

# ROSWELL PLACE

Walmart Anchored  
Retail Strip Center  
in Roswell, NM

SWQ HIGHWAY 285 &  
W. PINE LODGE RD

4504 N. MAIN STREET  
ROSWELL, NM 88201



Suite F  
1,800 SF

 [CLICK HERE FOR  
PROPERTY TOUR](#)



# ROSWELL PLACE

## Available

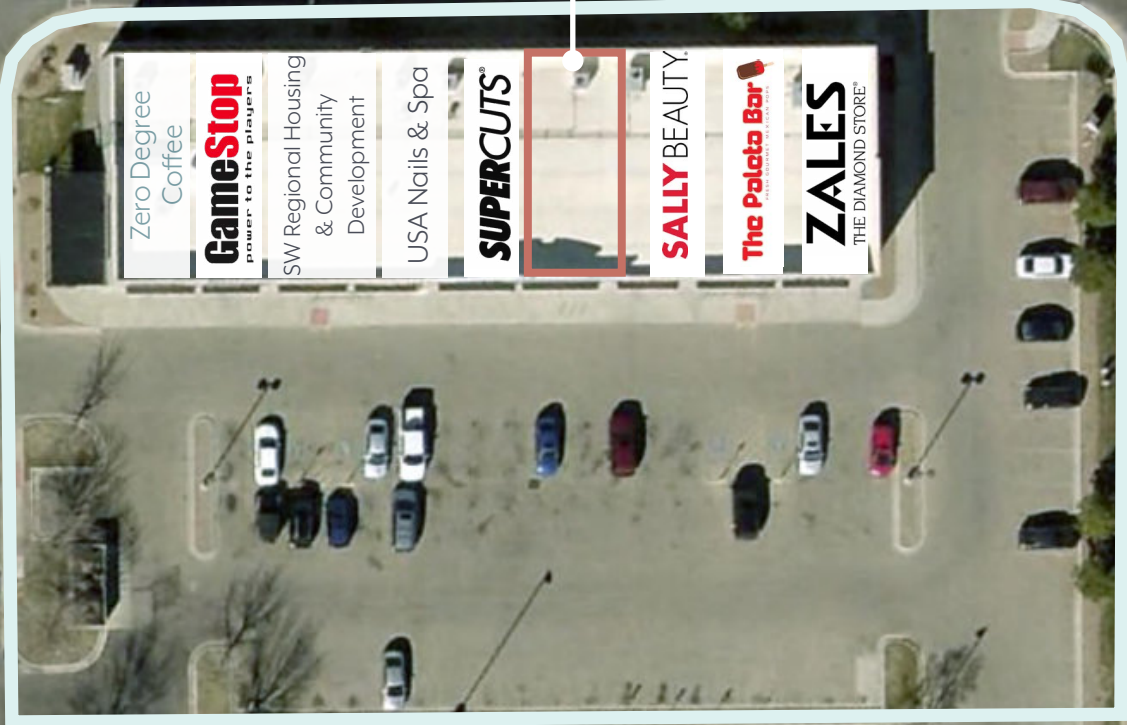
- Suite F: ±1,800 SF  
\$3,000/Mo, NNN Rate \$6.44/SF

## Property Highlights

- Anchored by Walmart Supercenter and Sam's Club
- Great Visibility from Main St - 20,100 VPD
- Across from Roswell Mall
- Easy Access off of Main St
- Multiple National Co-tenants
- Pylon Signage available on Main Street



Suite F  
1,800 SF







Walmart

T-Mobile

PANDA EXPRESS

SITE

chilis

SAM'S CLUB

N. MAIN STREET  
20100 VPD

maurices  
HIBBETT SPORTS

DOLLAR TREE  
CAFO  
OneMain Financial

Roswell Mall

RibCrib

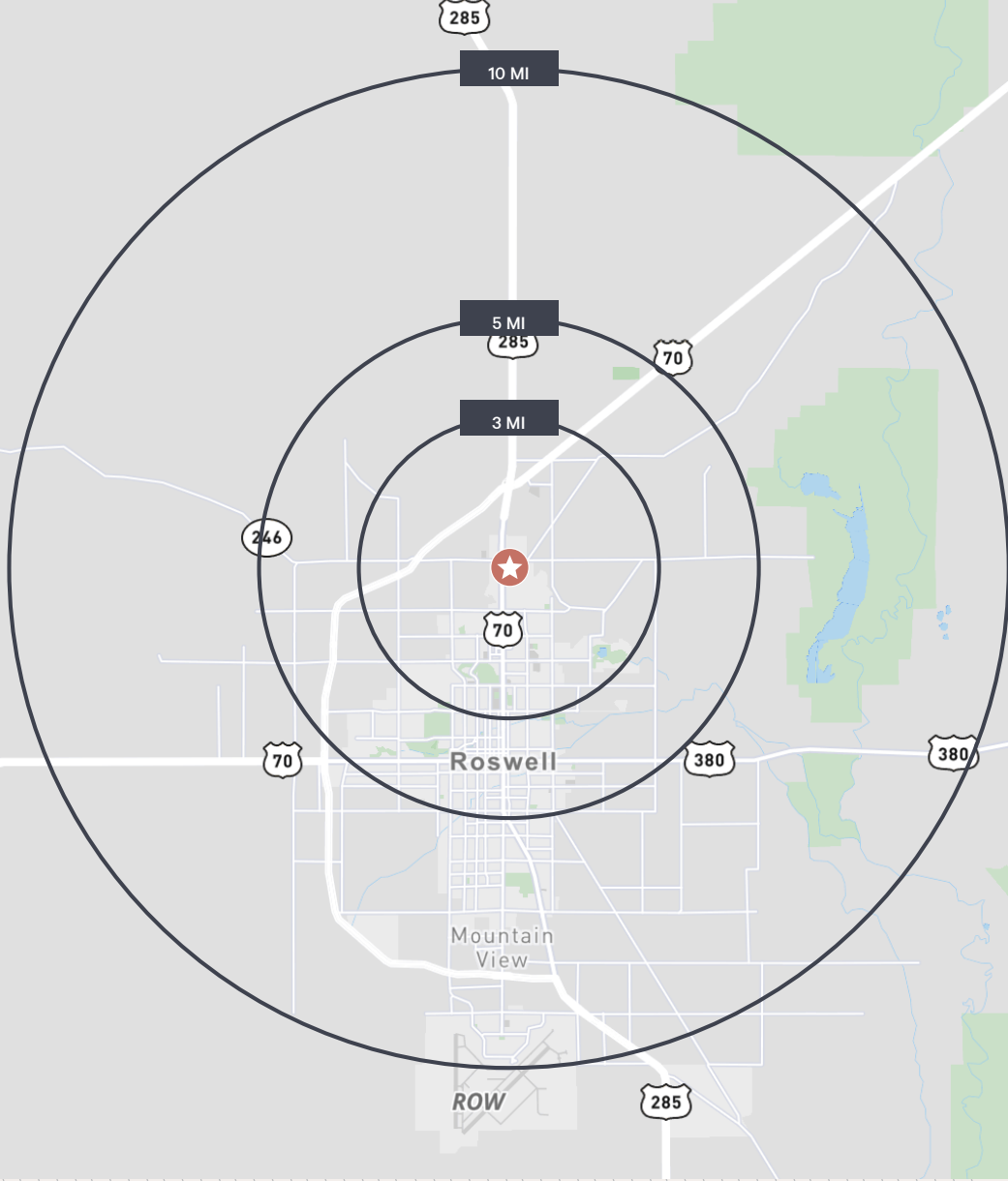
petco  
Famous Footwear  
rue21

O'Reilly  
AUTO PARTS

JCPenney HOBBY LOBBY  
Marshalls BED BATH & BEYOND  
SHOE DEPT. GNC  
GENERAL NUTRITION CENTERS  
Galaxy 8 Theaters



# AREA DEMOGRAPHICS



	3 Miles	5 Miles	10 Miles
2022 Population - Current Year Estimate	16,435	36,583	55,615
2022 Households - Current Year Estimate	6,336	13,989	20,596
2022 Average Value of Owner Occ. Housing	\$254,056	\$207,389	\$185,648
<b>Household Income</b>			
2022 Average Household Income	\$81,250	\$71,692	\$67,574
2027 Average Household Income	\$93,002	\$83,143	\$78,829
2022 Median Household Income	\$56,210	\$46,623	\$44,784
2027 Median Household Income	\$64,596	\$54,567	\$52,049
2022 Per Capita Income	\$31,413	\$27,337	\$25,047
<b>Labor Force</b>			
2022 Civilian Population 16+ in Labor Force	8,128	17,801	26,760
2022 Employed Civilian Population 16+	7,919	17,111	25,371
2022 Unemployed Population 16+	210	690	1,389
2022 Daytime Population	17,101	38,736	54,648



**\$81,250**

Average Household Income within 3 Miles



**55,615**

Total Population within 10 Miles



**26,760**

Labor Force within 10 Miles



**54,648**

Daytime Population within 10 Miles

For more Information, Contact:

**ALEX ZANNES**  
Associate  
D +1 505 837 4928  
C +1 505 263 8999  
alex.zannes@cbre.com

**JIM DOUNTAS**  
Senior Vice President  
D +1 505 837 4955  
C +1 505 228 5771  
jim.dountas@cbre.com

© 2023 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

 [CLICK HERE FOR PROPERTY TOUR](#)

