



166 W Ramsey St

Banning, California

FOR SALE



Property Features

- Approximately 6,000 square feet of building area
- Currently demised into two units, leased to two retail tenants
- Land area: 10,454 square feet (0.24 acres)
- Zoning: General Downtown Commercial — allowing retail, medical, office, and flex uses (Buyer to verify with the planning department)
- Excellent frontage on the main arterial streets leading into downtown Banning
- Immediate access to the I-10 Freeway
- Income in place with two retail tenants on month-to-month and short-term leases
- Dedicated parking lot located behind the property
- Assessor's Parcel Number (APN): 540-203-003
- Additional square footage on the second level, suitable for an ADU, office, or additional storage
- Offered at \$1,000,000

Property Summary

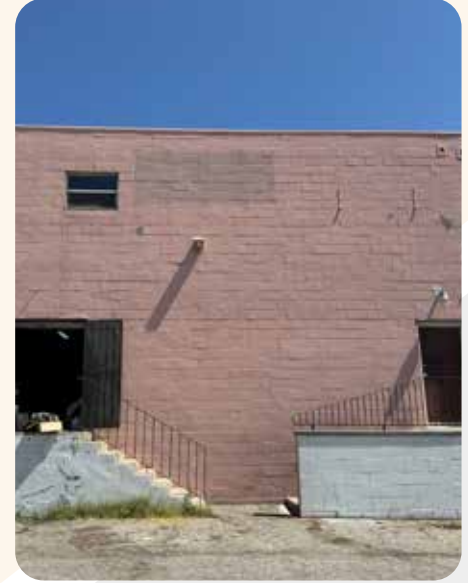
Attribute	Details
GLA	6,000 SF
Built	1969
Tenancy	Multiple
Asking Rent	Withheld
Frontage	62' on W Ramsey St

Property Details

Attribute	Details
Land Area	0.24 AC (10,454 SF)
Building FAR	0.57
Zoning	C2
Parcel Number	540-203-003
Frontage	62' on W Ramsey St



ADDITIONAL PHOTOS





Rent Roll

Rent Roll						
Unit	Tenant	Approximate square Footage	Monthly Rent	Annual Increase	Lease Start	Lease End
1	Set Free	3,500	\$2,400.00	-	5/1/2018	M-T-M
2	Racks and Rails	2,500	\$1,350.00	3.00%	12/1/2024	11/30/2027



Transportation

Attribute	Details
Traffic Volume	127,947 on S San Gorgonio Ave (2024); 129,409 on S San Gorgonio Ave (2025); 3,336 on John St (2025); 4,608 on S San Gorgonio Ave (2025); 13,534 on Martin St (2025); 3,425 on 4th St (2025); 3,336 on George St (2025); 2,154 on N Alessandro St (2025); 1,903 on E Barbour St (2025)
Frontage	62' on W Ramsey St
Airport	Palm Springs International
Walk Score ®	Very Walkable (79)

Demographics 2025



Radius

1 miles

3 miles

5 miles



Population

3,800 People

29,500 People

30-35k People



House holds

1,1460 homes

11,256 homes

11-13k homes



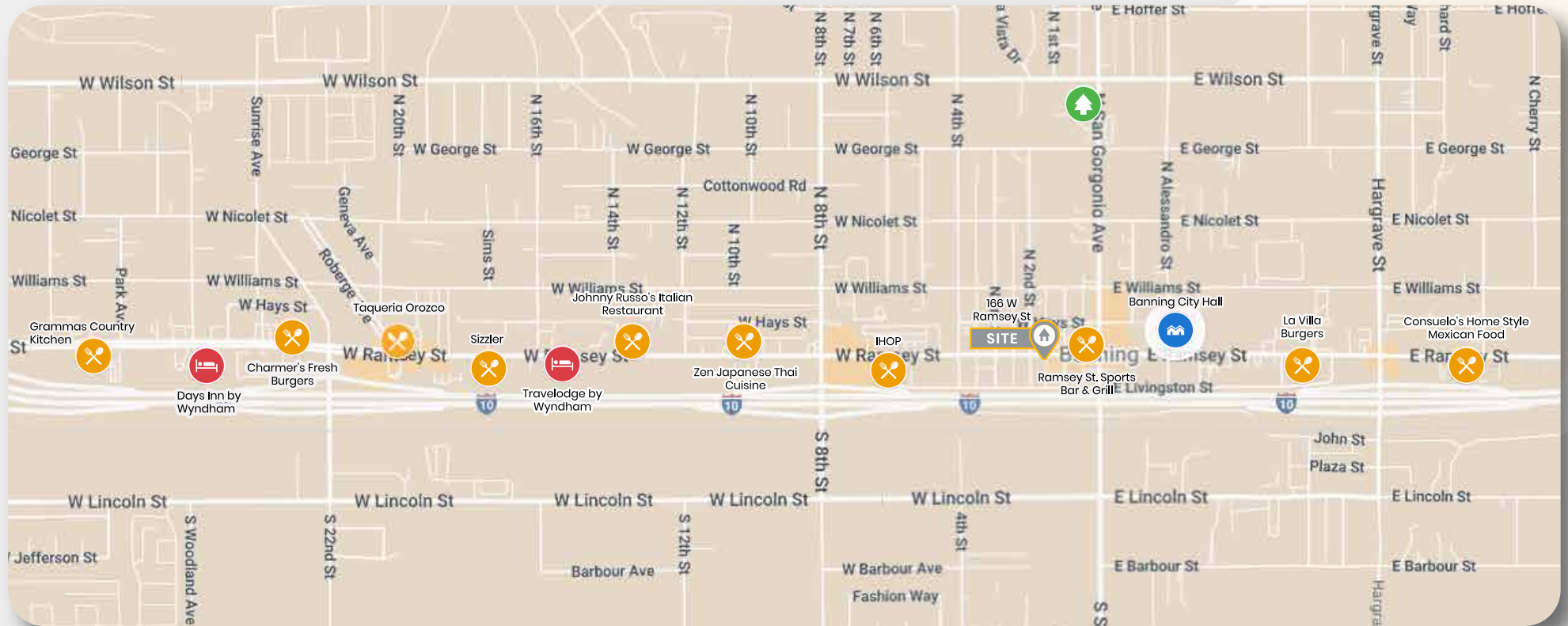
Median HH income

\$55k-60k

\$57.7k

\$57.7k





- IHOP
- Zen Japanese Thai Cuisine
- Johnny Russo's Italian Restaurant
- Sizzlers
- Ramsey Street Sports Bar & Grill
- Taqueria Orozco
- Charmer's Fresh Burgers
- Grammas Country Kitchen
- La Villa Burgers
- Consuelo's Home Style Mexican Food



Banning City Hall



Banning Parks & Recreation
(near Wilson Street)



Days Inn by Wyndham
Travelodge by Wyndham



Banning, California 92220 (Riverside County) Beaumont/Hemet Submarket



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Banning, California

CONTACT INFORMATION

👤 **Brian C. Reyes**
Managing Principal, Broker

☎ **949-236-4266**

✉ **brian@tangramcre.com**

👤 **Bryan Ozawa**
Senior Associate

☎ **714-787-9772**

✉ **bryanozawa@tangramcre.com**

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