

FOR LEASE



MORNINGSTAR PLAZA



950 SF to 3,500 SF Available

73-733 Fred Waring Drive, Palm Desert, CA 92260



760-346-4780 (Office)

760-636-2927 (Mobile)

73585 Fred Waring Drive, Suite 202
Palm Desert, CA 92260

AREA OVERVIEW

- Fred Waring Drive is considered to be the “Financial Corridor” of the Coachella Valley, attracting local and national tenants in the area.
- Located near the intersection of San Pablo and Fred Waring Drive, the property presents a premier office location from an accessibility and amenity standpoint.
- The Property is located in the heart of Palm Desert, across the street from the College of the Desert, Palm Desert Civic Center, Palm Desert City Hall and the renowned McCallum Theater.
- Within walking distance from the newly-developed San Pablo Corridor, which connects the El Paseo retail center to Fred Waring. Walking corridor will mirror Downtown Palm Springs with many retail and restaurant options.



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ABOUT THE PROPERTY

- A premier office building with luxurious office/medical suites ranging from 950 to 4,850 square feet, exterior signage, move-in specials, TI allowances available.
- Join Morningstar Plaza, a fine office complex, home of credit tenants including the SBA (US Government) and Kaiser Permanente.
- Morningstar Plaza has a unique atrium with beautiful views of the mountains and is two stories high with elevator access.
- Amenities include highly visible signage on Fred Waring (traffic count of +/- 29,000 vehicles a day) and assigned and covered parking.

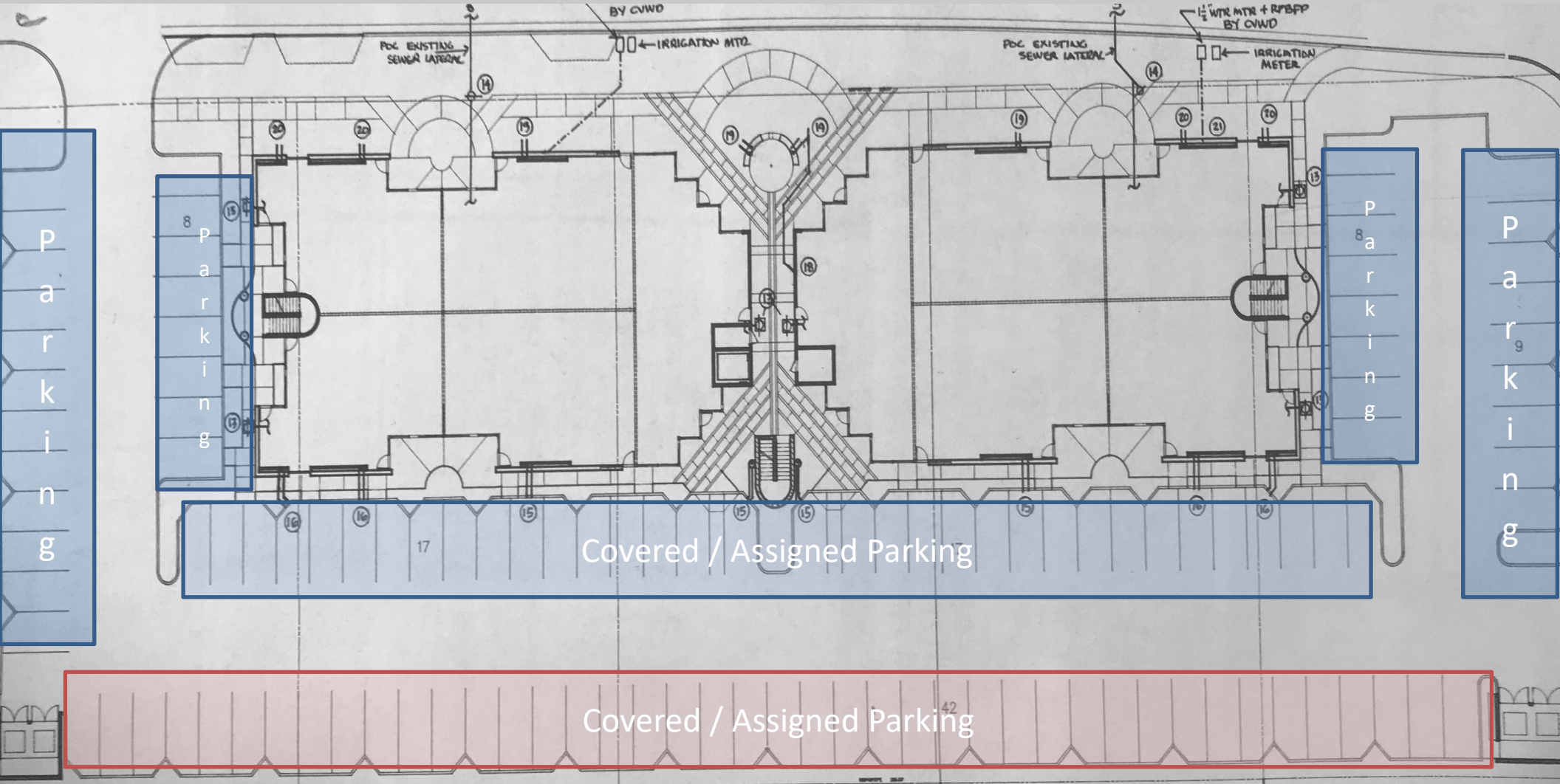


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FRED WARING DRIVE



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MORNINGSTAR PLAZA

FOR LEASE



Fred Waring Drive
+28,680
 Vehicles per day

FRED WARING DRIVE

LA QUINTA

INDIAN WELLS

EL PASO SHOPPING DISTRICT




KAISER PERMANENTE

PORTOLA AVENUE

PALM DESERT CIVIC CENTER

OMNI RESORTS
rancho las palmas

SAN PABLO DRIVE

Morningstar Plaza
73-733 Fred Waring



PALM SPRINGS
PUBLIC LIBRARY

COLLEGE of the DESERT

THE RIVER AT RANCHO MIRAGE

FRED WARING DRIVE



MCCALLUM
THEATRE
PALM DESERT, CALIFORNIA



MONTEREY AVENUE



PLG
PECK LAW GROUP

