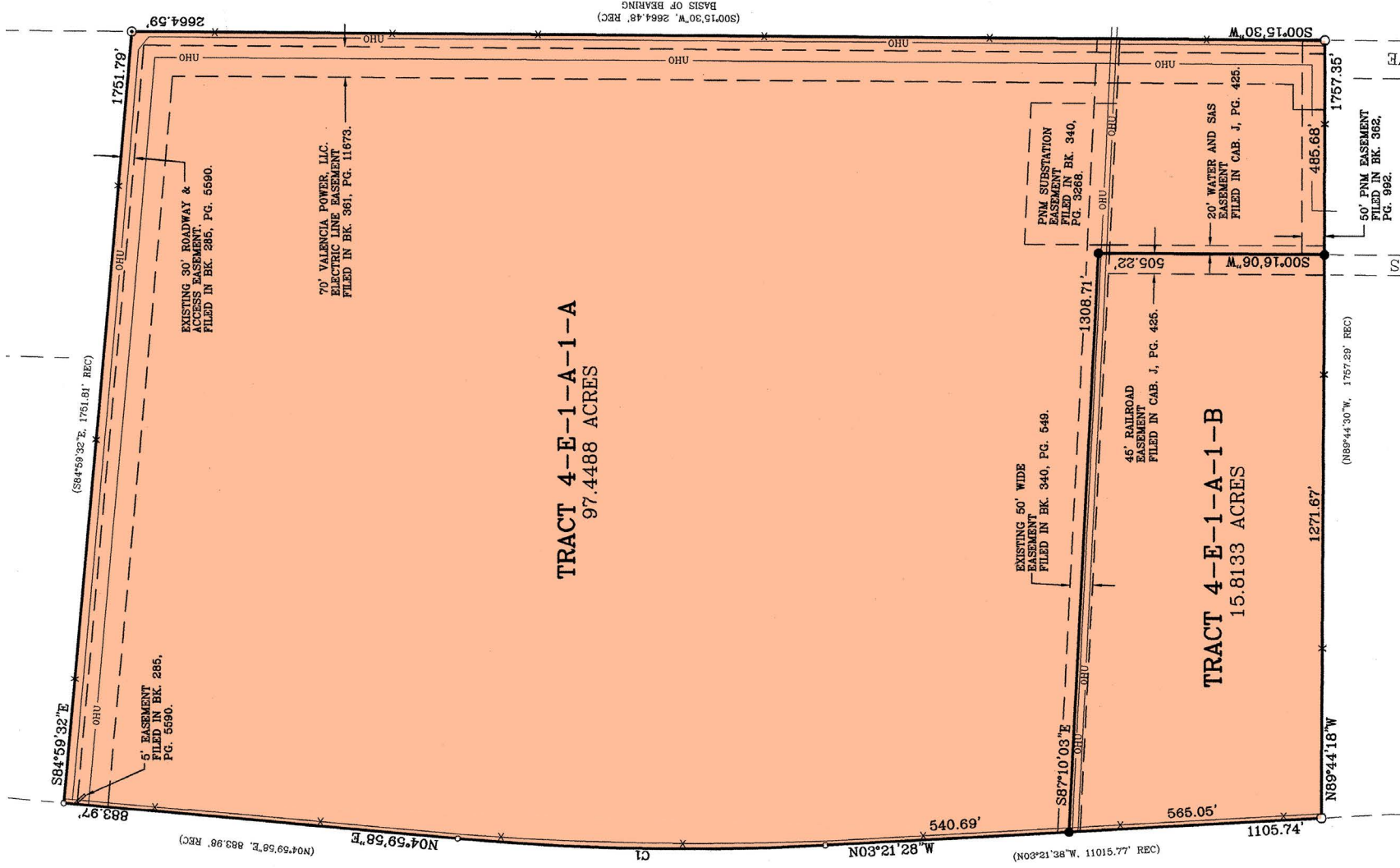
**FEATURES**

- Rail Served
- Zoned i-3 (Heavy Industrial - Valencia County)
- Water & Sanitary Sewer adjoining the park

TRACT	ACRES	PRICE
Tract 4-E-1-A-1-A	97.4488	\$1.00/SF
Tract 4-E-1-A-1-B	15.8133	\$1.95/SF
Tract 4-E-1-B	15.0100	\$1.95/SF
Tract B	9.4000	\$1.50/SF
Tract A-1	4.2117	\$1.95/SF
Tract A-2	0.6938	\$1.95/SF
Tract A-3	2.0033	\$1.95/SF
Tract 4-E-2-A	8.7698	\$1.50/SF
Tract 2	7.1480	\$1.50/SF
Tract 1	6.1460	\$1.50/SF

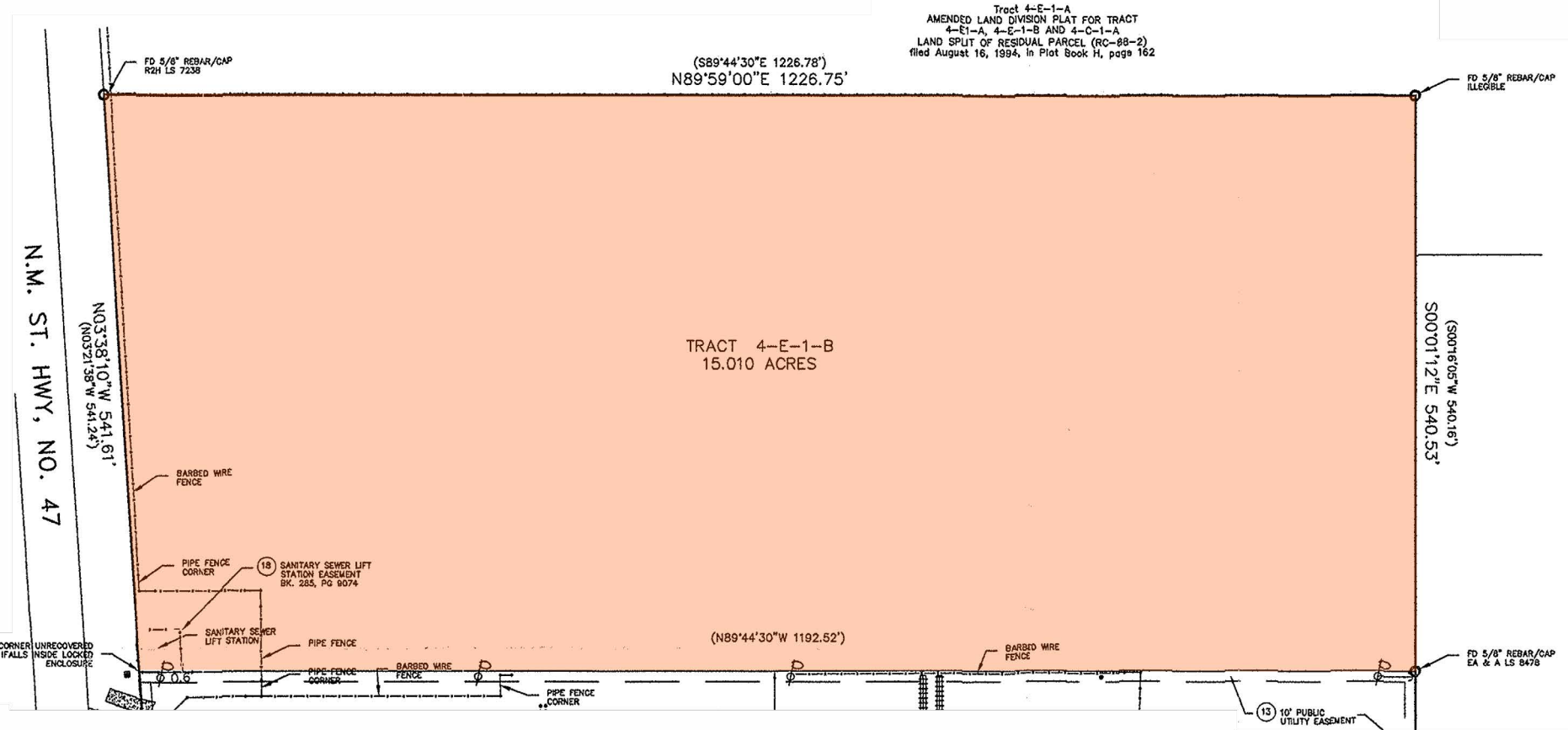


# Plat - Tract 4-E-1-A-1-A & Tract 4-E-1-A-1-B



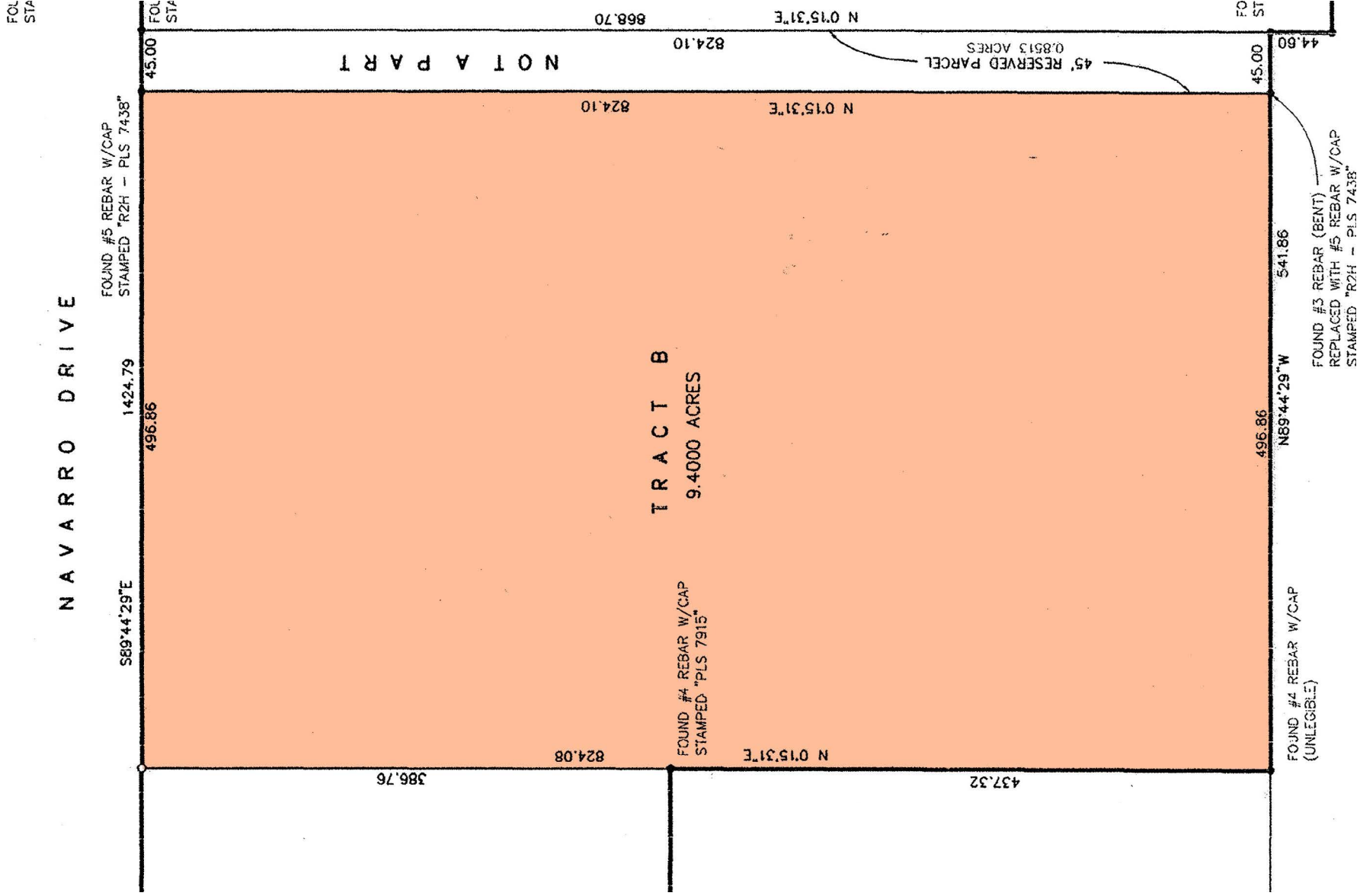


# Plat - Tract 4-E-1-B





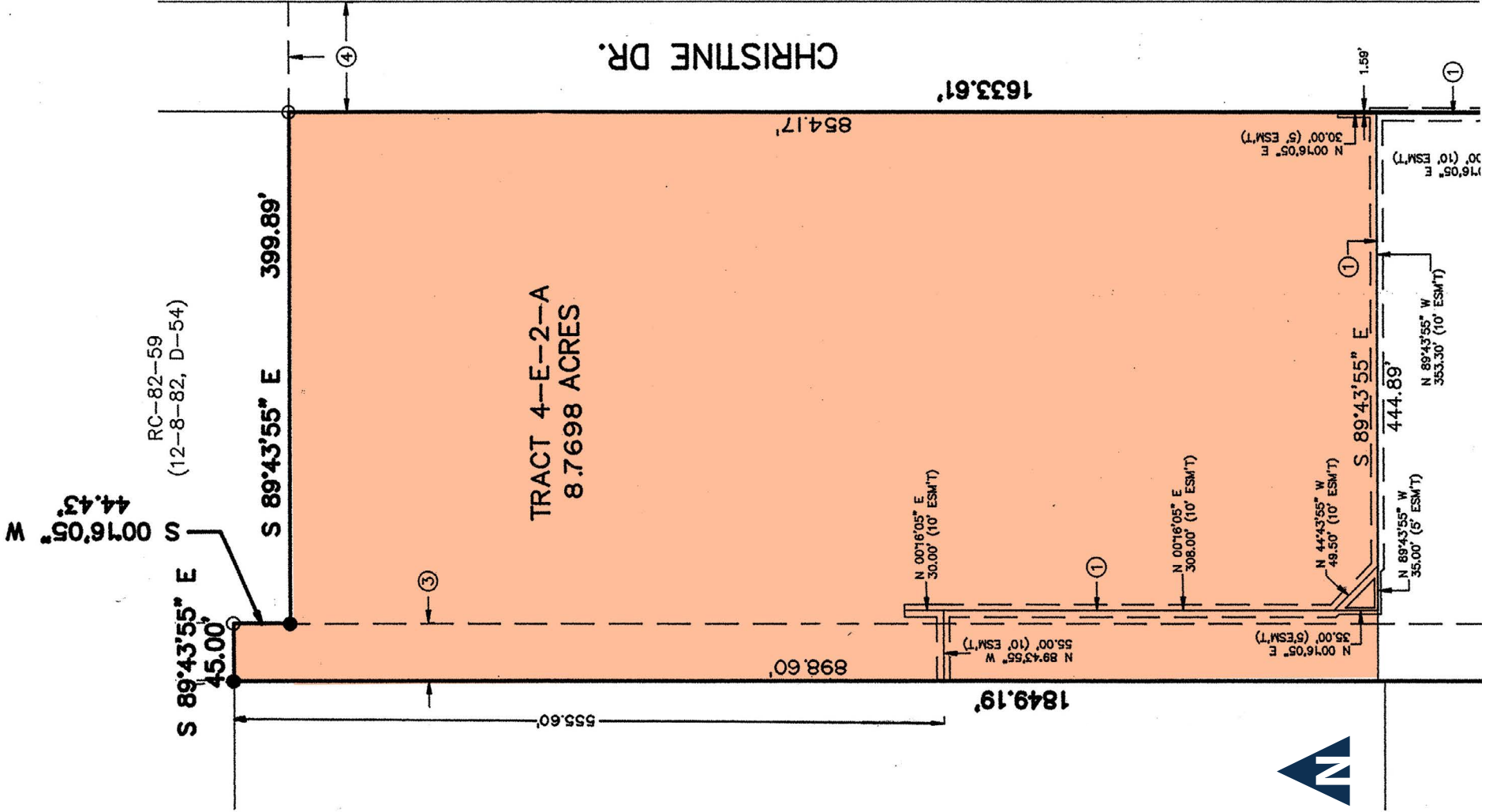
# Plat - Tract B







# Plat - Tract 4-E-2-A





# Plat - Tracts 1 & 2

