

# RV & Boat Storage Investment Opportunity

**ARGUS**  
SELF STORAGE ADVISORS

## Premier RV & Boat Storage

4545 W. Picacho Ave.  
Las Cruces, NM 88007

Presented by:

**SAM LIVINGSTON & JACOB LIVINGSTON**

Livingston Brokerage, LLC

915-497-4054 / samuel@jhl-tx.com

575-644-8923 / jacob@jhl-tx.com

**LIVINGSTON**  
**BROKERAGE LLC**

**LIST PRICE: \$9,000,000**

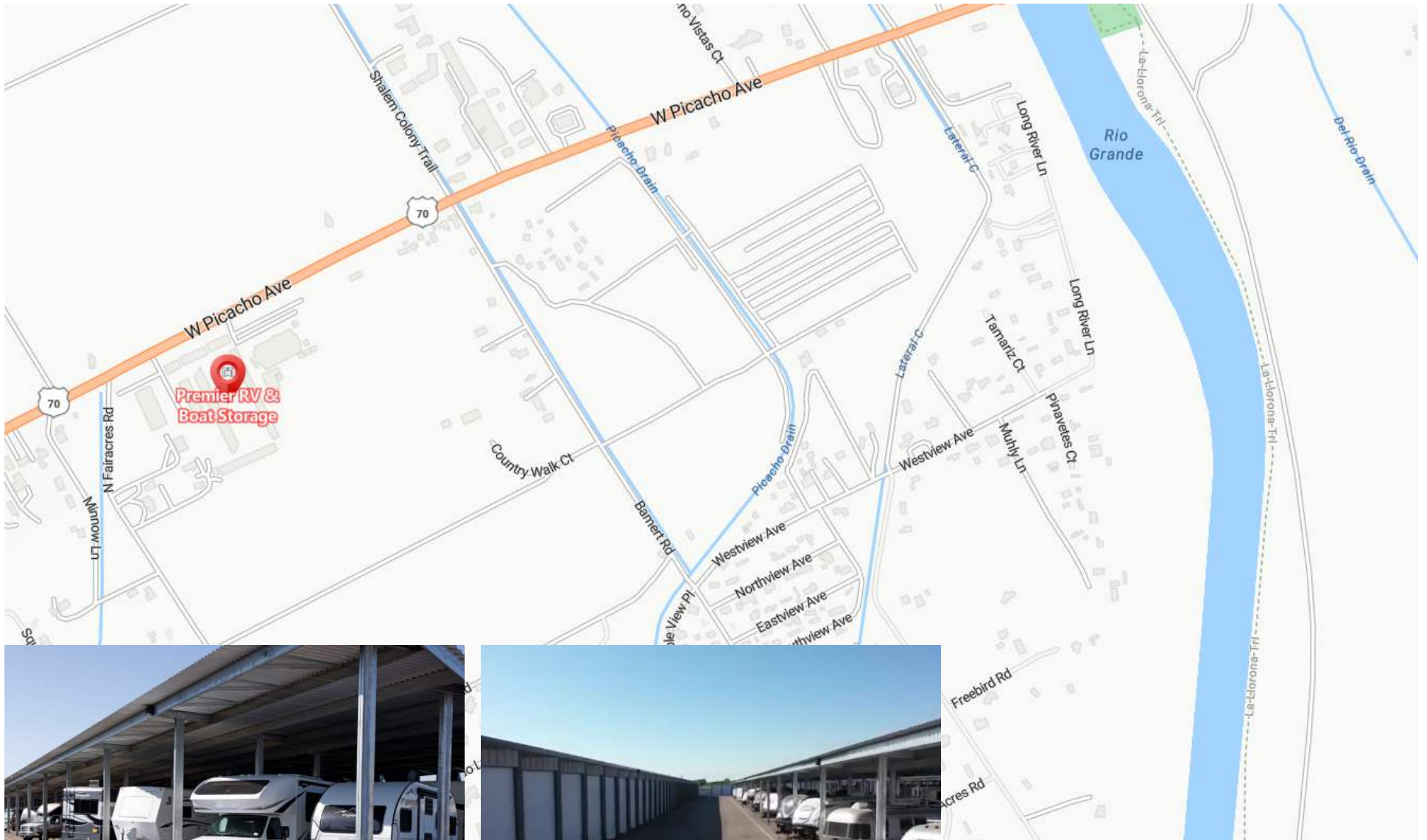
### INVESTMENT HIGHLIGHTS

- Premier RV & Boat storage facility with easy access to Hwy 70
- Offers both covered and enclosed spaces
- Fully paved, fenced and gated with keypad access
- 24/7 video surveillance
- On-site dump station and air station
- Power outlets for battery maintainers

### PROPERTY DETAILS

RSF:	145,688
Units:	346
Acres:	8.39
Year Built:	2022/2023
Physical Occ:	52%





LIVINGSTON  
BROKERAGE LLC