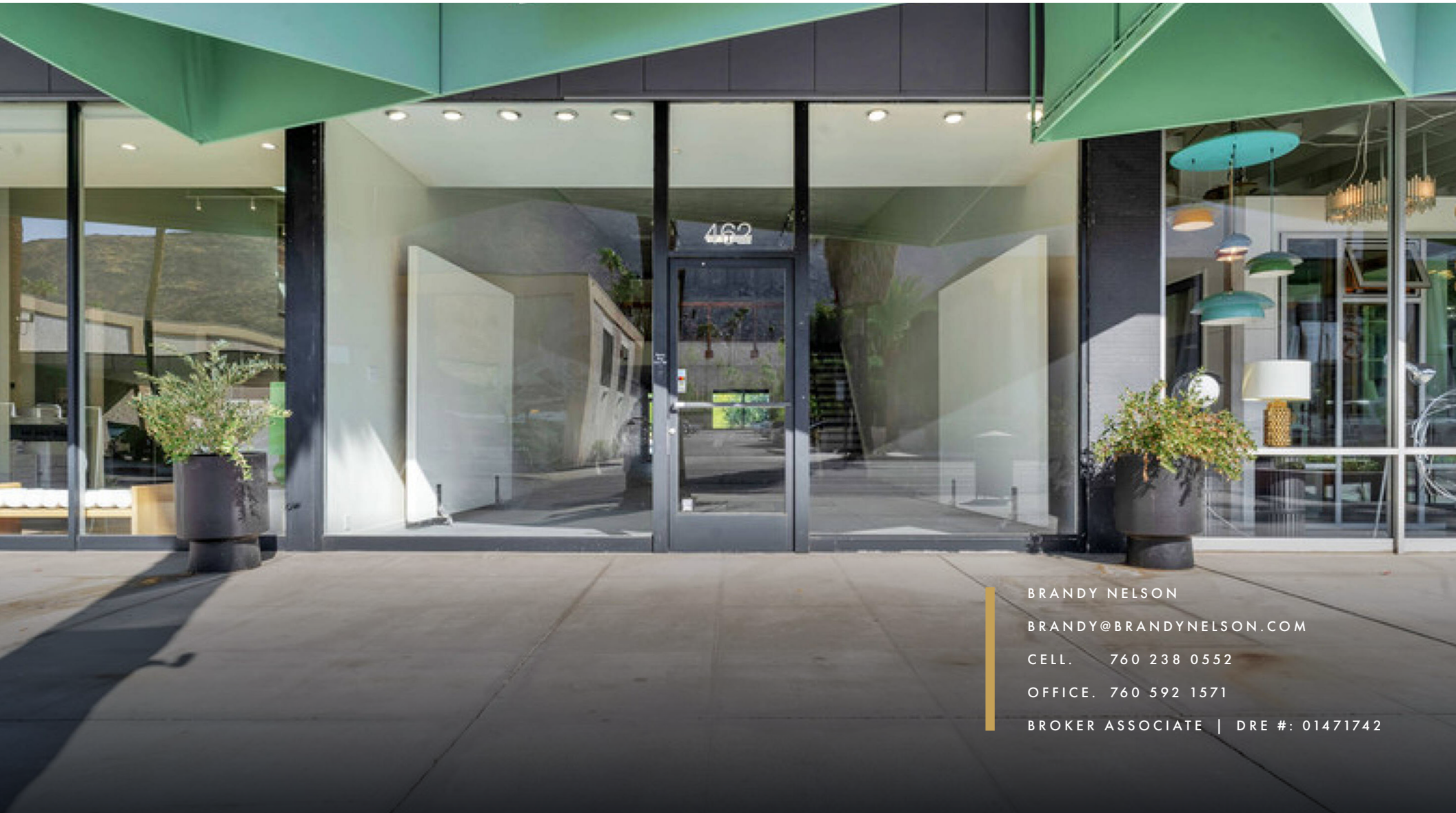
EQUITY UNION COMMERCIAL

OFFERING MEMORANDUM - SHOPPING CENTER FOR LEASE

462 S PALM CANYON DR.

PALM SPRINGS, CA 92262

Retail on Palm Canyon Dr | 1 space available | 1,800 sq. ft.



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BROKER ASSOCIATE | DRE #: 01471742

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462 PA CANYO DRIVE PALM SPRINGS

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LISTED BY

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THE PROPERTY

EXECUTIVE SUMMARY

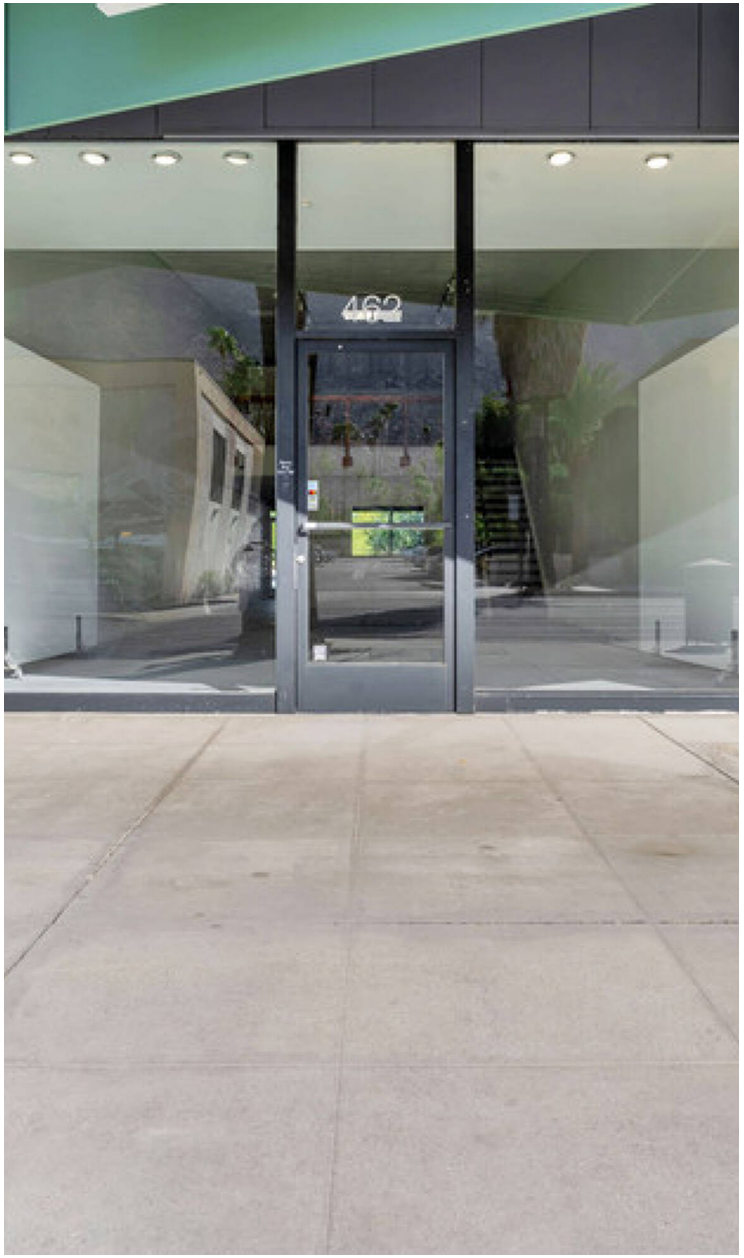
PRIME LOCATION on S Palm Canyon in Palm Springs. Large open retail or office space with mezzanine and inside restroom. Endless possibilities to make this space your next business in highly desirable and highly trafficked Palm Springs area. Well taken care of building with plenty of parking in rear as well as street parking in front. Space is available now to move in.

OFFERED AT:

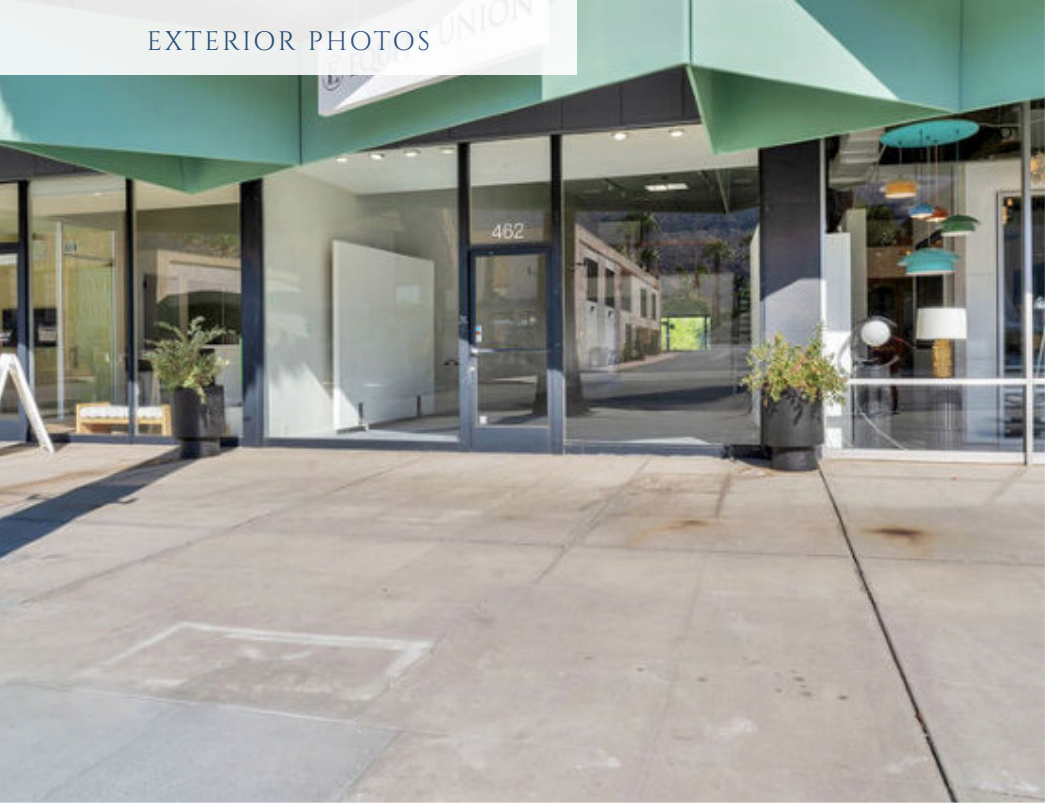
$5,400/MO | $3 SF/MO

PROPERTY HIGHLIGHTS

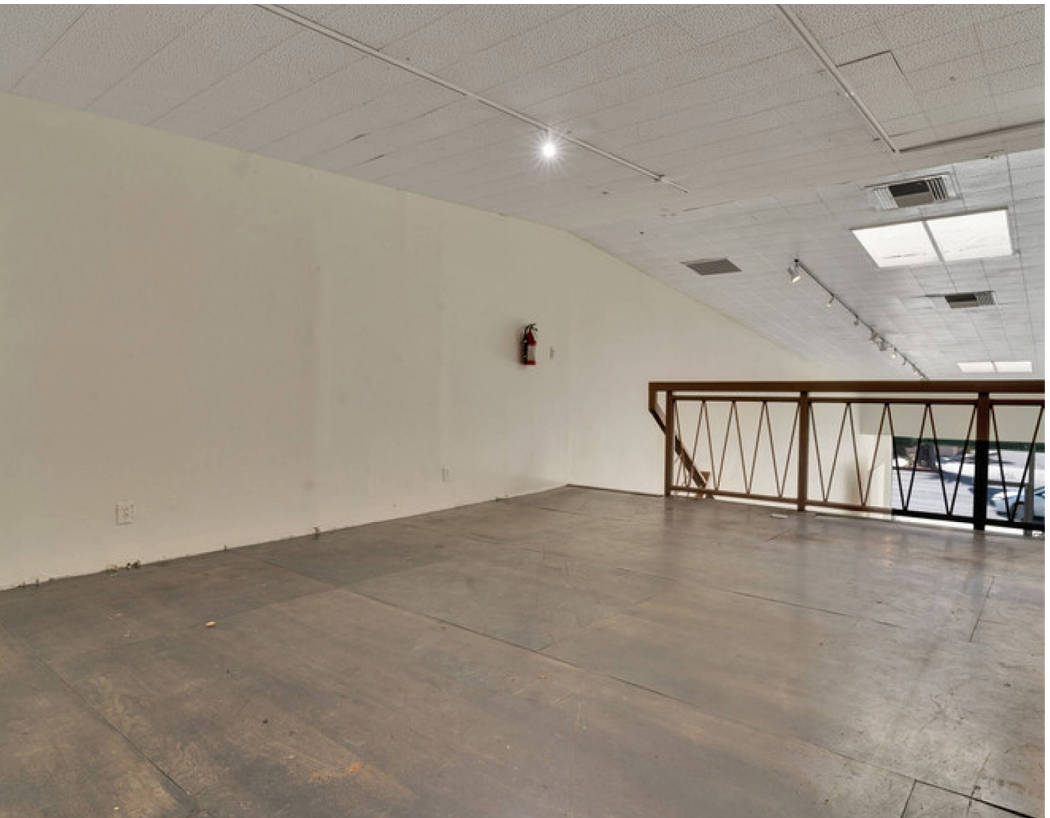
PROPERTY TYPE	RETAIL, OFFICE, SPECIAL PURPOSE
UNIT SF	1800
CLASS	C
YEAR BUILT	1960
BUILDINGS	1
STORIES	2
CEILING HEIGHT	17
ZONING	C1
LEASE TYPE	NNN



EXTERIOR PHOTOS



INTERIOR PHOTOS



462 S PALM CANYON DR
E
Spa
400
300
Palm Springs Art
Museum Architecture...
Spinning / Yoga Studio

AERIAL MAP

RETAIL MAP

- AVALON HOTEL & BUNGALOWS PALM
- GROCERY OUTLET BARGAIN MARKET
- TAQUERIA TLAQUEPAQUE
- CHASE BANK
- IHOP
- U.S. BANK
- GENTLEMENS BARBERSHOP
- BANK OF AMERICA
- WELLS FARGO

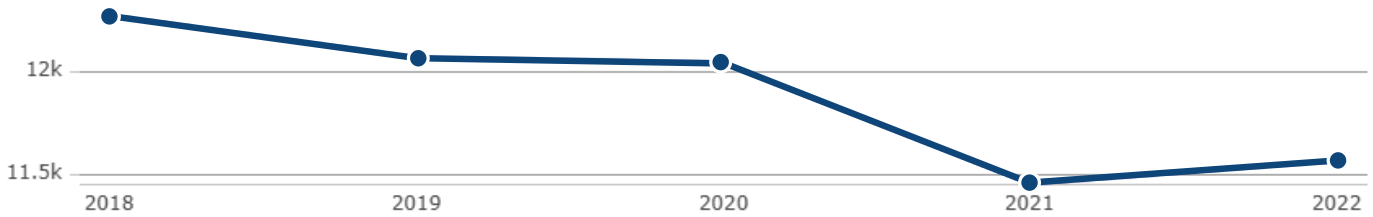
DEMOGRAPHICS

Population

11.5k

1%
Compared to 11.4k in 2021

-5%
Compared to 12.2k in 2018

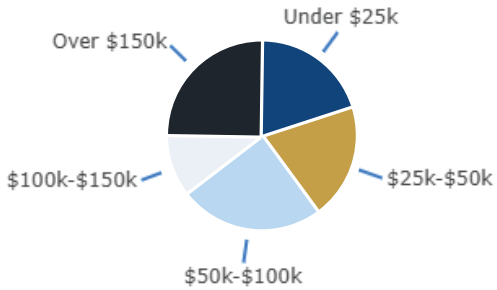


Household Income

$69.1k
Median Income

$80k
2028 Estimate

16%
Growth Rate

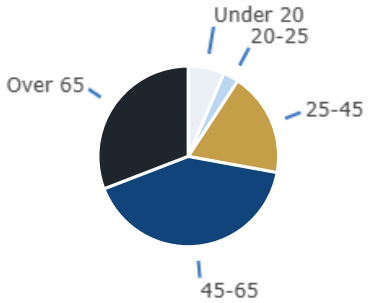


Age Demographics

58
Median Age

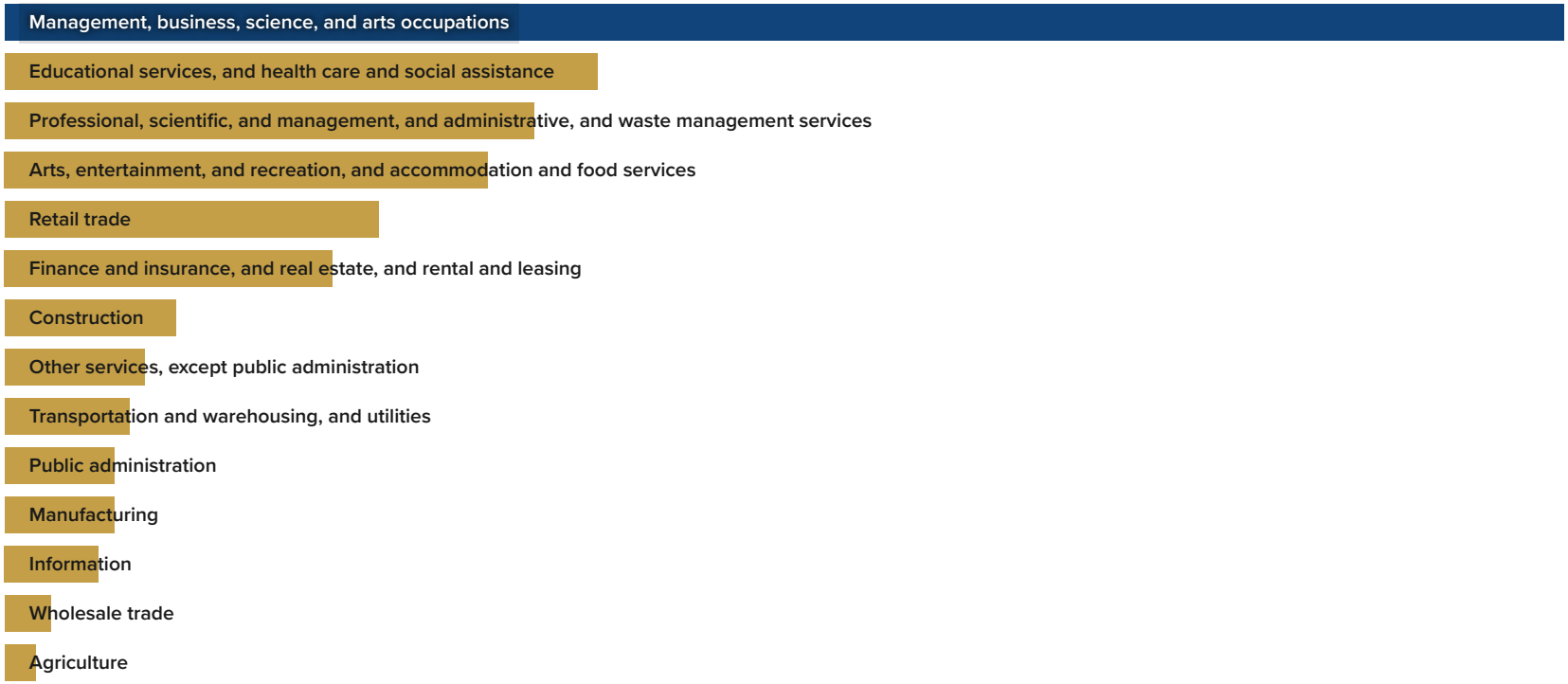
60
2028 Estimate

2%
Growth Rate



DEMOGRAPHICS

Top Employment Categories



Housing Occupancy Ratio

1:1

3:1 predicted by 2028

Renter to Homeowner Ratio

1:2

1:1 predicted by 2028

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