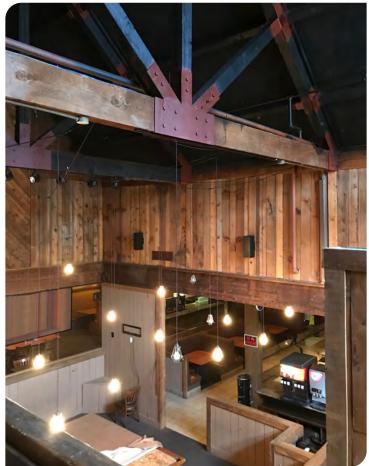




± 9,032 SF COMMERCIAL BUILDING \$ 1,875,000.00

- Prominent Highway 111 frontage
- 1.36 Acre Parcel
- Great signage building & monument
- Perfect for owner/user
- Currently fully-fixturized for restaurant use
- Ample parking





MAGGIE MONTEZ

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PROPERTY INFORMATION

ADDRESS: 69640 Highway 111

Rancho Mirage, CA 92253

TOTAL BUILDING SF: Approximately 9,032 SF per Title

LAND SIZE: 1.36 Acres, 59,242 SF

APN 674-490-042

PARKING: Ample with cross easements

CONSTRUCTION TYPE: Wood frame

PRICE PER SF: \$207.60

ADJACENT PROPERTY: Can be combined with 69-620 Highway 111,

for a total land area of 2.33 acres and buildings

totaling 15,154 SF



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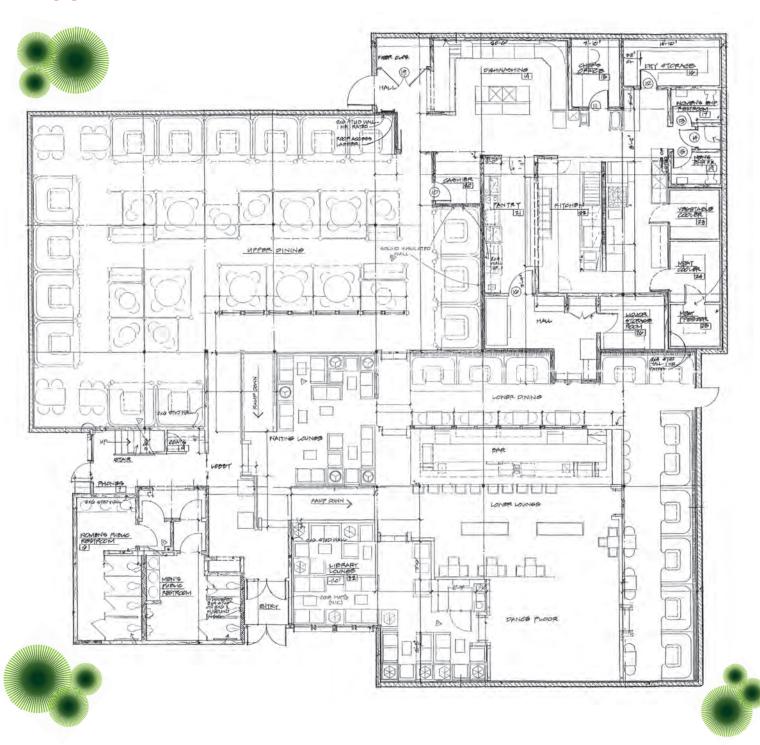
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FLOOR PLAN



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AERIAL



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