

*Retail Suites
For Lease*

Historic Bump & Grind Shopping Center
72221 Hwy 111, Palm Desert, CA 92260



Property Overview

Introducing the newly remodeled and under new ownership, Bump & Grind Plaza, conveniently located on the south side of Highway 111 at Painter's Path. With its **eye-catching** bright white exterior, this property captures the attention of both passing motorists and potential customers. With the possibility of having **signage on the Highway 111** side of the suite, your business name will be highly visible. Easy access to Painters Path and Fred Waring Drive, along with over **80 parking spaces**, ensures a hassle-free experience for your customers.

This property is **Zoned Planned Commercial (PC2)** allowing for a wide range of retail uses. Joining tenants like Red Lobster, Olive Garden, Alpha Dog Grooming, and Dragon Sushi, this plaza is the perfect destination for your new business location.

Scan for More Photos



Gallery



Suite 101-B

± 2,983 SF

Lease Rate	\$1.65/SF plus NNN
Type	NNN at \$.71/SF*
Terms	Negotiable

*NNN fee is reconciled annually and includes the prorata share of the Property Taxes, Insurance, CAMs, and may be subject to change

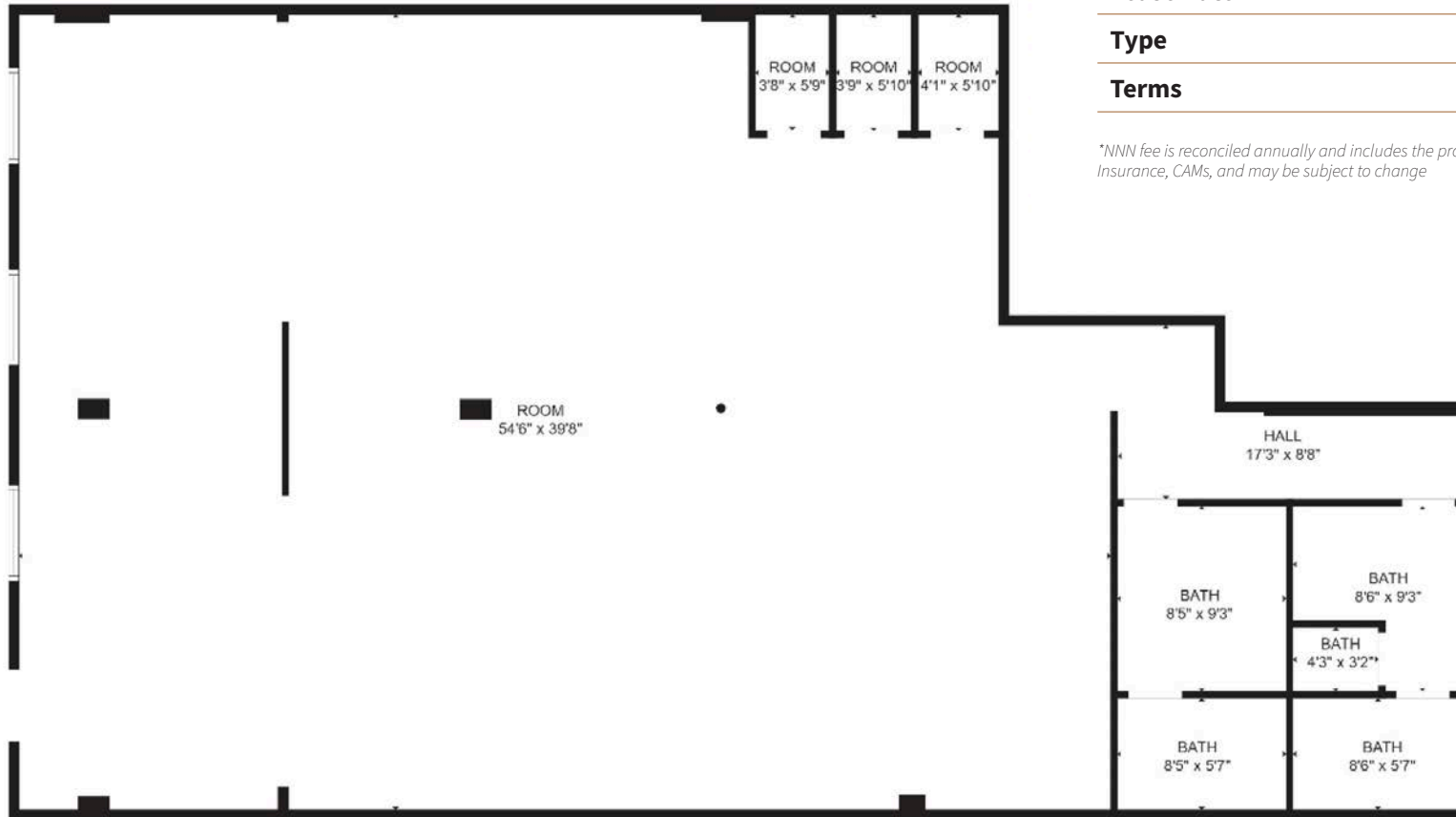
Features

- Offers great visibility from Highway 111 for signage as well as the front side of the suite.
- Spacious, open layout with high ceilings and plenty of natural light streaming in through the windows at the front.
- The flooring has a modern, light gray wood laminate, and the interior walls have been repainted in a clean white color since the previous tenant vacated.
- Includes two private restrooms and three built-out changing rooms.
- There is access from the front and rear sides of the suite and ample parking in front of the building.



Suite 101-B

± 2,983 SF



Lease Rate	\$1.65/SF plus NNN
Type	NNN at \$.71/SF*
Terms	Negotiable

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Suite 110

± 800 SF

Lease Rate \$1.95/SF plus NNN

Type NNN at \$.71/SF*

Terms Negotiable

*NNN fee is reconciled annually and includes the prorata share of the Property Taxes, Insurance, CAMs, and may be subject to change

Features

- Open layout with high ceilings making this suite feel larger than expected
- One entrance at the front, plus a rear entrance
- Mountain views with the option for patio seating
- Ample parking for guests
- Brand new private restroom

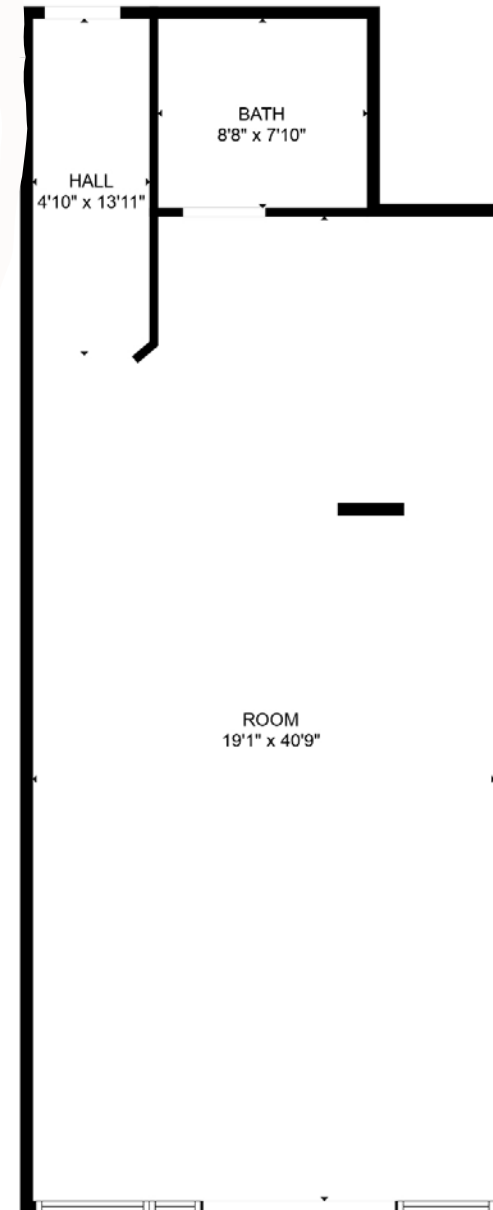


Suite 110

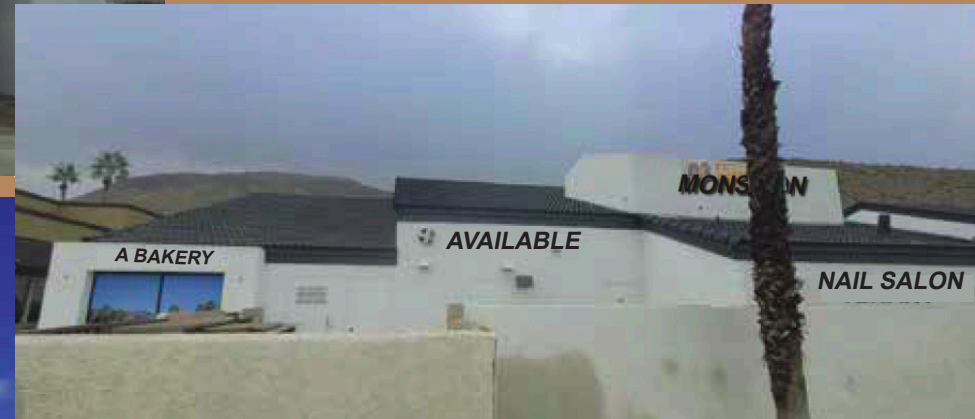
± 800 SF

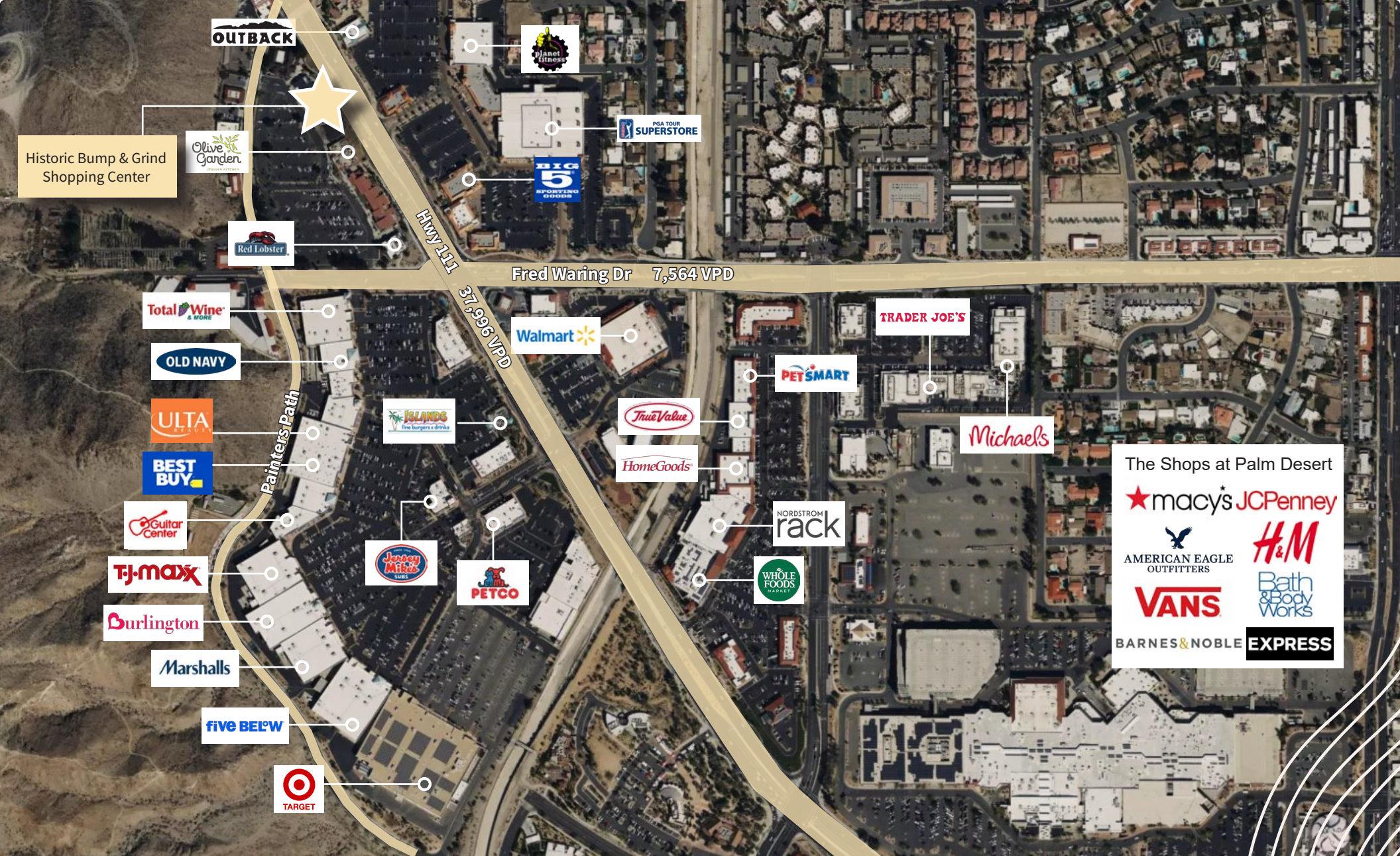
Lease Rate	\$1.95/SF plus NNN
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Signage Opportunities





The Shops at Palm Desert

Local Retailers

Demographics	1 Mile	5 Miles	10 Miles
2024 Population	3,890	69,312	257,169
2024 Households	1,836	34,265	111,295
2024 Median Household Income	\$66,042	\$88,421	\$78,613

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