



Monterey Marketplace

HIGH VISIBILITY PAD BUILDING & JR ANCHOR SPACE AVAILABLE FOR LEASE | 72769 DINAH SHORE DR, RANCHO MIRAGE, CA



JOIN



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RETAIL INSITE | 120 S Sierra Ave, Ste 110, Solana Beach, Ca 92075 | LIC #01206760



SITE PLAN



TENANT ROSTER

Unit	Tenant	SF
A	Joann Fabrics	31,419
A-2	Orchid Salon & Nail	1,500
B	Scandinavian Designs (NAP)	32,500
C	California Nurses Educational Institute	21,000
D	AVAILABLE	5,089
E	Burgers & Beer	5,317
F	Maracas Restaurant	2,988
F	The Slice	3,096
G	Krispy Kreme	2,720
G	AVAILABLE	1,000-3,797
H	Angel View	6,424

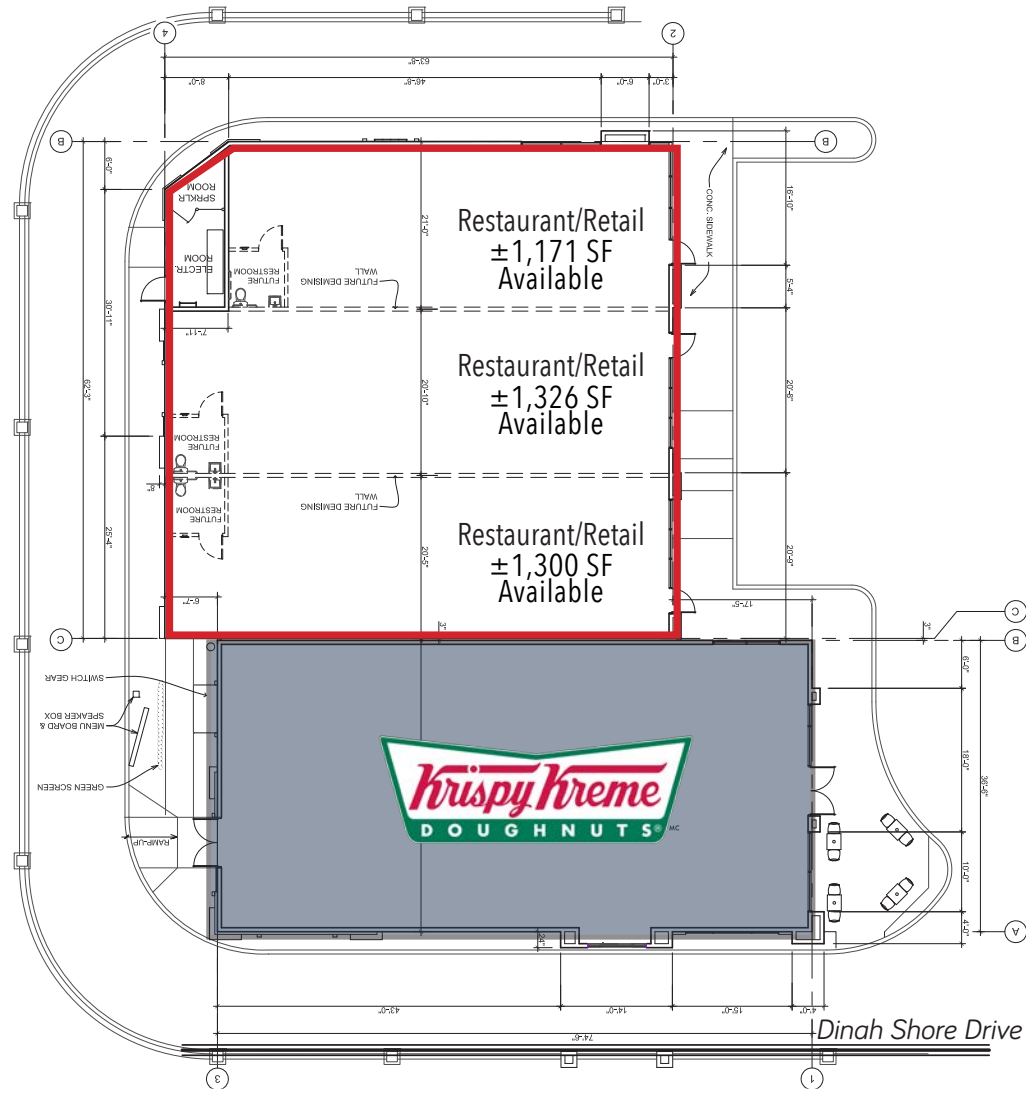
FEATURES

- 1,000 SF - 3,797 SF restaurant space available, adjacent to Krispy Kreme
- 5,089 SF space available
- Class A retail development at epicenter of Coachella Valley
- Anchored by Joann Fabrics and Scandanavian Design (NAP - Shadow Anchor)
- Existing restaurants (Burgers & Beer, The Slice, and Maracas), average sales per square foot are north of \$600 per square foot
- Directly adjacent to Monterey Avenue exit off 10 Fwy, with easy access on and off the freeway

This site plan is not a representation, warranty or guarantee as to size, location, or identity of any tenant, and the improvements are subject to such changes, additions, and deletions as the architect, landlord, or any governmental agency may direct.



PAD BUILDING



The information above has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property.



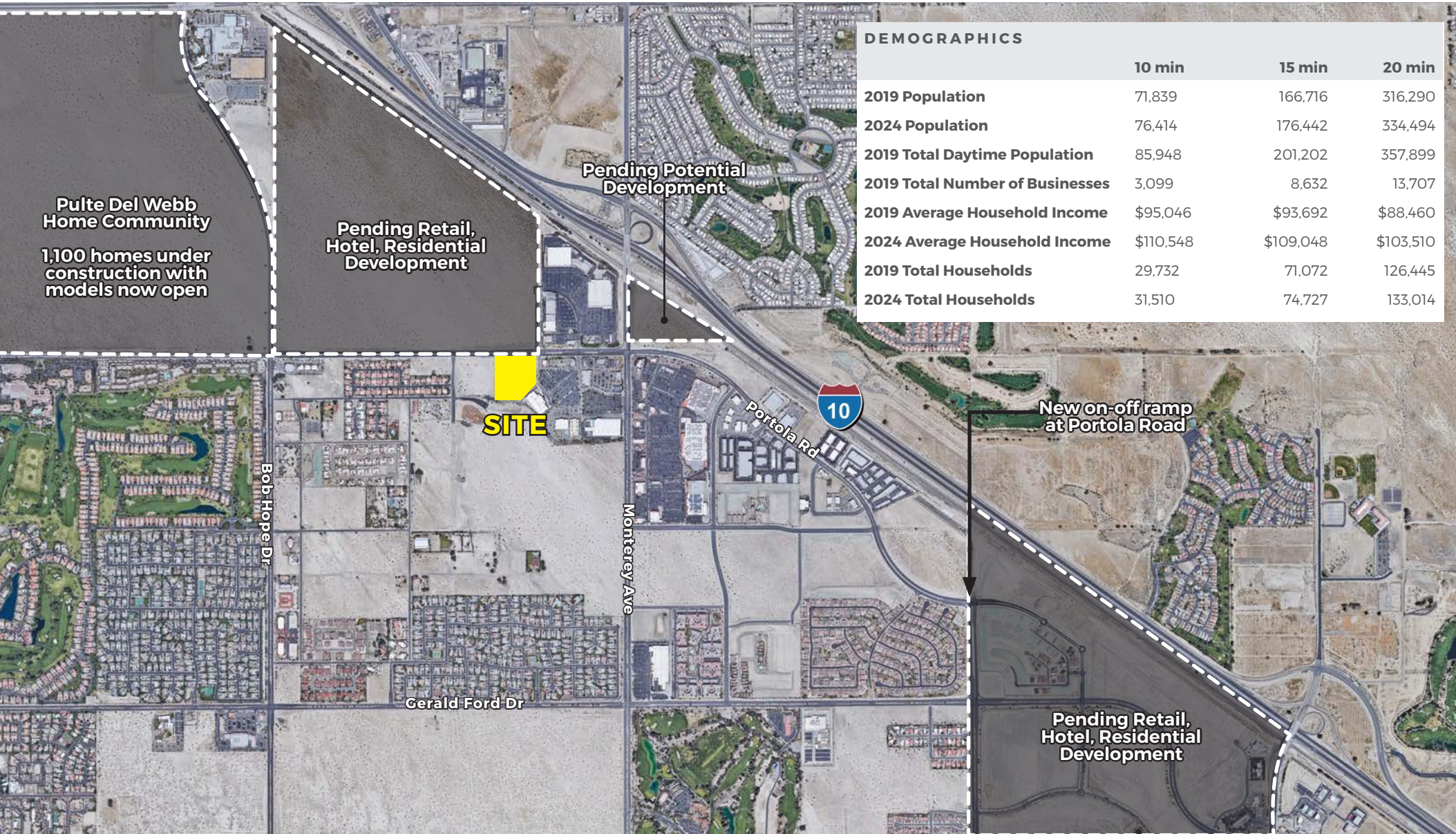
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DEMOGRAPHICS & RESIDENTIAL MAP



DEMOGRAPHICS	10 min	15 min	20 min
2019 Population	71,839	166,716	316,290
2024 Population	76,414	176,442	334,494
2019 Total Daytime Population	85,948	201,202	357,899
2019 Total Number of Businesses	3,099	8,632	13,707
2019 Average Household Income	\$95,046	\$93,692	\$88,460
2024 Average Household Income	\$110,548	\$109,048	\$103,510
2019 Total Households	29,732	71,072	126,445
2024 Total Households	31,510	74,727	133,014

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