

FOR LEASE | TURNKEY DENTAL SPACE

37017 COOK STREET, SUITE 102, PALM DESERT, CA 92211



CAMERON RAWLINGS

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PROPERTY DESCRIPTION

TURNKEY DENTAL SUITE FOR LEASE
37017 Cook Street, #102, Palm Desert, CA 92211

Turnkey Dental Suite Available at The Vineyards

Meade Commercial is excited to offer this rare sublease opportunity at the highly desirable Vineyards shopping center in Palm Desert.

Here's what makes this a perfect location for your business:

- **Prime Location:** The Vineyards is advantageously located in close proximity to many restaurants and the newly constructed Acrisure Arena, a new 10,000+ person arena that hosts the Coachella Valley Firebirds (an AHL team) and concerts throughout the year. Additionally, a massive residential construction project is currently underway directly behind the building, with the creation of approximately 1,000 new homes, which is sure to add to the needs of these new homeowners. The building's location near the I-10 Freeway makes it easily accessible for commuters and provides easy access to a range of amenities in the surrounding areas.
- **Unbeatable Visibility:** The endcap boasts ample natural light and enjoys high visibility due to its prime location within the center.
- **Move-in Ready:** The space is move-in ready, allowing for easy customization to perfectly suit your business needs.

This is your prime opportunity to join a vibrant tenant mix including Solano's Grill, Bank of America, City of Palm Desert's iHub, Desert Eye Associates, Angel View, Dental Artistry of the Valley, and JT's Diner.



AVAILABILITY

TURNKEY DENTAL SUITE FOR LEASE
37017 Cook Street, #102, Palm Desert, CA 92211

37017 COOK STREET | SUITE 102

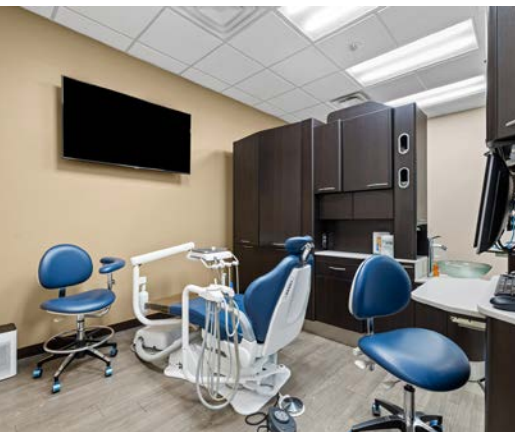
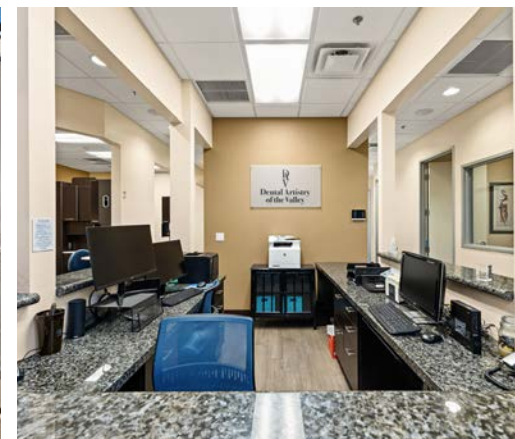
Size:	±1,696 SF
Rate:	\$2.65/SF
Type:	NNN
Terms:	
Zoning:	Planned Commercial-3 (PC-3)

Space is built out as a dental office with all fixtures and furniture in place and available for the next user. The suite consists of a waiting area, built-in reception, 5 exam rooms, 2 private offices, 4 dental chairs (one office is ready for a chair, but currently used as a photo studio), lab station area, kitchenette/breakroom, and private restroom.



PHOTOS

TURNKEY DENTAL SUITE FOR LEASE
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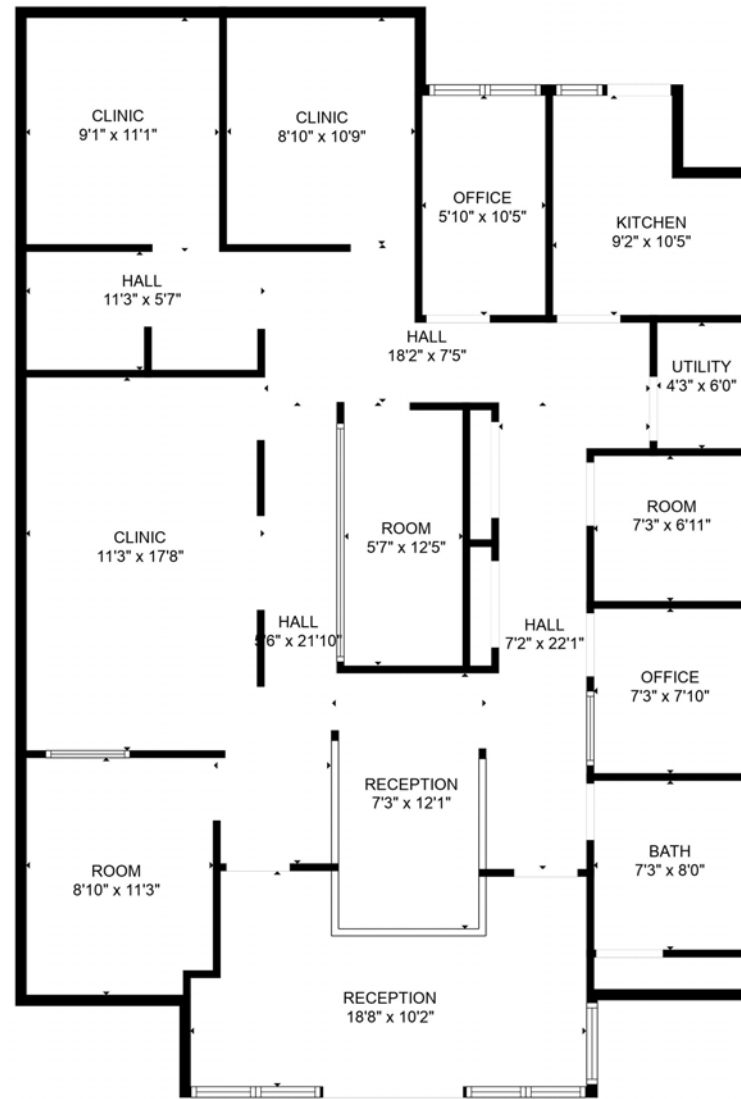


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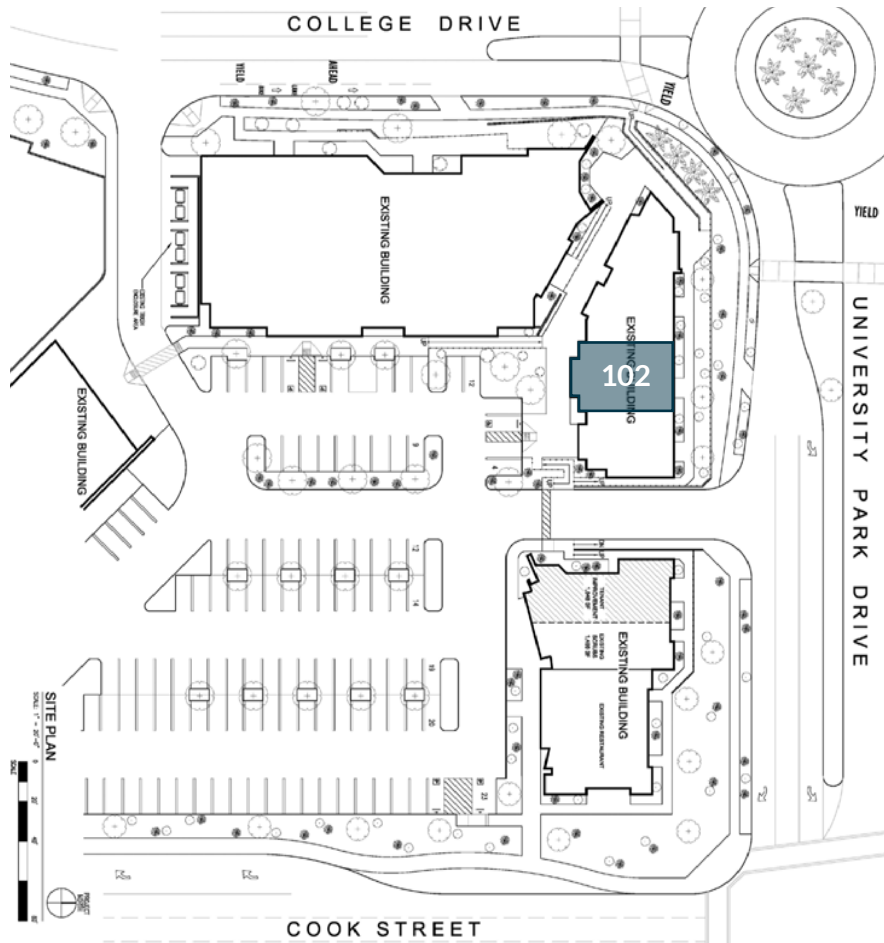


SUITE 102 | ±1,696 SF



SITE PLAN

TURNKEY DENTAL SUITE FOR LEASE
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AERIAL VIEW

TURNKEY DENTAL SUITE FOR LEASE
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AERIAL MAP

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YOUR ADVISOR



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Partner

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