

FOR LEASE

MERCADO DE MONROE

43-430 MONROE STREET | INDIO, CA



± 1,295 SF RETAIL/OFFICE SUITE AVAILABLE FOR LEASE

FEATURES

- Excellent visibility and signage on Monroe Street
- Conveniently located near I-10, Indio Boulevard and Fred Waring Drive
- Strong demographics with 93,944 residents within 3 miles with an average household income of over \$86,000 per year
- Monument signage available
- Low lease rate of \$2,525/month modified net!

2024 DEMOGRAPHICS			
	1 MILES	3 MILES	5 MILES
Population	12,514	97,210	167,911
Avg. HH Income	\$101,330	\$99,538	\$114,168
Daytime Demos	6,184	48,819	91,522

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.



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Mercado de Monroe
El Mexicali Cafe
Baja 2 Market

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