

# \$2,200,000 - I-40 Interchange Hwy 41, Moriarty

MLS® #201900519

**\$2,200,000**

0 Bedroom, 0.00 Bathroom, 871,200 sqft

Land on 20.00 Acres

N/A, Moriarty, NM

OPPORTUNITY ZONE! High Visibility location off of I-40 Exit #196 with upside for investment. Commercial land with excellent Freeway Frontage and easy access off I-40 interchange just East of Highway 41 (Exit #196). Zoned for retail/hospitality. 20 acres available- inquire about smaller parcels. Part of Business Park Master Plan. Taxes based on entry 720 acre bulk land. Gas and Electric available. City water and sewer is located at interchange. Qualified Opportunity Zone: 35057963202.

## Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Agent  | D'nette Wood                 |
| Listing Office | Sotheby's Int. RE/Washington |

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | 201900519   |
| Price          | \$2,200,000 |
| Bathrooms      | 0.00        |
| Square Footage | 871,200     |
| Acres          | 20.00       |
| Type           | Land        |
| Sub-Type       | Commercial  |
| Status         | Active      |

## Community Information

|         |                         |
|---------|-------------------------|
| Address | I-40 Interchange Hwy 41 |
| Area    | 80-Torrance County      |



|             |          |
|-------------|----------|
| Subdivision | N/A      |
| City        | Moriarty |
| County      | Torrance |
| State       | NM       |
| Zip Code    | 87035    |

### **Amenities**

|               |                                                                  |
|---------------|------------------------------------------------------------------|
| Utilities     | Electricity Available, Natural Gas Available, Other, See Remarks |
| Is Waterfront | Yes                                                              |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 14th, 2019 |
| Days on Market | 2449                |
| Zoning         | C-1                 |



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