

LEASE

73910 HIGHWAY 111

73910 Highway 111



LOCATION INFORMATION

Street Address	73910 Highway 111
	Palm Desert, CA 92260
County	Riverside
Market	Inland Empire
Sub-market	Coachella Valley
Cross-Streets	Portola Avenue & San Luis Rey Avenue

BUILDING INFORMATION

Suite D	2,800 SF
Suite H	1,400 SF
Rate	\$2.00 PSF/MO/NNN
Occupancy %	95%
Minimum Ceiling Height	10 ft
Year Last Renovated	2021
Year Built	1985

PROPERTY HIGHLIGHTS

- Prime small retail opportunity in Palm Desert between Portola Avenue and San Luis Rey
- Busy development with an attractive mix of tenants
- Very attractive rental rate
- Co-tenants include Luscious Lorraine's, Harvest Health Foods, Bones 'N Scones, She's got the Look, the Body Deli, Viny's Nails, Sub King, Little Caesar's Pizza, E-Cigs, and The Golden Dates Café.

Curtis Barlow
760 899 7700
CaDRE #01380247



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Suite D - Additional Coolers



Suite D - Service Counter



Suite D - Open front coolers



Suite D - Coolers, Bulk Product Dispensers, Shelving

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Suite H - Oblique view of sales area



Suite H - Service Counter



Suite H - Stainless steel sinks



Suite H - Walk - in freezer

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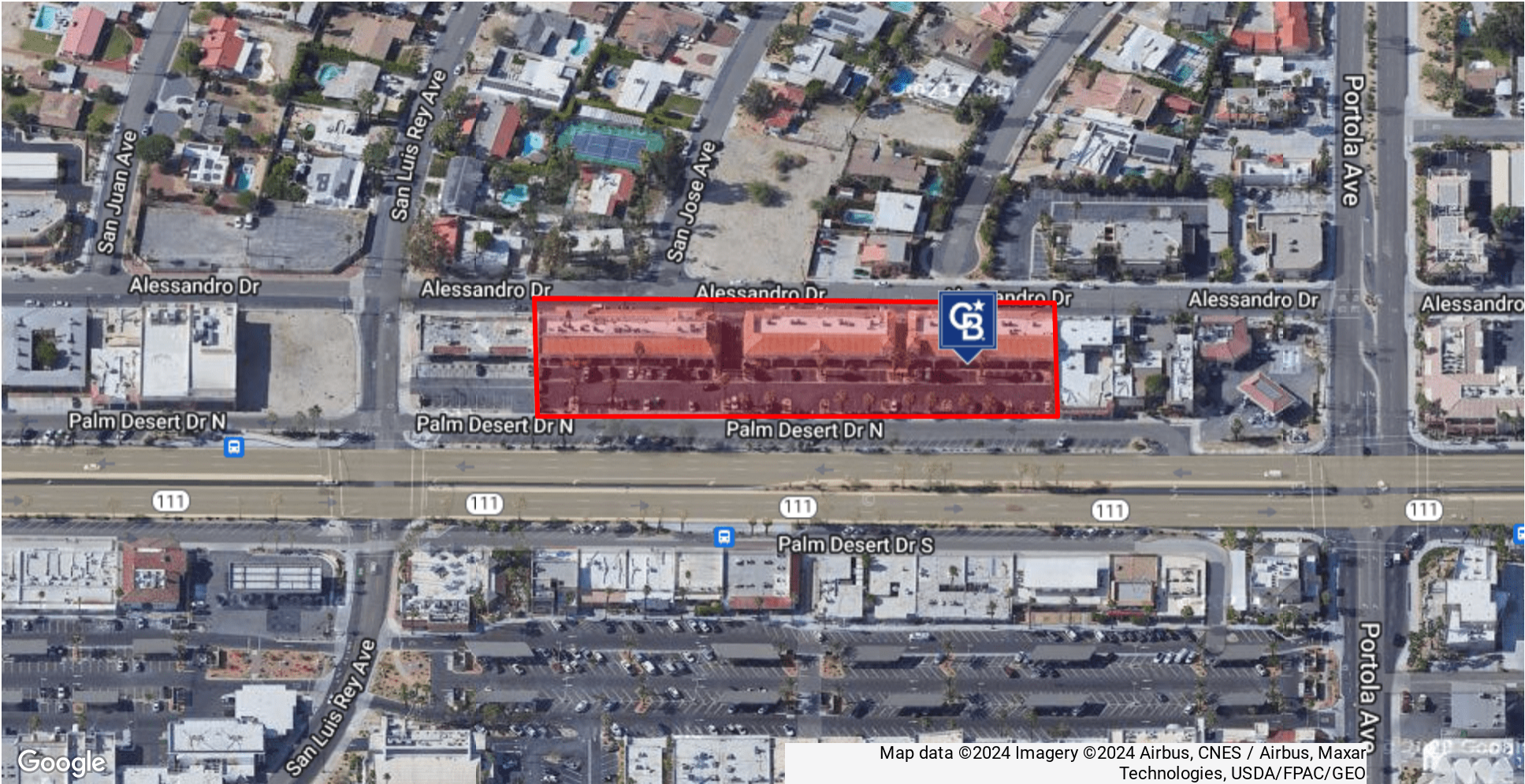


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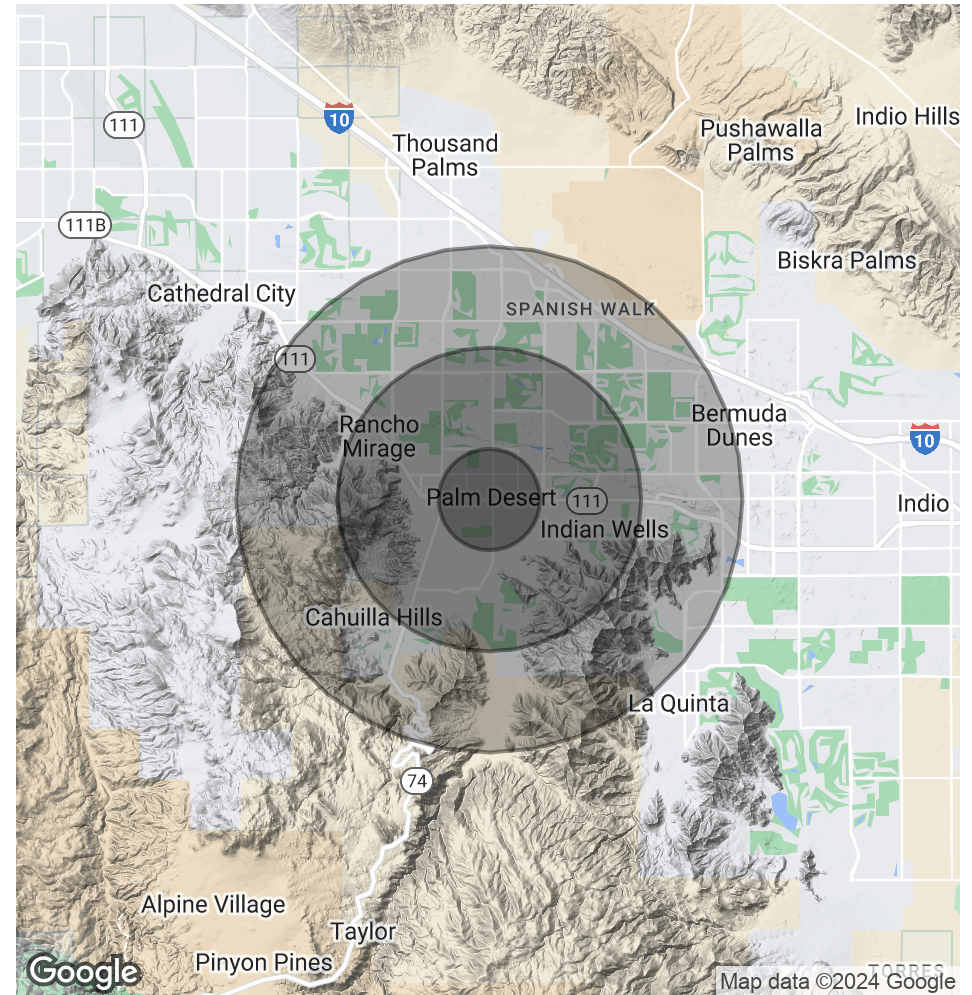
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	12,689	43,053	77,475
Average Age	45.6	53.3	54.1
Average Age (Male)	44.4	52.1	53.4
Average Age (Female)	48.2	54.3	54.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,307	31,712	59,689
# of Persons per HH	2	1.4	1.3
Average HH Income	\$65,156	\$66,383	\$65,884
Average House Value	\$270,753	\$428,316	\$454,236

* Demographic data derived from 2020 ACS - US Census



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