



FOR LEASE



STREET RETAIL



1,750 SF



12010 N Palm Drive

Desert Hot Springs, California 92240

Property Description

This subject space is part of a freestanding building that sits on .33 acres with private/exclusive parking plus curb-side parking. A former Optometrist Office, this space is suitable for many uses, including medical, office, and retail. In addition, it may possibly be suitable for Restaurant space. The owner has, also, acquired the adjacent lot which can be turned into an additional parking lot. This is a single story modern looking, well maintained, property located at the most commercially significant intersection in Desert Hot Springs.

OFFERING SUMMARY

| | |
|----------------|----------------------|
| Lease Rate: | \$1.90 SF/month (MG) |
| Available SF: | 1,750 SF |
| Lot Size: | 0.33 Acres |
| Building Size: | 1,750 SF |

| SPACES | LEASE RATE | SPACE SIZE |
|----------------|-----------------|------------|
| 12010 Palm Dr. | \$1.90 SF/month | 1,750 SF |



Nancy Portolesi

Associate | 760.834.3631
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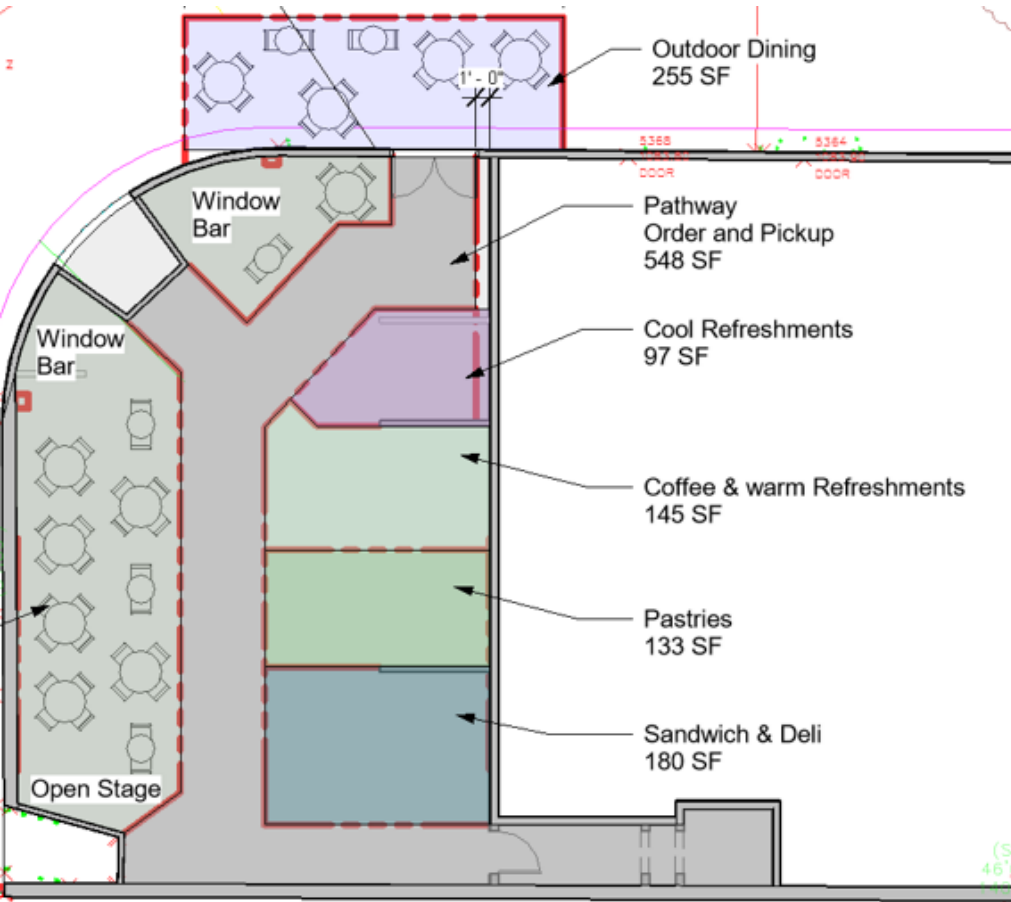
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LOCATION INFORMATION

| | |
|---------------------|------------------------------|
| Street Address | 12010 N Palm Drive |
| City, State, Zip | Desert Hot Springs, CA 92240 |
| County | Riverside |
| Cross-Streets | Pierson Blvd. |
| Signal Intersection | No |

BUILDING INFORMATION

| | |
|------------------|--------|
| Tenancy | Single |
| Ceiling Height | 15 ft |
| Number of Floors | 1 |
| Year Built | 1967 |
| Free Standing | No |

PROPERTY HIGHLIGHTS

- Possible Restaurant/Food Court Use
- Modern looking and well maintained
- 14 Exclusive Parking Stalls
- Signalized corner
- Major Commercial Corner
- Across the street from new City Hall
- High Traffic Corridor

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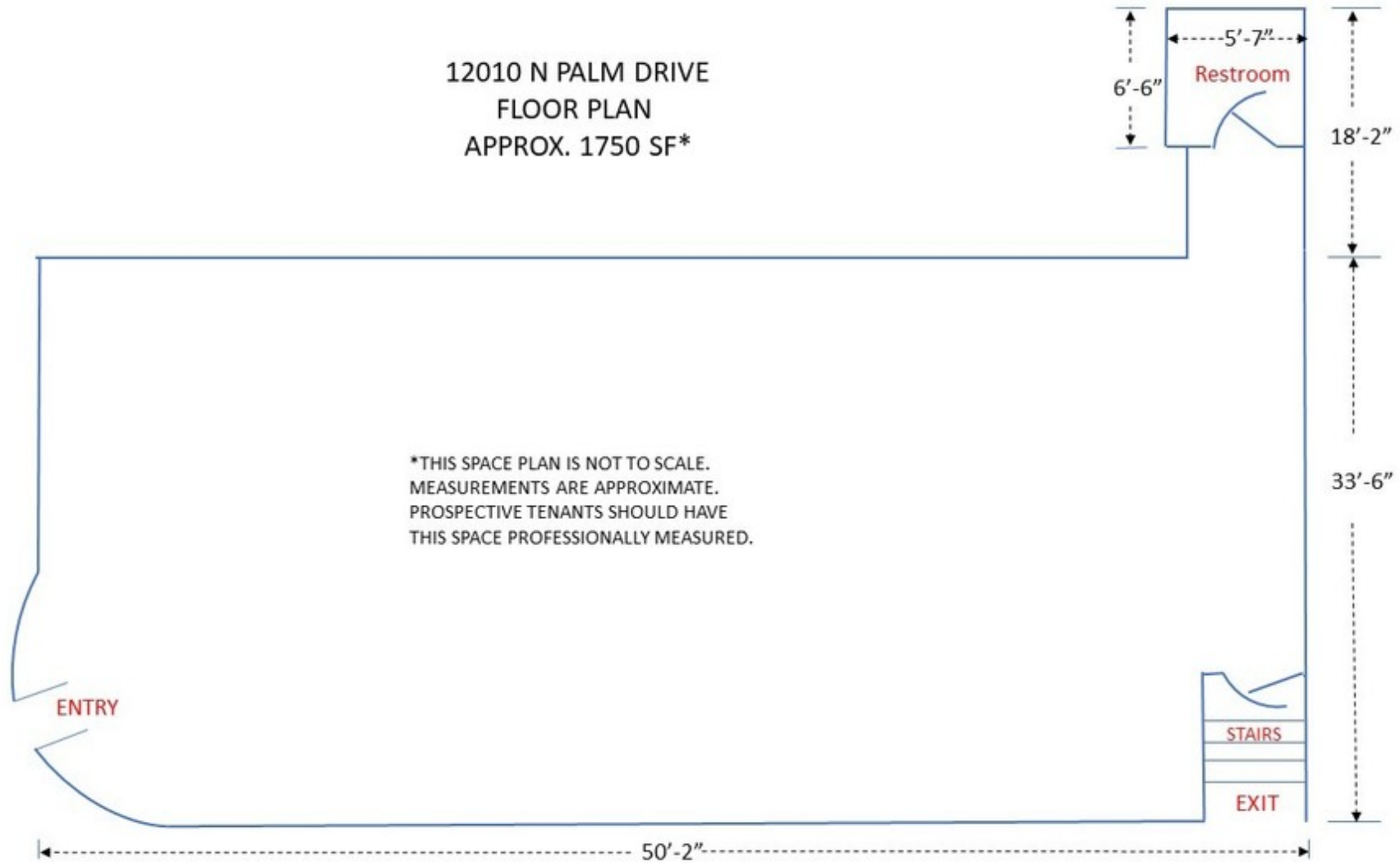


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12010 N PALM DRIVE FLOOR PLAN APPROX. 1750 SF*



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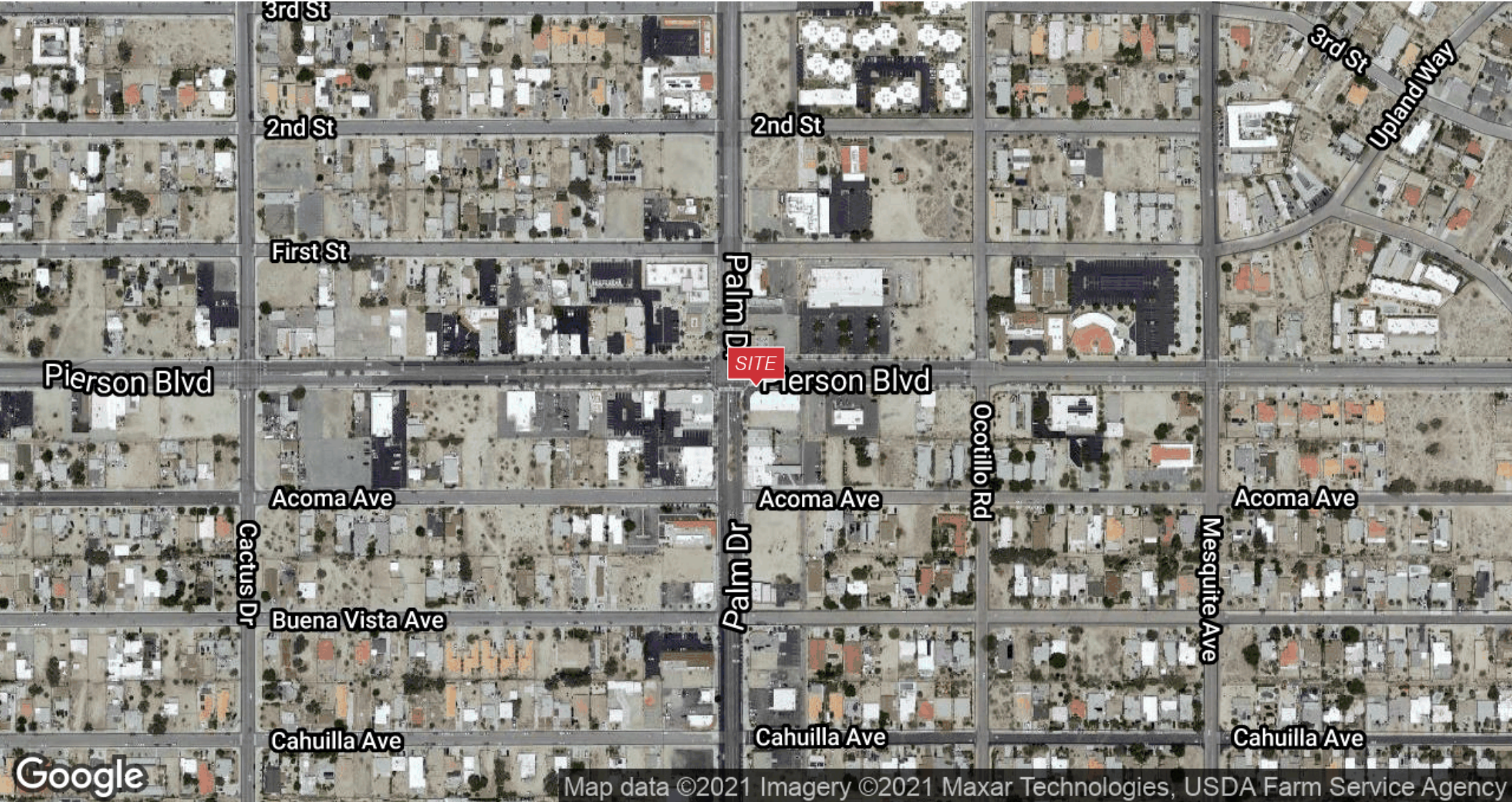
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