

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262



Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**

LYLE & ASSOCIATES,
LP

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262



PROPERTY HIGHLIGHTS

- Central Air Conditioning
- Kitchen
- Private Restrooms
- High Ceilings
- Wheelchair Accessible
- 16 Private Parking Spaces

PROPERTY DESCRIPTION:

Coldwell Banker Commercial Lyle & Associates is pleased to present an exceptional leasing opportunity in the heart of downtown Palm Springs. This prime property, previously home to one of the city's most iconic restaurants, offers approximately 6,388 square feet of total leasable space, which can be leased individually or as a whole. The first-floor space encompasses an estimated 4,888 square feet, while the second floor offers an additional 1,500 square feet.

The first-floor space features a fully equipped kitchen, walk-in freezer and cooler, two luxurious restrooms, a spacious dining area, green room/private corridor, and a large outdoor patio with a standalone bar. The second-floor space includes a central bar area, front patio, two private restrooms, wash area, storage room, view deck, private stairway entrance, elevator access, and a dumbwaiter connecting to the first-floor kitchen.

This property was fully renovated in 2021, both inside and out, and remains in excellent condition. It has not been in operation since the pandemic closure in 2020. A minimum 5-year lease term is required, with renewal options available. Please note that a new business license, certificate of occupancy, and any additional City and County-required permits or inspections may be necessary to open. Grease Trap on site.

Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262



Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**

LYLE & ASSOCIATES,
LP

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262

LEASE INFORMATION

Lease Type:	NNN	Minimum Lease Term:	60 months
Total Space:	1,500 - 6,388 SF	Lease Rate:	\$22,000.00 per month (Entire Building)

AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
First Floor	4,888 - 6,388 SF	NNN	Available Upon Request
Second Floor	1,500 - 6,388 SF	NNN	Available Upon Request
Entire Building	6,388 SF	NNN	\$22,000 per month

Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911

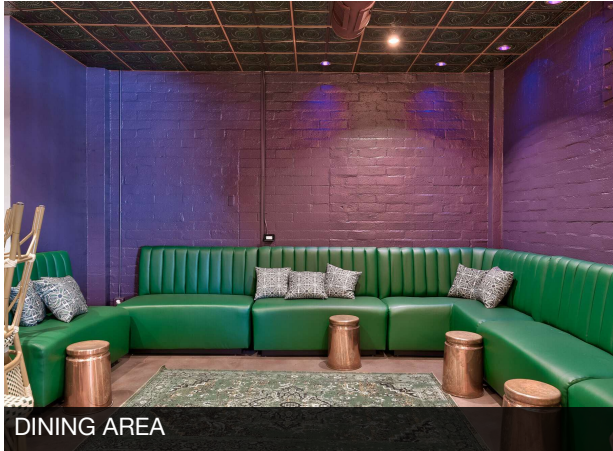


**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

FIRST FLOOR OFFERING | ±4,888 SF

369 N Palm Canyon Dr Palm Springs, CA 92262



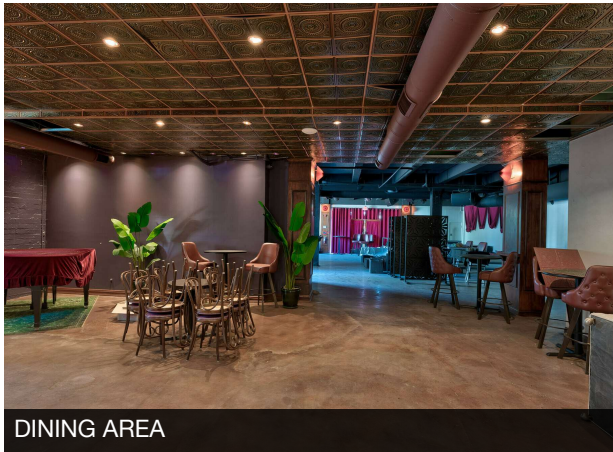
DINING AREA

FIRST FLOOR OFFERING

- Approximately 4,888 SF
- Fully Equipped Kitchen
- Walk-in Freezer and Cooler
- Two Restrooms
- Spacious Dining Area
- Green Room/Private Corridor
- Large Outdoor Patio with Standalone Bar



GREEN ROOM



DINING AREA



KITCHEN



PATIO AREA

Kyle Buccino
(862)345-4015
kbuccino@cbclyle.net
CaDRE #02141355

Steve Lyle
(760)578-9927
stevelyle@cbclyle.net
CaDRE #00762911

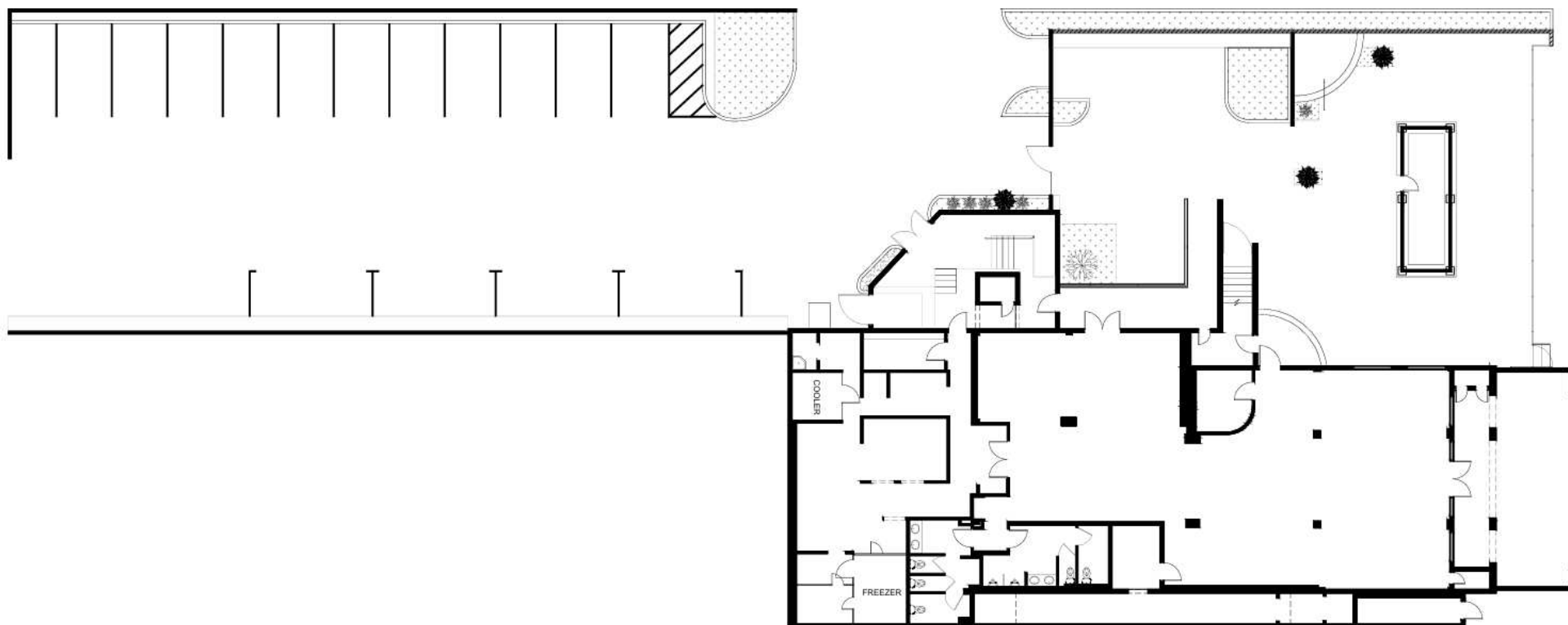


**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

FIRST FLOOR OFFERING | ±4,888 SF

369 N Palm Canyon Dr Palm Springs, CA 92262



Site & First Floor Plan

Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

SECOND FLOOR OFFERING | ±1,500 SF

369 N Palm Canyon Dr Palm Springs, CA 92262



BAR AREA

SECOND FLOOR OFFERING

- Approximately 1,500 SF
- Central Bar Area
- Front Patio
- Two Private Restrooms
- Wash Area
- Storage Room
- View Deck
- Private Stairway Entrance
- Elevator Access



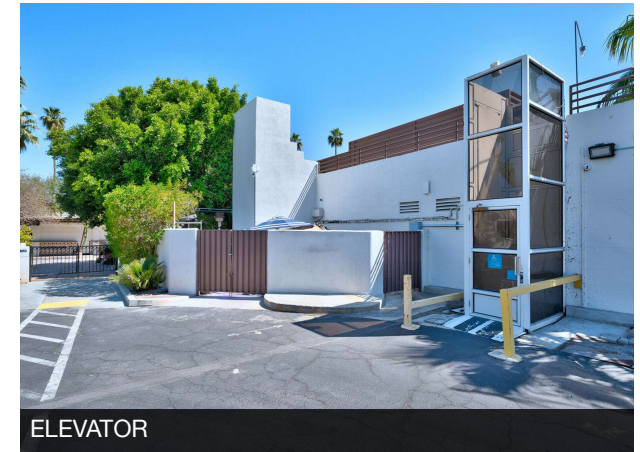
BAR AREA



VIEW DECK



PATIO



ELEVATOR

Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911

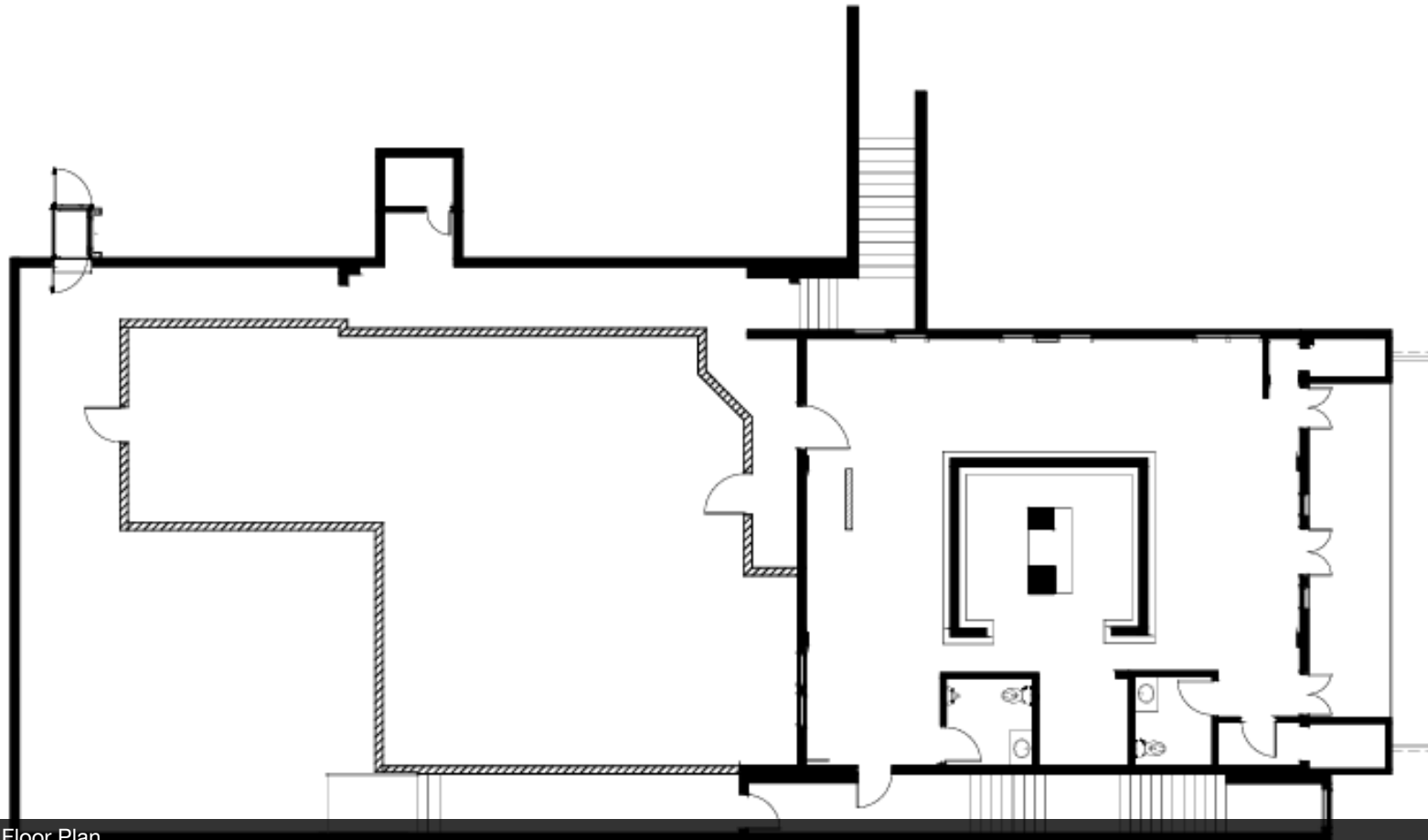


**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

SECOND FLOOR OFFERING | ±1,500 SF

369 N Palm Canyon Dr Palm Springs, CA 92262



Roof & Second Floor Plan

Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**

LYLE & ASSOCIATES,
LP

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262



Kyle Buccino
(862)345-4015
kbuccino@cbclyle.net
CalDRE #02141355

Steve Lyle
(760)578-9927
stevelyle@cbclyle.net
CalDRE #00762911

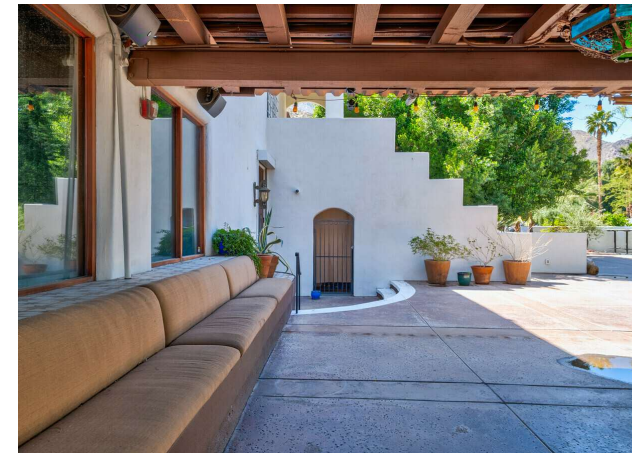
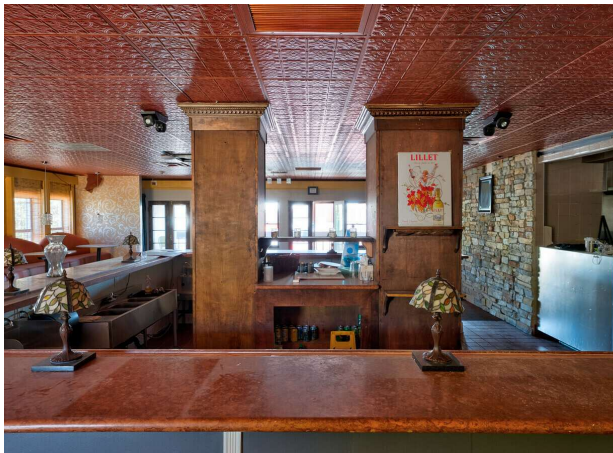


**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262



Kyle Buccino
(862)345-4015
kbuccino@cbclyle.net
CalDRE #02141355

Steve Lyle
(760)578-9927
stevelyle@cbclyle.net
CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

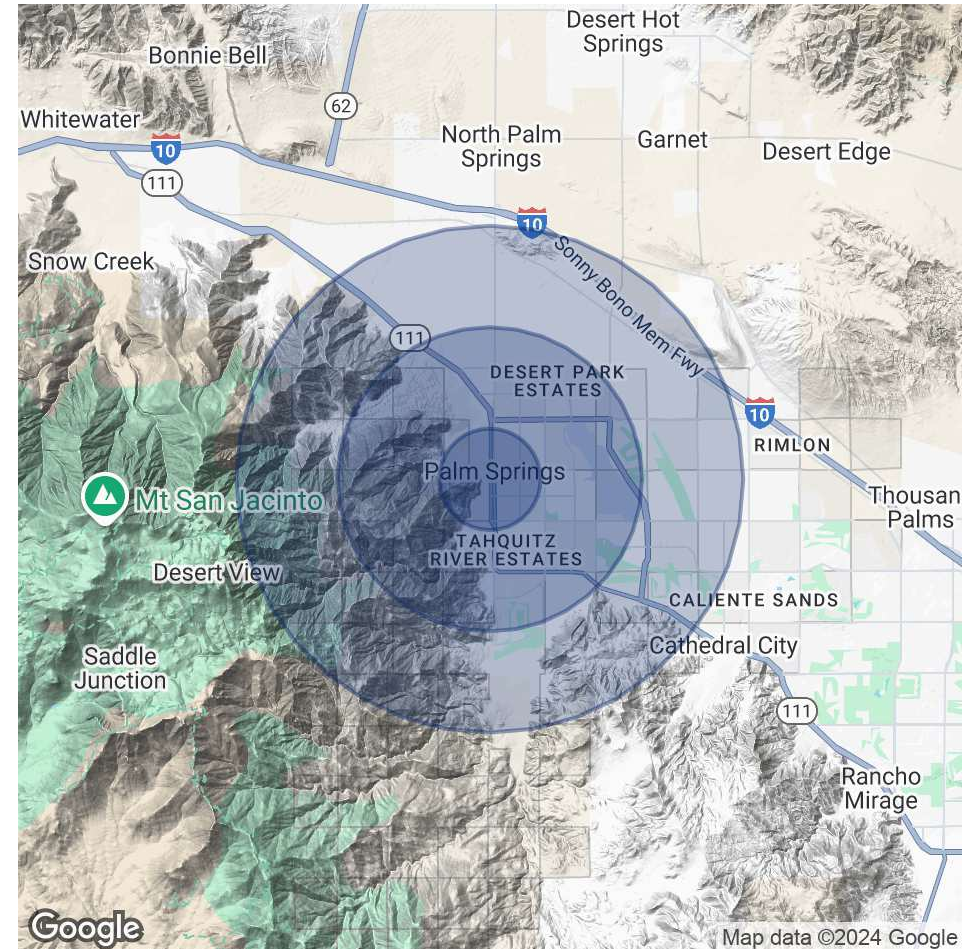
±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,393	39,866	74,951
Average Age	54	53	49
Average Age (Male)	55	54	49
Average Age (Female)	53	53	49

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,103	21,610	34,480
# of Persons per HH	1.7	1.8	2.2
Average HH Income	\$116,511	\$109,017	\$105,785
Average House Value	\$981,917	\$839,123	\$713,693

Demographics data derived from AlphaMap



Kyle Buccino
(862)345-4015
kbuccino@cbclyle.net
CalDRE #02141355

Steve Lyle
(760)578-9927
stevelyle@cbclyle.net
CalDRE #00762911

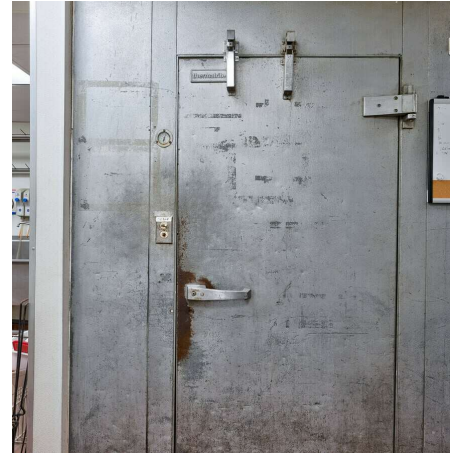
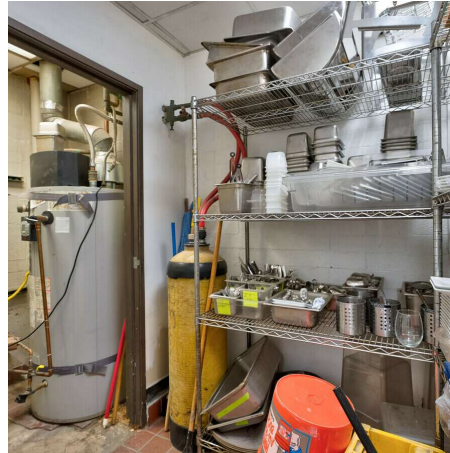


**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262



Kyle Buccino
(862)345-4015
kbuccino@cbclyle.net
CalDRE #02141355

Steve Lyle
(760)578-9927
stevelyle@cbclyle.net
CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

LEASE

±1,500 - 6,388 SF RESTAURANT SPACE AVAILABLE

369 N Palm Canyon Dr Palm Springs, CA 92262

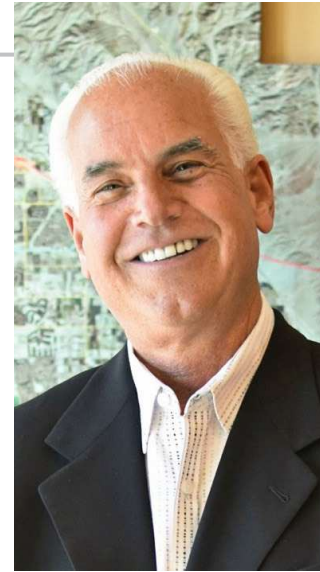


KYLE BUCCINO

Comm Sales Associate

Direct: (862)345-4015
kbuccino@cbclyle.net

CalDRE #02141355



STEVE LYLE

CEO

Direct: (760)578-9927
stevelyle@cbclyle.net

CalDRE #00762911

Kyle Buccino

(862)345-4015

kbuccino@cbclyle.net

CalDRE #02141355

Steve Lyle

(760)578-9927

stevelyle@cbclyle.net

CalDRE #00762911



**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP